PROJECT FOR PRIDE IN LIVING

2741 Portland Ave S

Property Information

- Address: 2741 Portland Ave Minneapolis, MN
- List Price: $400,000
- Property built: 1910
- Owner's Utilities: Water, Trash, Electric, Gas
- Number of Units: 2
- Total Monthly Rental Income: $3,630

RE-Seed

Capital Improvements

- EPDM roof replacement, 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	Move-in Month
3	1	1,354	$1,815	2/17/2022
3	1	1,354	$1,815	9/9/2020

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:

www.ppl-inc.org/re-seed

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Average Monthly Utilities

Water and Trash

Month	Subtotal
Nov 2024	$406.34
Dec 2024	$415.46
Jan 2025	$406.34
Feb 2025	$436.28
Mar 2025	$436.28
Apr 2025	$417.38
May 2025	$436.28
Jun 2025	$426.83
Jul 2025	$436.28
Aug 2025	$426.83
Sep 2025	$426.83
Oct 2025	$426.83
Subtotal	$5,097.96

Electric

Month	Subtotal
Nov 2024	$63.63
Dec 2024	$68.36
Jan 2025	$75.18
Feb 2025	$79.07
Mar 2025	$67.32
Apr 2025	$191.11
May 2025	$54.72
Jun 2025	$27.31
Jul 2025	$26.59
Aug 2025	$28.19
Sep 2025	$30.01
Oct 2025	$34.53
Subtotal	$746.02

Gas

Month	Subtotal
Nov 2024	$266.99
Dec 2024	$392.67
Jan 2025	$516.80
Feb 2025	$542.40
Mar 2025	$501.51
Apr 2025	$361.45
May 2025	$292.07
Jun 2025	$30.44
Jul 2025	$25.58
Aug 2025	$23.48
Sep 2025	$23.97
Oct 2025	$24.32
Subtotal	$3,001.68

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