

CLEARWATER REALTY, INC.

320-558-6066 — 800-842-4386
 realty@eagletracegolf.com

Call Diane or Nancy



Clearwater

MISSISSIPPI RIVER VIEW

2,078 SF of living space w/lg windows for a great view of Mississippi River from throughout the open floor plan house. Privacy w/wooded park area on southeast side. 2BR, 2BA, 2-car gar. w/ots of storage, private deck, pier-FP, all appliances, Corian countertops, Jenn-Air range. Extremely lg master suite w/huge WIC, step-in shower, jetted tub, vanity w/dbl sinks, lg linen closet; formal and casual dining, lots of ceramic tile, AC, air-to-air exchanger, 10-foot ceilings throughout, white woodwork, steel siding, brick trim, in gated community w/swimming pool and other amenities; golfing optional. \$339,900



Clearwater

LARGE SCREEN PORCH

This charming 1,056 SF manufactured home has 2 BRs, 2 BAs, lg kit., huge screen porch, vlted ceilings, owner's suite has WIC and private BA, guest rooms at opposite end from owners suite, storage shed, all appliances including lg 25 CF side-by-side refrigerator, CA, natural gas furnace; this house is extremely clean & attractively decorated. Lot is deeded to you. Located in gated, golf course community, with access to swimming pool and many other amenities. **Reduced \$102,900**



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ROOM TO PLAY

1832 SF, 3 bedroom, 2 full baths, central air, appliances, spacious, well-maintained house with a large 2-car detached garage that has a built-in cedar closet and attic storage space. **Sale includes 2 additional lots with room for your storage shed or playground set.** You must see this charming house with its original spindle staircase. **All for only \$184,900.**



Clearwater

PRICED TO SELL

Homestead this 3-bedroom 16x80 manufactured home on deeded lot in gated golfing community, or use it for your weekend get-away. Central air, kitchen appliances, large owners suite with jetted tub, on nice lot. In association that includes swimming pool, trash removal, cable TV, and more. Golf optional. Only **\$89,900.**



Clearwater

NEW CONSTRUCTION OPEN FLOOR PLAN

NEW 2 BR, 2 BA, 2-car garage, 1471 SF one-level patio home ready for you to call home. Central air, in-floor heat, FP, great room, island in kitchen, sunroom, owner's suite with jetted tub & walk-in-closet, oak woodwork and 9' ceilings throughout. Located on lot deeded to you in gated community. Golf optional. **\$219,900.**

CLEARWATER - 2 Residential Lots, each 60 x 99, BOTH for \$44,900 total.

Come visit our model in *BATC Parade of Homes*



Your Best Friend in Real Estate

Member of both *Mpls. & St. Cloud MLS!*



BLACKDOG REAL ESTATE

LLC **320-274-6200**

www.blackdogrealestate.com

Hwy. 55 - Downtown Annandale

FREE MARKET ANALYSIS



JEFF LUNDQUIST

Broker/Owner

Cell: 612-598-2415

blackdogre@yahoo.com



DAVID E. NELSON

Realtor®/GRI

Cell: 612-508-6066

Home: 320-963-6673

www.isellwrightcounty.com



ANNANDALE - This is the perfect family home in a highly desirable cul-de-sac neighborhood. 5 lg. BRs, lg., bright & functional kitchen, vlted clgs, 2 FPs, 3BAs, lg FR, roomy foyer, 3-car insl. gar., deck, patio, lg. manicured lot, private backyard. Awesome home in convenient location! Mpls MLS #3096388, St. Cloud MLS #57321. **\$279,900.** Call Jeff.



ANNANDALE - "Spotless" accurately describes this 2 BR townhome on a quiet cul-de-sac. Includes a wonderful 3 season porch, new carpet, MF ldry, newer appliances, lg BRs, private powder station and walk thru bath, WIC. Attached double garage, nice yard, close to park and lake. Mpls MLS #3138442, St. Cloud MLS #59469. **\$169,900.** Call Jeff.



SUPERB ACREAGE FOR HOBBY OR HORSE FARM JUST WEST OF SOUTH HAVEN. 43 acres with Hwy 55 splitting the property. Excellent opportunity to build your farmhouse or invest in land. Mpls MLS#2355340, St. Cloud MLS#3093647. **\$210,430.** Call Dave.



ANNANDALE - Looking to build? Spectacular 2.16 ac. on golf course & close to Cedar Lake. Heavily wooded, 2 building entitlements so you can build on 1 lot & sell off 1 or keep them both. Great location with easy Hwy 55 access, just minutes to town. Mpls MLS #3087419. **\$151,900.** Call Dave.