



MLS 7116175 Residential

\$379,000

3,328 sq ft
1 bedrooms
1 baths

90 Bay View Road
Ottertail MN 56571

Status: Active

Description:

Located at 90 Bay View Road in Ottertail City, Minnesota, this residential-commercial property offers a flexible combination of living space, storage, and workspace just steps from the shoreline of Otter Tail Lake. Situated within the city limits and approximately one mile from a public boat launch, the property provides convenient access to one of west central Minnesota's premier recreational lakes while offering year-round usability for a variety of residential or business needs. The building features 3328 sqft of thoughtfully designed floor plan with one bedroom, one bathroom, a spacious kitchen and dining area, open-concept living area, and an attached insulated workshop and storage area. The property is being sold furnished, including living, dining, and bedroom furniture, kitchen appliances, and a poker table, allowing the next owner to begin enjoying the space immediately. Inside, the 11x25 kitchen and dining area features vaulted ceilings, a skylight for natural lighting, vinyl wood plank flooring, and stainless steel appliances including a refrigerator, range, microwave, and dishwasher. Fresh interior paint provides a clean appearance throughout the living area. The 13x15 bedroom offers generous space and two closets, while the bathroom includes a shower, toilet, separate vanity area, washer and dryer hookups, and an adjacent utility sink. The attached 1152sq ft workshop and garage area expands the property's functionality. With 10 foot sidewalls, the space is fully insulated and equipped with both heating and cooling through a newer HVAC system, providing year-round climate control. Two 9'x12' overhead garage doors, including one with an electric opener, allow convenient access for boats, recreational equipment, vehicles, or business-related storage. The workshop also offers flexibility for hobbies, storage, or commercial use consistent with local zoning. A recently constructed 12x21 cedar deck overlooks Otter Tail Lake, providing lake views and additional outdoor living space. From the property, it is a short walk to the Ottertail City Beach public access, where sandy shoreline, swimming, boating, and other lake recreation are available. The nearby public boat launch makes launching fishing boats, pontoons, or personal watercraft quick and convenient. The location also offers access to additional recreational amenities throughout the community. Golf carts can easily reach Thumper Pond Golf Course, while county bike trails pass nearby, creating opportunities for cycling and exploring the surrounding area. The property's location allows convenient access to local restaurants, shopping, and community events within Ottertail City. Utilities include city water and a compliant septic system, providing reliable services while maintaining the flexibility of the existing improvements. The combination of residential-commercial zoning may provide opportunities for a variety of permitted uses. The lot also offers additional space west of the existing building that may accommodate future improvements or secondary building, subject to local zoning, setback requirements, and permitting. Whether you're looking for overflow accommodations near the lake, a year-round residence, a weekend getaway, storage for recreational equipment, workshop space, or a property with business potential, this versatile Ottertail City property offers numerous possibilities in a prime location just steps from Otter Tail Lake and the area's recreational attractions. Convenient locations include approximately 1/2 mile to downtown Ottertail, 12 miles to Battle Lake, 12 miles to Perham, 32 miles to Bemidji, and approximately 80 miles to Fargo.



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Lot Acres 0.94
Lot Dimensions 125x320

Garage Stalls

6



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