



MLS 7129996 Land

**\$49,900**

1.37 Acres

Raw Land

TBD 13th St  
Brainerd MN 56401

Status: Active

**Description:**

Parcel is zoned CN-2 with a manufactured home overlay – defined as "primarily single-family residential, with certain attached/multifamily residential uses." This is consistent with the City of Brainerd's current zoning ordinance, which identifies CN-2 as part of the Contemporary Residential Districts and states that it is intended predominantly for single-family detached residential uses, with some attached and multifamily uses potentially present. Manufactured housing would be allowed on this parcel.

**Additional Details:**

|                        |                                   |
|------------------------|-----------------------------------|
| Lot Acres              | 1.37                              |
| Lot Dimensions         | 204.13 x 237.37 x 200.02 x 255.25 |
| Taxes                  | \$506                             |
| Taxes with Assessments | \$506                             |
| Tax Year               | 2026                              |

**Additional Features:**

**Driving Directions:**

From Oak Street (Hwy 18), go south on 13th St SE to sign on right, just past the mobile home park.



Listed By:  
Century 21 Brainerd Realty

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