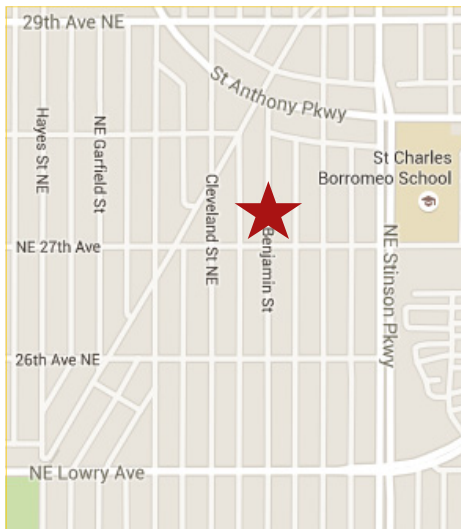


4 Bedroom, 3 Bath Charmer in Northeast for SALE



**2734 Benjamin St NE
Minneapolis, MN**

Hard to Resist with Fully Finished Basement & Bathroom on Every Floor!



- Great character with charming built-ins and archways
- Honey oak hardwood floors and natural woodwork
- Airy floor plan with wide archways defining living areas
- Lots of family space with main floor living and family rooms and a huge basement recreation room
- Large bedroom and master bedroom with attached sitting room on upper level
- Auxiliary spaces include a spacious screened in back porch, mudroom and basement utility room
- Detached double garage
- Beautiful front and back landscaping, including a back patio and barbeque area
- Great location — walk to all the NE Minneapolis parks, shops, pubs and other hotspots.

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kurt@rocksolidcos.com



4 Bedroom, 3 Bath Charmer in Northeast for SALE

**2734 Benjamin St NE
Minneapolis, MN**

Home Details

Main Level – 950 Total SF

Living Room	17.9x12.3
Dining Room	12x9.2
Kitchen	13.1x12
Family Room	12.10x10.10
Bedroom 1	11.10x10.10
Full Bathroom	10.10x9.2
Mudroom	5.10x5.3
Screened Porch	12.8x9.6

Upper Level – 561 Total SF

Master Bedroom	16.1x13.7
Sitting Room	11.5x9.8
Bedroom 3	12.8x8.2
Powder Room	6.5x4.6

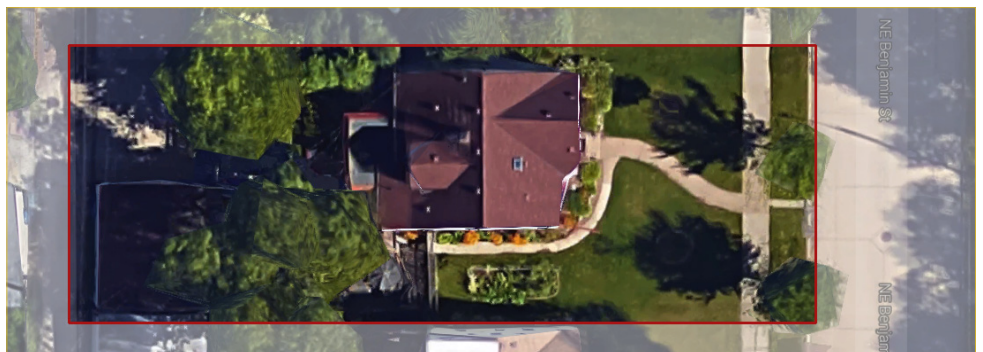
Basement – 937 Total SF

Recreation Room	40x15.3
Utility Room	23.9x13
Bedroom 4	12.5x10
Bathroom	3/4

Other

Detached Garage 23.8x23.10

Listing Price:	\$297,777	
Location:	2734 Benjamin St NE Minneapolis MN 55418	
PID Number:	1202024110079	
2015 Total Tax:	\$4,590.50	
Zoning:	Residential-Single	
Topography:	Flat, grassy, some trees	
Utilities:	Water	Water
	Sewer	Sewer
	Fuel	Fuel
	Heat	Forced Air
	Air Conditioning	Central
Number of Bldgs:	2, Home and detached garage	
Number of Floors:	1.5 + Finished basement	
Total Finished SF:	2,286	
Acres:	.11	
Building Type:	Stucco	
Year Built:	1940	
Neighboring:	Single family residential, local retail	
General:	Large footprint, bath on every floor, 2 bedrooms and a sitting room on the upper floor.	



