



MLS 6818002 Residential

\$349,900

3,840 sq ft 3 bedrooms 3 baths

15743 County Road 31 Menahga MN 56464

Status: Pending

## **Description:**

Nestled on 5 acres, this 3-bedroom, 3-bath home offers a blend of comfort and functionality. The spacious primary suite features a walk-in closet and private bath, while main-floor laundry adds everyday convenience. A standout feature is the 30x40 heated and insulated garage with oversized doors—ideal for storage, hobbies, or a workshop. The lower level provides incredible versatility with a kitchen, full bath, family room, and three framed rooms that could serve as additional bedrooms, a second living space, or even a home business or daycare. Outdoor amenities include a large front concrete patio, a back deck, and two fenced-in areas—one for privacy and another for horses—plus an RV hookup. Set up for a small hobby farm, this property is ready for equestrian or homesteading pursuits. Located near Huntersville State Forest, it offers easy access to hunting, snowmobile trails right from the driveway, and is located RIGHT NEXT to The Menahga Midsummer Fest. With lower-level accommodations already in place, it also presents an excellent VRBO potential.

## **Additional Details:**

Year Built 2020 Lot Acres 5

Lot Dimensions 467 x 467

Garage Stalls 4
School District 2286
Taxes \$4,028

Taxes with Assessments (unreported)

Tax Year 2024

## Additional Features:

Basement: Block, Drain Tiled, Full, Partially Finished Fuel: Array Garage: 4 Heat: Forced Air Sewer: Mound Septic, Private Sewer, Septic System Compliant - Yes Water: Drilled, Private, Well Air Conditioning: Central Air

## **Driving Directions:**

Take Hwy 71 into Menahga. Go East on County 31/3rd St E. Follow for a few short miles to the property on the right.



Listed By: Coldwell Banker Realty

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