



**HOME FOR SALE**  
1056 Pleasant Avenue  
St. Paul, MN 55102



**33<sup>rd</sup> Company, Inc. Residential Brokerage**

[www.33rdcompany.com](http://www.33rdcompany.com)

*Contact: Real Estate Agent, Michele Giuliani Novotne @ 651-338-8240*

**Property Overview:**

Welcome to this spacious home which offers two decent sized bedrooms, the kitchen, dining room, and living room on the main level. The lower level features two more bedrooms and the family room.

The yard boasts an underground pool with privacy fence. The roof is newer and an energy efficient furnace is in place.

This home has plenty of potential for you to make this your own. Minutes to I-35E for an easy commute!

## Property Information:

Property Type: Single Family Home  
 MLS Number: 4110208  
**PRICE: \$123,600**  
 Year Built: 1978  
 Bedroom(s): 4  
 Bath(s): 2  
 Fireplace(s): 0  
 Garage Stall(s): 2 Car Detached  
 Finished Square Footage: 2,050  
 School District: 625 – St. Paul  
 (651) 632-3701  
 Included Appliances: Dishwasher and Central A/C.



Main Level	Dimension	Main Level	Dimension	Lower Level	Dimension
Living Room	18 x 12	Bedroom 1	14 x 11	Family Room	22 x 24
Dining Room	12 x 10	Bedroom 2	12 x 11	Bedroom 3	14 x 11
Kitchen	14 x 11			Bedroom 4	12 x 11



*Note: All information provided is deemed reliable but not guaranteed. Agent to verify all information. © 2011, 33<sup>rd</sup> Company, Inc.*



FOUNDATION  
INSTITUTE OF REAL ESTATE MANAGEMENT















