



MLS 7080934 Lake Home

\$79,500

320 sq ft
1 bedrooms
1 baths

38092 County Highway 44
Richville MN 56576

Waterfront: Dead Lake

Status: Active

Description:

Turn-key recreational property on Dead Lake in Richville, MN (formerly Troje's Resort)! Enjoy lake life for under \$80K on this owned 16x47 lot with dock slip, sandy hard-bottom shoreline, and future cabin build potential. Located in a quiet bay on 7,535-acre Dead Lake known for excellent fishing, boating, and water sports. Includes a furnished 2006 40' park model camper featuring 1 bedroom, full kitchen, full-size fridge, gas stove, A/C, heat, updated bathroom, skylight, sofa sleeper, recliner, and treated deck. Move-in ready—just pack a bag! Small private association with only 9 cabins and 1 camper. HOA \$2,000/year includes lawn care, garbage, septic, dock install/removal, winterization, shared grounds, playground, paddle boats, kayaks, and more. HOA paid for 2026. Pets allowed.

Additional Details:

| | |
|------------------------|--------|
| Year Built | 2006 |
| Lot Acres | 2.5 |
| Lot Dimensions | common |
| School District | 549 |
| Taxes | \$480 |
| Taxes with Assessments | \$480 |
| Tax Year | 2026 |

Additional Features:

Fuel: Electric, Propane **Heat:** None

Driving Directions:

Turn right onto 460th St
Turn left onto 410th Ave -2.0 mi
Continue onto Co Hwy 125 -3.0 mi
Turn right onto MN-108 W -3.9 mi
Turn left onto 1st Ave N-0.3 mi
Turn right onto Co Rd 35/Main St
Continue to follow Co Rd 35-1.6 mi
Turn left onto Co Hwy 44/395th St 1.8 mi

Property on right. See sign
Listed By:
REMAX Lakes Region



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