

4546 Tyler St NE
Columbia Heights, MN 55421

TYLER APARTMENTS

For Sale: Undisclosed



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Summary

4546 Tyler St NE is a well-maintained 8-unit multifamily apartment building located in Columbia Heights, Minnesota. The property consists of seven one-bedroom units and one studio, offering an efficient and in-demand unit mix suited for long-term rental operations.

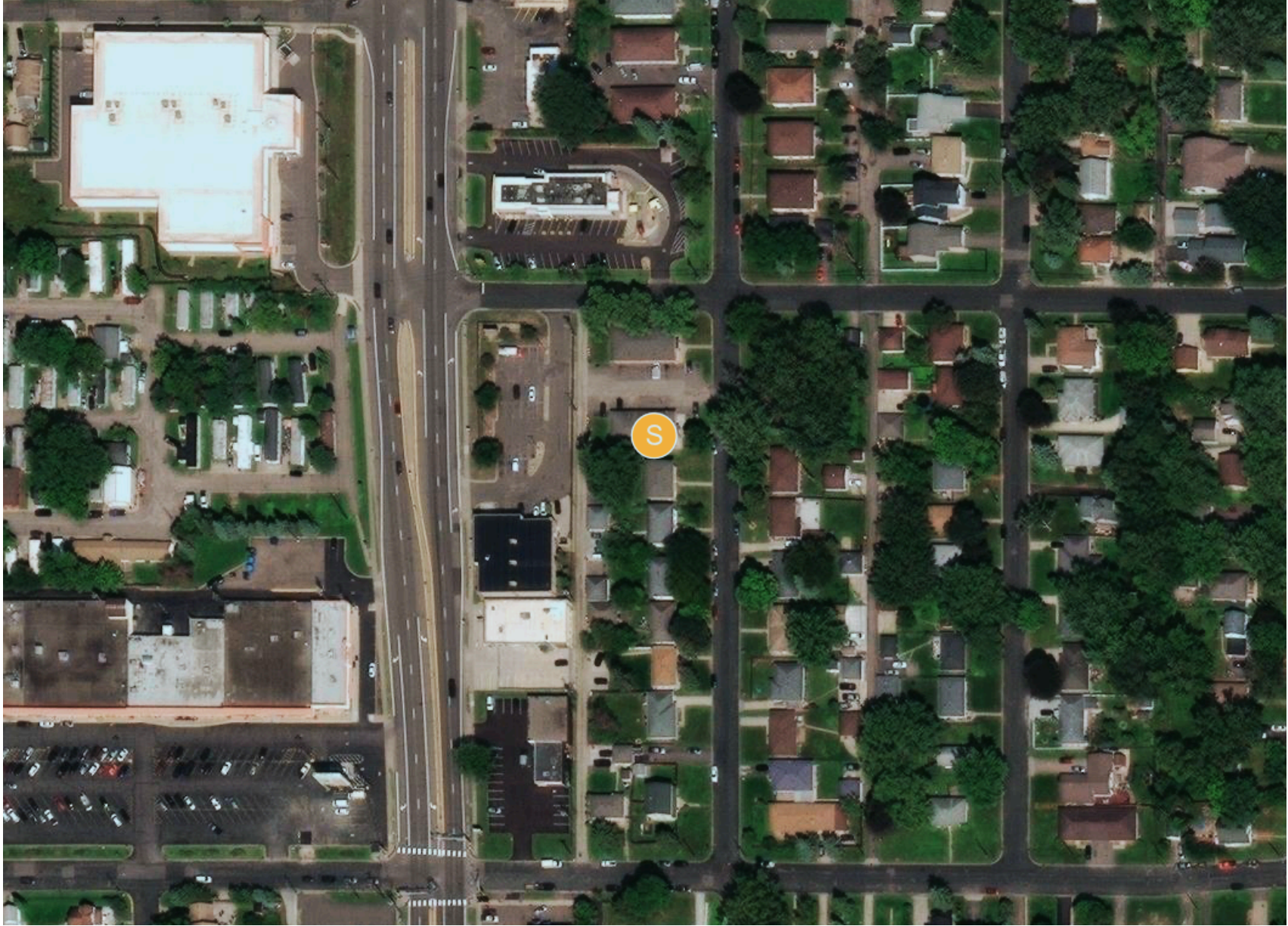
The building is constructed with a poured concrete foundation and brick exterior, providing durable, low-maintenance ownership characteristics. Recent capital improvements, including a newer roof, support reduced near-term capital requirements. Units are in solid condition, and the property includes off-street parking, supporting tenant convenience and retention.

