



MLS 7148322 Commercial

\$799,900

51506 State Highway 46
Squaw Lake MN 56681

Status: Coming Soon

Description:

Unique commercial investment opportunity in Squaw Lake, Minnesota! This versatile Northwoods property offers multiple buildings, lodging options, and amenities with excellent potential for a hospitality, resort, rental, or recreational-based business. The property features an established commercial laundromat, with the laundry equipment included in the sale, along with a two-story building offering hotel-style rooms and an apartment. Additional accommodations include a charming two-story log cabin and separate log cottage, creating even more opportunities for guest lodging or extended stays. Furnishings and beds are also included, providing an excellent opportunity for a new owner to step in and begin operating. Designed with outdoor enthusiasts in mind, the property includes a dedicated fish-cleaning house, a large screened gazebo with plenty of room for group gatherings, room for RVs, and outside electrical hookups. Located in the heart of Minnesota's Northwoods, the Squaw Lake area is surrounded by outstanding recreational opportunities, including numerous fishing lakes, snowmobile and ATV trails, and excellent hunting opportunities throughout the region. Want to live where you work? The home next door is also listed separately, creating a unique opportunity to purchase both properties and eliminate the commute! Live next door while operating the business or explore the possibilities of owning both the residential and commercial properties together. With multiple lodging options, an operating commercial laundry facility, RV space, outdoor gathering areas, and recreational amenities already in place, this unique property offers tremendous flexibility for an owner/operator or investor. Whether envisioned as a lodging destination, sportsman's retreat, vacation rental operation, or combination of uses, this property offers an exciting opportunity to own and operate a Northwoods business in the Squaw Lake area.

Additional Details:

Year Built	1985
Lot Acres	11.1
Taxes	\$2,141
Taxes with Assessments	\$2,384
Tax Year	2026

Additional Features:

Basement: Wood **Fuel:** Propane, Wood **Heat:** Forced Air, Fireplace(s) **Sewer:** Tank with Drainage Field **Water:** Drilled, Well **Air Conditioning:** Ductless Mini-Split



Listed By:
Elite Realty Minnesota

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