MLS 6816919 Residential

$164,500

885 sq ft
3 bedrooms
1 baths

1708 Irvine Avenue
Bemidji MN 56601

Status: Active

Description:

Welcome to 1708 Irvine Avenue NW in Bemidji — a charming 1800+ sq/ft home with character, potential, and an unbeatable location! Featuring ABC Seamless siding and gutters, this property offers both durability and curb appeal.

Inside, you'll find three main-floor bedrooms and a full bathroom, along with a bright and spacious living room that includes a convenient coat closet near the entry. The main floor has original hardwood flooring. Just off the living room is a flexible area that could serve as a dining room, office, or reading nook — be sure to check out the virtual tour for furnishing ideas! The kitchen, though compact, makes great use of space and even accommodates a small table for casual dining.

The lower level is completely unfinished, providing nearly 900 square feet of opportunity. Whether you're envisioning a family room, additional bedrooms (with the addition of egress windows), or a recreation area, this basement offers endless possibilities for expansion and customization.

The oversized 1+ garage provides space for a midsize vehicle plus extra storage. Outside, the generous city lot offers a welcoming driveway, a sidewalk leading to the front door, and a peaceful backyard shaded by mature trees, including a beautiful blooming crab apple tree — perfect for relaxing or entertaining outdoors.

Conveniently located close to Bemidji State University, downtown shopping and dining, and just a few blocks off Paul Bunyan Drive, this home is also near schools, parks, and local amenities — making it ideal for a variety of lifestyles.

Whether you're a first-time buyer, investor, or someone looking to put their personal touch on a solid home, 1708 Irvine Avenue is a wonderful opportunity in the heart of Bemidji!

Additional Details:

Year Built	1956
Lot Acres	0.211
Lot Dimensions	75x122
Garage Stalls	1
School District	1386
Taxes	$1,972
Taxes with Assessments	$1,972
Tax Year	2025

Listed By:
Headwaters Realty Services LLC

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Additional Features:

Basement: Block **Fuel:** Array **Garage:** 1 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

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Driving Directions: