



Home for Rent

**4281 Inwood Rd
Minnetonka, MN 55345**



Contact information:

33rd Company, Inc. Property Management
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Property overview

Beautiful Forest ridge Traditional located in the heart of Minnetonka and only blocks from the Meadowwoods Golf Course and a mile to Lake Minnetonka. This home features a fully remodeled interior with crisp antique white trim accents and hardwood flooring. The eat-in kitchen boasts glass front hardwood cabinetry and white appliances adjacent to a large formal dining room that is perfect for entertaining.

The main level has 3 good sized bedrooms, including a master bedroom complete with a separate master bath and a large living room with hardwood flooring and a real fireplace with attractive built-ins. There is also a large patio and shared full bath that completes this level.

The lower level features a family room with a large brick wall fireplace and hearth, two additional bedrooms with glass paneled French doors, and separate hobby / project room. The laundry and utility rooms have plenty of space for lots of storage. The back yard is secluded with plenty of mature trees making this a perfect natural woodsy retreat.

Property information

Rental price \$2475 per month
 Property type Single family home
 Year built 1966
 Bedrooms 5
 Baths 3
 Finished Sq. Ft. 2474
 School District 276 - Minnetonka
 952-401-5000
 Garage type 2 Car - Attached
 (Garage Door Opener)
 Smoking No
 Fireplace 2 Wood Burning
 Fence No
 Pets Negotiable
 Lease Term 2 year minimum
 Security deposit Same as a month's rent
 Appliances/Utilities Stove, Refrigerator, Microwave, Washer/Dryer, HVA/C



Main Level	Dimension	Main Level	Dimension	Lower Level	
Living Room	19 x 14	Bedroom 1	13 x 15	Family Room	21 x 13
Dining Room	11 x 11	Bedroom 2	13 x 11	Laundry	LL
Kitchen	15 x 11	Bedroom 3	10 x 10	Bedroom 4	13 x 11
Patio	Main	Bath	Full	Bedroom 5	10 x 10
Foyer	7 x 5	Master Bath	3/4	Hobby / Den	12 x 9



Our Associations



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

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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.