Situated in an established residential area with convenient access to Central Avenue, Minneapolis, transit, retail, and employment centers, the property is well positioned for continued operation as a traditional multifamily rental asset. With in-place income and straightforward operations, 4546 Tyler St NE presents an attractive opportunity for investors seeking a stable small-balance multifamily property in the Twin Cities metro.

Investment Highlights

- 8-unit multifamily apartment building
- Seven (7) one-bedroom units and one (1) studio
- Poured concrete foundation with brick exterior
- Newer roof, reducing near-term capital needs
- Off-street parking for residents
- Well-maintained interiors with stable in-place condition
- Located in Columbia Heights with proximity to Central Avenue, Minneapolis, transit, retail, and employment centers
- Adjacent to established retail amenities, including McDonald's and Central Avenue services





8 UNITS

7 One Bedrooms

1 Studio

County	Anoka
Market	Columbia Heights
GBA	6,054 SF
Land SF	9,582 SF
Land Acres	0.22
Number of Units	8
Parking	12 Off-Street
Year Built	1961
Stories	2
# of Buildings	1
Foundation	Poured Concrete
Exterior	Brick
Price	Undisclosed

Average Rent | \$1,075



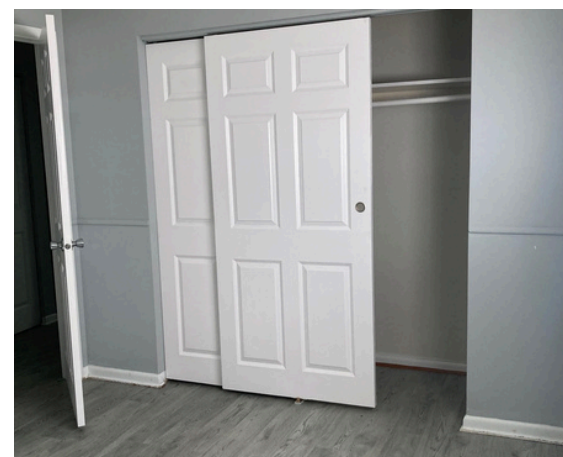
Utilites

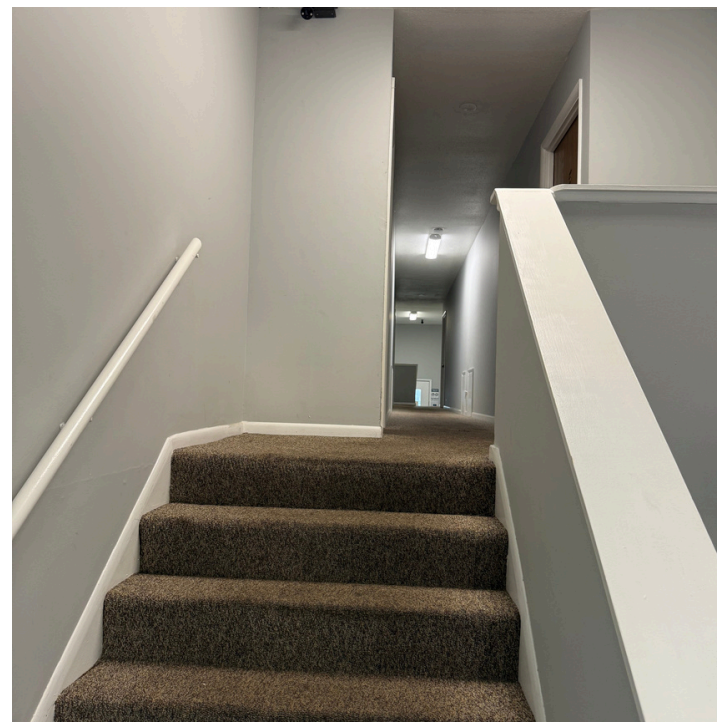
Water	Landlord
Trash	Landlord
Gas	Landlord
Electric	Tenant

1 Mile Demographics

2024 Population	18,858
2025 Median HH Income	\$68,289
Average HH Size	2









Contact Us

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