

**19-0071000 - 0.49 ACRES - ODE CIR, BROWERVILLE,
MINNESOTA 56438**

<https://gatewaylandinvestments.com>

Minnesota lake country has a pull that is hard to explain until you have experienced it. This nearly half-acre lot on Ode Circle in the Prairie River Heights Subdivision in Todd County puts you right in the middle of it, with four lakes practically in your backyard. Fawn Lake, Turtle Lake, Pine Island Lake, and Little Pine Lake are all just minutes away, making every season here a reason to get outside, whether you are casting a line in the summer, watching the leaves turn in the fall, or ice fishing when the Minnesota winter settles in. The lot is level, flood-free, and situated at 1,300 f...

\$11,200

- Minnesota
- Available
- Cash Price

Basics

Parcel ID: 19-0071000

Size: 0.49 acres

County: Todd

State: Minnesota

Status: Available

Property Details

Cash Price: \$11,200

Owner Financing: \$200 down, \$240 for 60 months, for a total price of \$14,600

GPS: 46.1948, -94.7932

Legal: Lot 13, Block 4, Prairie River Heights

Elevation: 1300'

Terrain: Level

Access: Dirt Road

Power: Provided by Todd-Wadena Electric Co-Op at (218) 631-3120

Water: A Well is required - MN Dept. of Health Well Permit (651) 201-4600

Sewer: A Septic Tank is Required - Todd County Permits (320) 732-4420

Zoning: Vacant - Single Family Residential

RV Living: Not Allowed

Mobile Homes: Not Allowed

Manufactured: Not Allowed

Taxes/Year: \$18.00

Conveyance: Warranty Deed

GPS Coordinates

Center: 46.1948, -94.7932

Northwest: 46.1948, -94.7935

Northeast: 46.1948, -94.7930

Southwest: 46.1943, -94.7935

Southeast: 46.1943, -94.7930



HOA / POA Information

POA Name: Sylvan Shores Property Owners Association

Annual Fee: \$120.00

Phone: (218) 894-1065

Website: <http://www.sylvanshores.com>