



HOME FOR RENT
2116 Scheffer Avenue
St. Paul, MN 55116



(c) 33rd Company, Inc.

33rd Company, Inc. Property Management
www.33rdcompany.com

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Property Overview

Location, Location, Location! 4 bedroom 3 bathroom home located in Highland Park!

Meticulous home located steps to river, walking, and hiking paths. This highland home features unmatched landscaping and curb appeal. The home has two bedrooms on the main level and two bedrooms on the upper level, a great design for family living. The entire lower level is finished, complete with a brick rotisserie grill that is vented outside and a full bar with tons of living space throughout.

This home is situated on a corner lot, with a nice amount of yard space for entertaining, and is fenced in back. The home is steps from the river, St. Kate's, and Highland Village where you will find lots of shopping and restaurants.

Property Information

Rental price \$1495/per month
 Property type Single family home
 Year built 1941
 Bedrooms 4
 Baths 3
 Finished Sq. Ft. 1,983
 School District 625-St. Paul,
 651.632.3701
 Garage type 1 car detached
 Pets 1<30, W/\$500 deposit
 Smoking No
 Security deposit \$1495



Appliances Refrigerator, Dishwasher, Stove, Microwave, Washer/Dryer, Sprinkler System, Security System, Central A/C

Main Level	Dimension	Upper Level	Dimension	Lower Level	Dimension
Kitchen	13 x 9	Bedroom 3	22 x 10	Family Room	25 x 22
Dining Room	12 x 10	Bedroom 4	12 x 10	Laundry	10 x 10
Living Room	18 x 15				
Bedroom 1	15 x 11				
Bedroom 2	12 x 11				



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Note: All information provided is deemed reliable but not guaranteed. Tenant to verify all information prior to signing lease.

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33rd Company Property Management is committed to making your search for a new rental home as friendly and convenient as possible!

[Search our data base of Featured Properties](#), or call our Rental Hotline at (651) 777-5500 to get current information on our homes available to rent. [Renting Can Be A Smart Investment!](#) 

Our professionally managed rental homes consistently are some of the best values in the twin cities area. Our homes are always spick-and-span when you take possession. We regularly schedule upgrades, and repairs, so that your home is always in working order. We also provide a detailed community rental booklet with each property that offers utility hook-up numbers, referrals for discounted Trash services and cable, community information, and emergency contact information for maintenance issues. We aggressively respond to your needs to ensure that your home is enjoyable. Our proactive management helps residents enjoy their homes, reduces turnover, and allows us to consistently provide the best rental values in the twin cities area.

Once you find the home meeting your needs, you will submit a standard MHA rental Application for each adult (18 years and older) that will occupy the home, a Pre-Lease agreement, and a \$35.00 non-refundable application fee. All applications are processed using our consistent screening guidelines and will include criminal history check, credit history check, checking rental references and verifying income. Your rental application is processed in 1 to 2 days. We are committed to the letter and spirit of the United States Fair Housing policy for the achievement of equal housing opportunity throughout the nation.

Upon approval of your application it will be necessary for you to pay the first month's rent upon signing the Lease. The security deposit is due on the day you move into the property. You will have an opportunity to complete a walk-thru inspection on your move-in day to note any discrepancies, which can be corrected, and/or documented on your move-in sheet. We do not charge residents on move-out for any damage except that beyond normal wear & tear.



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33rd Company provides Property Management services and manages and leases residential properties in the greater Twin Cities Minneapolis and St. Paul metropolitan area including: Minneapolis, St. Paul, Afton, Andover, Apple Valley, Bayport, Blaine, Brooklyn Center, Brooklyn Park, Burnsville, Carver, Champlin, Chanhassen, Bloomington, Circle Pines, Columbia Heights, Coon Rapids, Cottage Grove, Crystal, Eagan, Eden Prairie, Edina, Excelsior, Falcon Heights, Farmington, Forest Lake, Fridley, Golden Valley, Hastings, Hopkins, Hudson, Hugo, Inver Grove Heights, Lakeland, Lake Elmo, Lakeville, Lino Lakes, Little Canada, Maple Grove, Maplewood, Mendota, Minnetonka, New Brighton, New Hope, Newport, North Oaks, North St. Paul, Oakdale, Oak Park Heights, Plymouth, Prior Lake, Richfield, Robbinsdale, Rochester, Rosemount, Roseville, Savage, Shakopee, Shoreview, Shorewood, South St. Paul, Spring Lake Park, Spring Park, St Anthony, St. Louis Park, St. Paul Park, Stillwater, Vadnais Heights, Wayzata, West St. Paul, White Bear Lake, and Woodbury. We represent owners of residential rental properties, and provide rental management, leasing, rental referrals, and also structure rent to own and lease option programs that benefit owners and renters.