



## 1425 Trollhagen Drive - \$350,000

### Sprawling one-story in demand South Innsbruck



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Don't miss this opportunity to live in exclusive South Innsbruck, a mid-century community filled with custom built homes on winding streets shaded by majestic oak trees. This unique home with a modern flair is great for entertaining, with an impressive vaulted living room, formal dining room and a big kitchen/informal dining area walking out to a patio. Four bedrooms, two bathrooms, three fireplaces, lower bedroom/office with quality double egress windows.

<b>MAIN FLOOR</b>		<b>LOWER LEVEL</b>		<b>Year Built</b>	1960
- Living Room	21 x 19	- Family Room	21 x 10	<b>Total Finished Sq Ft</b>	3,204
- Dining Room	18 x 11	- Bedroom/Office	15 x 14	<b>Garage Stalls</b>	2
- Kitchen	12 x 11	- Hobby Area	10 x 9	<b>2019 Taxes</b>	\$4,173
- Informal Dining	18 x 16	- Laundry	16 x 10	<b>School District #13</b>	Columbia Heights
- Sitting Room	11 x 8	- Shop	15 x 10		
- Bedroom	17 x 15				
- Bedroom	12 x 9	Updates and unique features throughout this unique home.			
- Bedroom	12 x 10				

**RE/MAX**  
**RESULTS**

 **HomesMSP**  
 Team

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# 1425 Trollhagen Drive, Fridley

[www.1425Trollhagen.com](http://www.1425Trollhagen.com)

**RE/MAX** RESULTS | **HomesMSP** Team



This distinctive home with a modern flair is both spacious and filled with light.



The living room opens to both the dining room and kitchen, with great circular flow.



The dining room has plenty space for groups both large and small.



The entertainment-sized kitchen has tons of storage and counter space... it even has its own fireplace.



The kitchen walks out to the private back patio, perfect for both grilling and dining.



There is even a shaded screened porch for relaxing on warm summer nights.

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Realtor, RE/MAX Results

[HomesMSP.com](http://HomesMSP.com)