



MLS 6815018 Residential

**\$245,000**

1,144 sq ft  
3 bedrooms  
2 baths

37923 County Highway 44  
Richville MN 56576

Status: Active

**Description:**

Just outside of Dent, this affordable home sits on 3 gorgeous acres of trees. This 1995 manufactured home was well cared for and features a main floor primary suite, three bedrooms in total and two spacious bathrooms. A comfortable living room with vaulted ceilings and large windows overlooking the private acreage. Included is a new 2 stall attached garage with plenty of space for vehicles, mower and toys. Septic tank with drain field installed in 2002 and a 140' drilled well. Taxes to be verified as this is a recent split from a larger parcel. Call today for more information or to line up a showing!

**Additional Details:**

Year Built	1995
Lot Acres	3
Lot Dimensions	3AC
Garage Stalls	2
School District	549
Taxes	\$1
Taxes with Assessments	\$1
Tax Year	2025

**Additional Features:**

**Basement:** None **Fuel:** Propane **Garage:** 2 **Heat:** Forced Air **Sewer:** Tank with Drainage Field **Water:** Drilled **Air Conditioning:** Central Air

**Driving Directions:**

From Dent, S on Co Hwy 35, left on Co Hwy 44, property on the left.



Listed By:  
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