



1757 Fairview Ave N - \$650,000

More info & photos at www.1757Fairview.com

Beautiful 4BR/3BA architect-designed mid-century modern with a floor plan that brings the outside in. Wonderful natural sunlight, beautiful pool, private half acre lot with mature trees and UMN farm fields across the street offer expansive views and walking paths... it feels like you are in the country. True one-level living with main floor laundry, perfect for all ages including aging in place. Great location close to both cities, shopping, easy access to highways.



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MAIN FLOOR		LOWER LEVEL		Year Built	1950
- Living Room	18 x 13	- Family Room	12 x 12	Total Finished Sq Ft	2,939
- Dining Room	10 x 17	- Recreation room	17 x 12	Garage Stalls	2
- Kitchen	10 x 16	- Bedroom 4	11 x 15	2022 Taxes	\$6,538
- 3-season porch	9 x 9	- Work shop	12 x 16	Roseville School District	
- Patio	14 x 15	- Exercise room	15 x 12	ISD#623	
- Family Room	12 x 14	- Storage room	15 x 13		
- Bedroom 1	11 x 16				
- Bedroom 2	12 x 14				
- Bedroom 3	11 x 12				
- Laundry	9 x 12				



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1757 Fairview Avenue North

Falcon Heights, Minnesota



Architect-designed mid-century modern on 'Professor Row' across from UMN agriculture fields

Open floor plan with everything on the main floor, perfect for all ages including aging in place



The 3-season porch opens to both the inside and outside living spaces, bringing in tons of light

The kitchen has original birch cabinets and expansive stainless steel counter tops with a breakfast bar



The beautiful pool and patio is perfect for entertaining and enjoying Minnesota summers

The open sky views over the agriculture fields and half acre lot make it feel like you are living in the country