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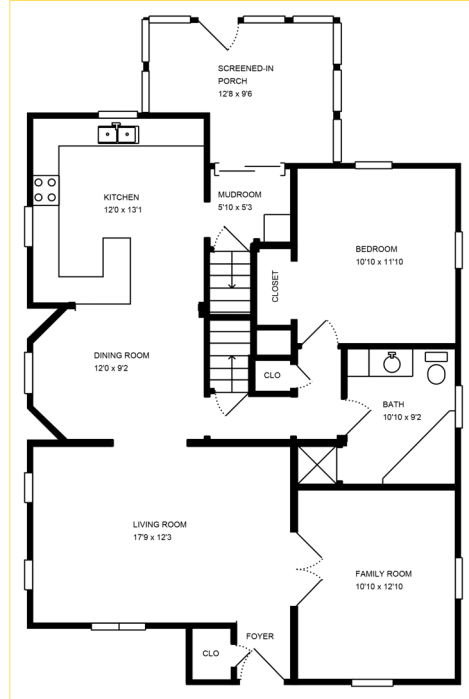
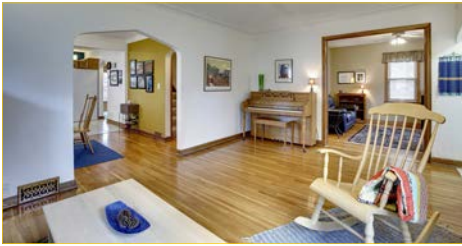
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4 Bedroom, 3 Bath Charmer in Northeast for SALE

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Main Level – 950 Total SF



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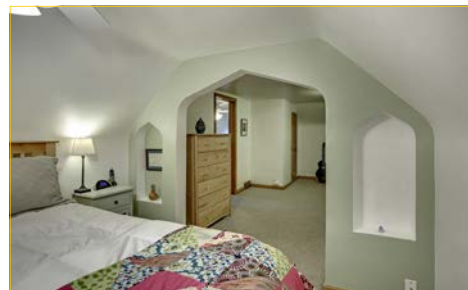
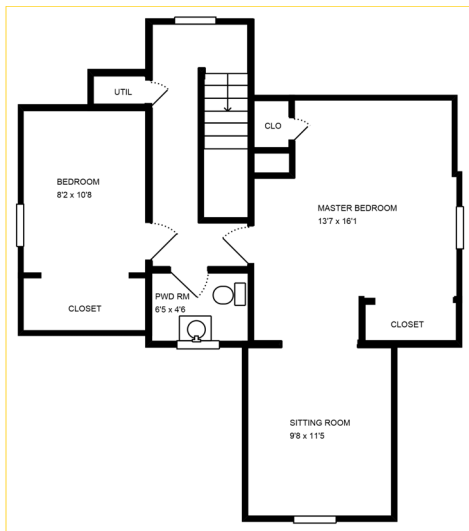
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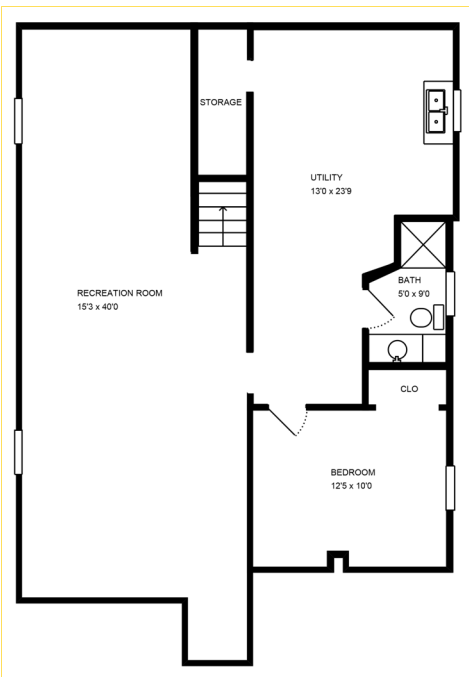
4 Bedroom, 3 Bath Charmer in Northeast for SALE

