



MLS 7001250 Residential

**\$529,900**

960 sq ft  
2 bedrooms  
1 baths

37084 Hackberry Point Road  
Richville MN 56576

Status: Active

**Description:**

Rare Lakeside Opportunity on Dead Lake - Discover 265 feet of sandy shoreline with a gentle slope on the pristine waters of Dead Lake, set on 1.18 acres of land. This property includes a 960 sq. ft. rustic seasonal cabin, a boat garage with ramp access to the lake, docks, and a pontoon lift.

The cabin offers a full kitchen, spacious dining and living area, two bedrooms plus an upper loft, and a half bathroom with a plumbed drain ready for shower installation.

With its rough interior finish, the cabin is a blank canvas—perfect for updating with modern touches. Truly, this is a diamond waiting to be polished.

Additional property features include 1,000-gallon septic system with 375 sq. ft. drain field (installed in 1997; compliance status unknown); a permitted outhouse with sealed tank on the primary lot; a secondary lot with an additional outhouse (compliance status unknown); and a drilled well (no available information on specifications). The cabin has a propane, forced air furnace for starting the lake season early and extending it into the fall.

About Dead Lake: Renowned as one of Otter Tail County's premier fishing lakes, Dead Lake spans 7,546 acres with a median depth of 9.5 feet and a maximum depth of 65 feet. Anglers will enjoy a wide variety of panfish and game fish. The vast size of the lake provides an uncrowded playground for water sports of all kind. The property is centrally located near many Otter Tail County cities and amenities, making it both a retreat and a convenient getaway.

Call your favorite agent to see this property before it's sold.

**Additional Details:**

Year Built	1972
Lot Acres	0.878
Lot Dimensions	140x265 (irregular)
School District	1955
Taxes	\$3,331

 ents \$3,420  
Listed By:  
Trilogy Real Estate

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**Driving Directions:**

From Cty Rd 44, proceed west on 370th St. Continue on 370th St for 1.4 miles, 370th turns right (north) and becomes Hackberry Point Rd. Travel north 0.2 miles, when Hackberry Pt Rd turns left (west), the property is on your right.



Call Affinity Real Estate

**218-237-3333**

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