

**HOME FOR SALE**



1270 46th Ave Ne  
Columbia Heights,  
Minnesota  
United States

Asking Price  
**\$315,000**

Bedrooms 2      Year Built  
Bathrooms 2      Date Listed      **09/12/2024**  
Size 0      Listing ID      **GL-1726278174**  
Listed by: Realtyww Info

For more information, visit:  
<https://www.globallistings.com/11198802>

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## Overview

Cute and unique 2 bed/2bath rambler in quiet Columbia Heights neighborhood 1 block to city park with a playground and ball fields. Just some of the recent improvements include a new gas stove, kitchen countertops and backsplash, kitchen flooring and neutral carpeting throughout the main level. Large primary suite comes with a newer bath with a 5 shower and heated floors as well as a walk-in closet. Lower level open space can serve as a family room or workout room. There's also a flex room that could be office space, a toy room or additional storage. Large paver stone patio out back to hang out with friends and entertain. Good-sized lot with fully fenced yard. Oversized single garage with plenty of additional storage room. Close to all the amenities in Northeast and quick access to downtown Minneapolis.

For more details:

Listed by: Kate Murphy

**Contact**

**Email**

**Phone**

