



MLS 7072635 Residential

\$339,000

1,452 sq ft
2 bedrooms
1 baths

33293 115th Avenue
Eagle Bend MN 56446

Status: Active

Description:

Located between Rose City and Eagle Bend, this 18.37± acre farmstead offers an excellent opportunity for hobby farming, homesteading, or quiet country living. The property features a modest 2-bedroom, 1-bath home with a full unfinished basement, providing room to expand or customize to fit your needs. The home is fully wired and plumbed; utility systems will require reconnection and updates for residential use and compliance.

A newly constructed 70'x80' shop/pole barn provides outstanding space for equipment, livestock, storage, or workshop use. Additional outbuildings and a classic barn add flexibility and functionality to the property. The fenced pasture is well-suited for horses, sheep, cattle or other livestock. A 4" drilled well and a newer 1,500-gallon septic holding tank are already in place.

With established infrastructure, usable acreage, and a peaceful rural setting, this property is well-positioned for anyone seeking a self-sufficient lifestyle, hobby farm setup, or country retreat.

Additional Details:

Year Built	1970
Lot Acres	18.37
Lot Dimensions	Irregular
Garage Stalls	1
School District	786
Taxes	\$1,788
Taxes with Assessments	\$1,788
Tax Year	2026

Additional Features:

Basement: Block, Full, Storage Space, Unfinished **Fuel:** Wood **Garage:** 1 **Heat:** Wood Stove **Sewer:** Holding Tank **Water:** Drilled, Well **Air Conditioning:** None

Driving Directions:

East of Rose City on County Road 14 for 2 miles to 115th Ave, go North 20 miles to Eagle Bend



Listed By:
Century 21 First Realty, Inc.

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