



MLS 7036286 Land

\$78,700

4.51 Acres
Subdivided

TBD Sheridan Woods Lane
Outing MN 56662

Status: Active

Description:

Escape to the beauty of northern Minnesota with this 4.5-acre wooded lot on Sheridan Woods Lane NE in Outing. This peaceful property offers a stunning mix of mature trees and natural landscape, creating the perfect setting for your dream cabin, year-round home, or private getaway.

The front portion of the lot provides plenty of high, buildable ground, giving you flexibility for designing your ideal retreat. The back portion of the property includes approximately 2 acres of natural lowland that may see seasonal moisture**, adding character to the landscape and attracting local wildlife. Sheridan Woods Lane runs along the front of the property, providing easy, direct access.

This property also offers approved space for two septic sites, making planning and building that much easier. Power is accessible from the road, allowing you to enjoy modern conveniences while surrounded by nature.

Located in Cass County, the property is close to incredible outdoor recreation. Nearby Roosevelt Lake is a stunning, clear lake spanning over 1,500 acres with depths exceeding 120 feet and is part of a chain of lakes, offering excellent opportunities for boating and fishing. Public boat launch access is conveniently located across the lots along Minnesota State Highway 6, making getting on the water quick and easy. The area also features abundant hunting land, ATV routes, and extensive snowmobile trail systems, providing year-round adventure just minutes from your future cabin or home.

Additional Details:

| | |
|------------------------|--------------|
| Lot Acres | 4.51 |
| Lot Dimensions | 4.51 |
| School District | 734 |
| Taxes | \$544 |
| Taxes with Assessments | (unreported) |
| Tax Year | 2025 |

Additional Features:

Driving Directions:

From Hwy 6 turn onto Sheridan Woods Lane NE. Lot will be on your left.



Listed By:
Real Broker, LLC

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