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Upper Level – 561 Total SF



Basement – 937 Total SF



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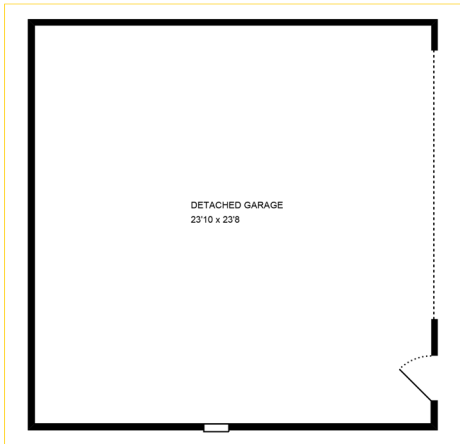
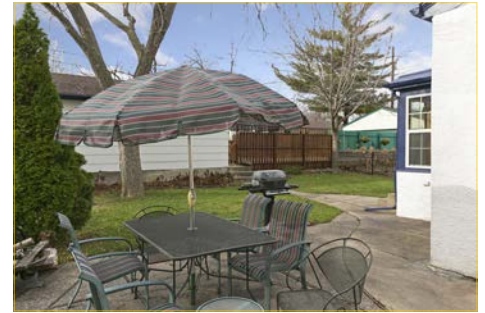
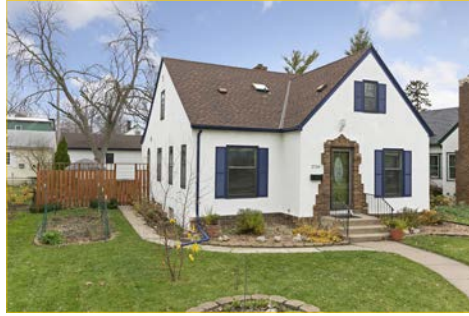
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4 Bedroom, 3 Bath Charmer in Northeast for SALE

2734 Benjamin St NE
Minneapolis, MN

Exterior, Garage and Yard



View More Pictures of this Home Online at www.ShowMeHousePictures.com

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Northeast Minneapolis—a Small Town Next to Downtown!

**2734 Benjamin St NE
Minneapolis, MN**

Northeast Demographics

Community-at-a-Glance

County Seat: **Hennepin**

3 Mile Radius

Population:

116,700

Median Age:

32.6

Average Family Size:

2.94

Median Home Value:

\$144,526

Median Household Income:

\$52,005

Commute Time (minutes):

19.9

*2010 US Census Data & Esri Forecasts

The information herein was obtained from sources deemed to be reliable. The information includes projections, assumptions and estimates as examples only and of a forecast nature yet may not represent actual, current or future performance. We make no guarantees or warranties. It is submitted subject to the possibility of withdrawal without notice, errors, change of price, omissions, financing, rental or other conditions. You and your tax and legal advisors should conduct your own investigation of the property and contemplated or proposed transactions. Updated: Monday, December 07, 2015

General Characteristics	1 Mile	3 Mile	5 Mile
Total population	13,573	116,700	369,132
<i>Male</i>	6,598	58,479	184,675
<i>Female</i>	6,975	58,221	184,457
Median age (years)	40.8	32.6	32.5
<i>Under 5 years</i>	959	6,442	23,880
<i>18 years and over</i>	11,015	97,963	296,495
<i>65 years and over</i>	1,613	12,286	37,845
Average household size	2.23	2.20	2.24
Average family size	2.93	2.94	3.10
Total housing units	6,451	54,664	168,300
Social Characteristics	1 Mile	3 Mile	5 Mile
Pop. 25+ by Educational Attainment	9,982	72,588	241,403
<i>HS graduate</i>	22.8	22.6	23.1
<i>Associate degree</i>	8.0	7.3	7.1
<i>Bachelor's degree</i>	26.1	24.3	23.2
Family Households	3,105	21,762	70,927
Economic characteristics	1 Mile	3 Mile	5 Mile
16+ In labor force	92.4%	91.5%	89.9%
Average travel time to work (minutes)	21.4	19.9	21.0
Median household income (dollars)	61,493	52,005	50,574
Average household Income (dollars)	68,929	63,797	63,708
Per capita income (dollars)	32,272	28,937	27,334
Housing Characteristics	1 Mile	3 Mile	5 Mile
Owner-occupied homes	4,160	25,064	154,246
<i>Median value (dollars)</i>	145,216	144,526	142,431
Renter-occupied homes	1,887	24,394	80,290

