

**\$299,000.00**

1467 TERRACE DR. (LAKE SHOAKATAN)  
LAKE BENTON, MN 56149

3 BEDROOMS  
2 BATHROOMS  
1,196 SQ. FT.

AGENT: TOM WINTER



### PROPERTY DESCRIPTION

Very nice 1 story 3 bedroom lake home located on southern shore of Lake Shaokatan. This home entails a lower level walk-out to a covered patio and has a kitchen area on both the main and lower level that is great for guests or multiple occupants. Living room, family room, dining room, 2 bathrooms, and laundry room finish out the floor plan. Attached garage as well as a 26'x 56' detached building makes room for plenty of storage. Motivated Seller. Give us a call today.

**Style:** Single Family-Lakeshore  
**Year Built:** 1987  
**Sq. Feet:** 1,196  
**# Stories:** 1  
**Lot Size:** 154ff of Lakeshore  
(154';260';152';272')

**Bedrooms:** 3  
**Bathrooms:** 2  
**Laundry:** Basement  
**Basement:** Partial  
Concrete Block  
Dry  
Finished

**Garage:** Attached  
1 Stall  
with Garage Door Openers  
18' x 22'

**Roof:** Asphalt - 2010  
**Siding:** Steel  
**Windows:** Casement  
**Insulation:** Original  
**Electrical:** 150 Amps  
Breakers  
**Plumbing:** Mixed  
**Heating:** Electric  
Electric  
Rock Boxes and  
Baseboard  
**Cooling:** Unknown  
Central

**Living Room:** 12' x 24' Carpted  
**Family Room:** 15' 6" x 28' Lower  
level-Carpeted  
**Dining Room:** 12' 6" x 14' Carpeted  
**Kitchen:** 13' 6" x 15' Vinyl  
flooring  
**Master Bedroom:** 12' 6" x 13' Carpeted  
**Bedroom 2:** 10' 9" x 11' 3"  
Carpeted  
**Bedroom 3:** 7' 10" x 11' Lower  
level-Carpeted  
**Other:** 7' 10" x 11' Lower  
level-Laundry room

**Access / Roads:** Gravel  
**Water:** Rural  
**Sewer:** Septic Tank  
Drain Field  
Community Septic  
System  
**Water Heater:** Electric

**Tax Info:** 1,808.00  
**Assessments:** 55.00 recycling  
**Market Value:** 185,300 for tax  
purrposes only  
(estimated)  
**Parcel #:** 14-0251-000  
**Legal:** Lot 6, Nielsen's  
Estates, Lincoln  
County, MN  
**Propery ID:** 1603-TW  
**Budget:** 150.00/month electric-

Only utility

**Other Amenities:**

stove, refrigerator, water softener, fireplace, Many furnishings negotiable