



PROJECT FOR PRIDE IN LIVING

2724 Chicago Ave S

Property Information

- Address: 2724 Chicago Ave Minneapolis, MN
- List Price: \$350,000
- Property built: 1892
- Owner's Utilities: Water, Trash, Electric, Gas
- Number of Units: 2
- Total Monthly Rental Income: \$3,152



Capital Improvements

- Architectural shingle roof, gutters and downspouts
- Vinyl window replacements
- Three (3) gas hot water heaters
- 200,000 BTU gas boiler system

Unit Details

| BRs | BAs | Sq. Ft. | Rent | Tenant Move-In |
|-----|-----|---------|---------|----------------|
| 2 | 1 | 1,039 | \$1,576 | 3/17/2025 |
| 2 | 1 | 1,039 | \$1,576 | 10/14/2024 |

Leases become month-to-month 12 months after tenant move-in date.

Down payment as low as 10% (or max 90% loan to value), subject to each property's operating financial statements and lender underwriting requirements.

Property Walk-Through Dates:

Thurs. Feb. 19th, 3-6 PM

Sat. Feb. 21st, 10 AM - 2 PM

Informational session to be held on

Weds. Feb. 25th, 4-5 PM

Contact Us: reseed@ppl-inc.org

Learn More About Our Re-Seed Program:



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Average Monthly Utilities

Water and Trash

| Month | Subtotal |
|-----------|------------|
| Nov 2024 | \$413.37 |
| Dec 2024 | \$294.81 |
| Jan 2025 | \$313.05 |
| Feb 2025 | \$320.25 |
| Mar 2025 | \$273.00 |
| Apr 2025 | \$244.65 |
| May 20... | \$320.25 |
| Jun 2025 | \$310.80 |
| Jul 2025 | \$764.40 |
| Aug 20... | \$981.75 |
| Sep 2025 | \$310.80 |
| Oct 2025 | \$310.80 |
| Subtotal | \$4,857.93 |

Electric

| Month | Subtotal |
|----------|----------|
| Nov 2024 | \$32.88 |
| Dec 2024 | \$36.51 |
| Jan 2025 | \$36.13 |
| Feb 2025 | \$29.98 |
| Mar 2025 | \$27.63 |
| Apr 2025 | \$29.50 |
| May 2025 | \$30.53 |
| Jun 2025 | \$27.32 |
| Jul 2025 | \$28.00 |
| Aug 2025 | \$30.62 |
| Sep 2025 | \$53.00 |
| Oct 2025 | \$38.35 |
| Subtotal | \$400.45 |

Gas

| Month | Subtotal |
|----------|------------|
| Nov 2024 | \$141.21 |
| Dec 2024 | \$329.88 |
| Jan 2025 | \$549.22 |
| Feb 2025 | \$506.80 |
| Mar 2025 | \$507.45 |
| Apr 2025 | \$289.70 |
| May 2025 | \$167.42 |
| Jun 2025 | \$88.48 |
| Jul 2025 | \$53.02 |
| Aug 2025 | \$45.74 |
| Sep 2025 | \$50.06 |
| Oct 2025 | \$40.73 |
| Subtotal | \$2,769.71 |

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