



Home for Rent

4326 Fremont Ave N.



Contact Information:

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

(651) 777-5500 rentals@33rdcompany.com

Property Overview

Welcome to a Cozy and Elegant home located in the Camden neighborhood in Minneapolis. This 2 story stucco home and is surrounded by mature trees. Close to parks, lakes, schools and highways 100 and 94 for ease in commuting. Only 15 minutes to downtown Minneapolis.

A sunny 3 season porch greets you as you enter this charming home. The large foyer with open banister staircase leads to 3 spacious bedrooms. All bedrooms upstairs have hardwood flooring and white enamel trim. The living room is comfortable, relaxing and adjacent to the dining room. The dining room has a built in buffet and an antique chandelier that illuminates the dining area. Enter into the newly remodeled kitchen which boasts vinyl flooring, oak cabinetry with plenty of storage and counter space. A full bath services this level. A large laundry and storage area with workbench is located in the lower level. The rear 3 season porch leads to a large fenced private back yard which also provides access to the 2 car garage.

Property Information

Rental price \$975 per month
 Property type Single family home
 Year built 1906
 Bedrooms 3
 Baths 1
 Finished Sq. Ft. 1,222 SF
 School District 1-Minneapolis – 612-668-0000
 Smoking No
 Pets Negotiable
 Lease Term 12 mo, 18mo, 24mo
 Security deposit Equal to the months rent
 Pets 2 – 30# or less
 Appliances Stove, Refrigerator, Washer/Dryer, Central AC



Main Level	Dimension	Upper Level	Dimension	Lower Level	
Living Room	16 x 12	Bedroom 1	12 x 12	Laundry	11 x 11
Dining Room	12 x 12	Bedroom 2	12 x 12	Workshop	13 x 11
Kitchen	13 x 12	Bedroom 3	12 x 10		
Back Porch	20 x 12				
Front Porch	12 x 10				



Our Associations



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

© 2010, 33rd Company, Inc.














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 \$40.00 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.



2165 Woodlane Drive, Suite 101
St. Paul, MN 55125
Office: (651) 777-5500
Fax: (651) 777-5501
www.33rdcompany.com

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.