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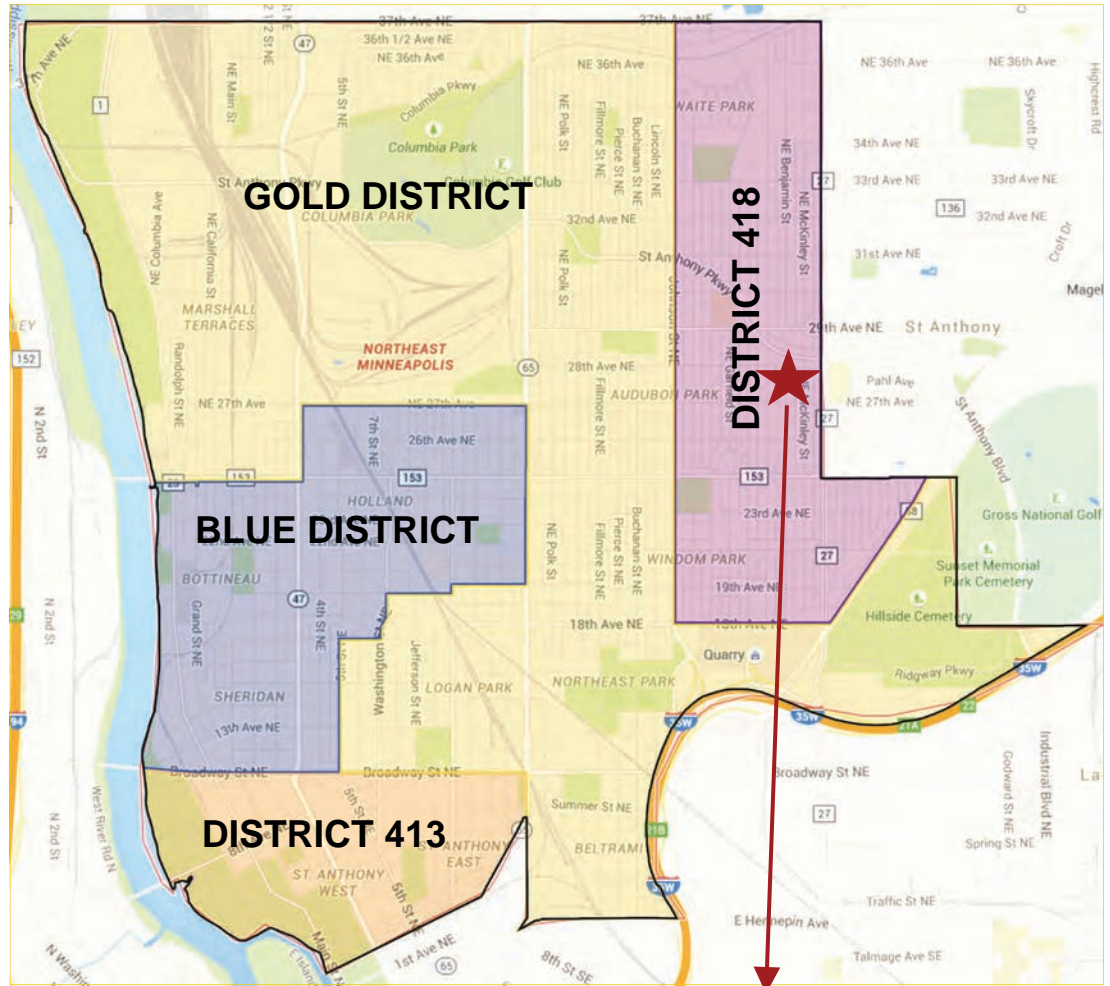


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When the house appraises, it must appraise for the purchase price + the built-in closing costs. This means you'll buy a house with an appraised value above your NET purchase price – Guaranteed!



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(<http://5000orless.org>)

BLUE DISTRICT

Learn how you can **Buy a Home in Northeast Minneapolis with less than \$3,000** out of your pocket.
(<http://3000orless.com>)

DISTRICT 413

Learn how you can **Buy a Home in Northeast with an appraised value with thousands of \$'s above your net purchase price.**
(<http://District413.com>)

DISTRICT 418

Learn how you can **Buy a Home and Get \$7500 FREE Money - Closing Costs Paid by Seller - Home Warranty**
(<http://District418.com>)

Every dollar you save on your mortgage is a dollar you can put into principal reduction, improvements or maintenance.

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