



A stunning gem in shelves and a wood burning unique University Grove! This fireplace. Windows on three classic home around other ar- sides bring much light in. chitectural treasures will de- light those who appreciate the quality of this vintage. Recently painted on the outside and set on a slight rise, you know there will be more details to come!

Inside the appealing air chamber entrance, you will find beautiful freshly refinished floors. The entrance into the home is set off by a generous Foyer with a classic staircase. You will love the large closet when entertaining guests in the winter. To your left is the large formal Living Room, with crown molding, built-in

To your right is the formal Dining Room with a corner built-in.

From the Dining Room you enter the Kitchen. First you go through an area that could be used for informal eating or as a Butler's Pantry. Classic original cabinets abound. It also has a big Pantry.

From the Kitchen, you will continue to the cozy rear "Sunroom", another spot to enjoy a good book or second cup of coffee.

Do not miss the handy half Bath between the Kitchen and Sunroom.

Now to the upper level. Here you find three nice sized Bedrooms. At the landing, notice the door to the Deck. The Master Bedroom has two closets, one is a walk-in. The Bathroom is handy to all of the Bedrooms. Opposite the Bathroom is a huge linen closet. There is attic access from the closet in the northeast Bedroom. Throughout the home, classic distinctive knobs grace the doors.

The lower level has a large Rec Room with a decorative fireplace. You will also find a Laundry Room and much

Inside..Outside.. Definitely not just a house, but a home!

The Sparrs "Professionals Who Care"

Peggy 651.639.6383
Gary 651.639.6304
Peter 651.639.6368
Lindsey Esnaola 651.639.6432

*For interior pictures, go
to www.mnhouses.com*

peggyssparr@edinarealty.com
garyssparr@edinarealty.com
petersparr@edinarealty.com
lindseyesnaola@edinarealty.com



Roseville Office
2803 Lincoln Drive
Roseville, MN 55113



Year Built 1930
Taxes.. \$3390
Lot Size.....60x158
Approx Footage ... 989/2197
Living Room 19x15
Dining Room 12x11
Kitchen 10x10
Butler's Pantry 7x5
Sun Room 10x7
Bedroom... 15x14
Bedroom..... 13x11
Bedroom 11x10
Rec Room 19x13

