



MLS 7077782 Residential

\$445,000

3,000 sq ft
3 bedrooms
2 baths

13765 161st Avenue
Wadena MN 56482

Status: Hold

Description:

Welcome to this beautiful property set on 16.96 acres just minutes from both Verndale and Wadena! The home, complete with all living facilities on the main level, features 3 bedrooms, 2 dedicated family rooms, a wood burning fireplace, and a large storage room that could be converted into a 4th bedroom. Improvements include new flooring on main floor, renovated kitchen, updated bathrooms, and new paint throughout. Outside, you'll love the 26x30 heated/insulated shop, fenced pastures, and mature hardwoods that surround the property. This equine estate is complete with a Ritchie waterer, 2 stalls in the 26x30 barn, attached lean-to, hay shed, run-in shelter, and 3 separate pastures - totaling about 12 acres, that can be combined for various configurations. The acreage sets up great for hobby farmers, gardeners, and hunters alike with a chicken coop, 60x60 garden, and many mature deer that use this property's cover of oak stands to transition from the corn/bean fields to the nearby Wing River. Conveniently located just over 1 mile from A Bit of Tack and R&J Arena, this exceptionally well-cared for home has endless opportunities for outdoor enthusiasts! Don't miss out on this unique property, schedule your showing today!

Additional Details:

Year Built	1994
Lot Acres	16.96
Lot Dimensions	501x1554
Garage Stalls	5
School District	818
Taxes	\$3,352
Taxes with Assessments	\$3,352
Tax Year	2026

Additional Features:

Fuel: Electric **Heat:** Radiant

Driving Directions:

From Wadena, take Hwy 10 east to Sunnybrook Road, follow Sunnybrook Road onto 150th St. for approximately 5.1 miles to 161st Ave. Take a right (south) on 161st Ave. for 1.4 miles to property on the right



Listed By:
eXp Realty

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