

MARSHALL SUITES

FOR SALE | 1975-1977 Marshall Ave, Saint Paul, MN 55104

MRC
REALTY PARTNERS



DOUG MCNICOLL | 651.900.4386



MRG REALTY PARTNERS

MRG Realty Partners is a leading boutique commercial real estate brokerage in the Twin Cities, with a strong presence in the Upper Midwest, Florida, Tennessee, Texas, and Montana. Renowned for exceptional client service and deep market expertise, the firm has facilitated hundreds of millions in property transactions. Committed to excellence and integrity, MRG Realty Partners provides personalized support throughout the real estate process, focusing on building lasting relationships and delivering outstanding results.

Reach out to us now to learn more about our unparalleled results and our custom client strategies.

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EXECUTIVE SUMMARY

MRG Realty Partners LLC is pleased to present Marshall Suites, a modern, fully stabilized, student-focused apartment complex located at 1975 Marshall Avenue in Saint Paul, MN.

Built in 2019 and situated within walking distance of the University of St. Thomas, this turnkey property offers 16 fully furnished three- and four-bedroom units (61 bedrooms total) across five functional floor plans. Designed for comfort and convenience, Marshall Suites features in-unit laundry, granite counter tops, a fitness center, and heated underground parking, making it highly appealing to the student rental market. This is a rare opportunity to acquire a low-maintenance, trophy asset in a special location with strong demand and long-term value.

Please reach out now to listing agents for more information.



PROPERTY OVERVIEW

Address	1975 Marshall Ave
Units	16 Units
Bedrooms	61 Bedrooms
Year Built	August 2019
Occupancy	100%
PID	332923330117
GBA	16,000 SF
Typical Floor	3,942 SF
Avg Unit Size	1268 SF
County	Ramsey

Photo Gallery

MARSHALL SUITES

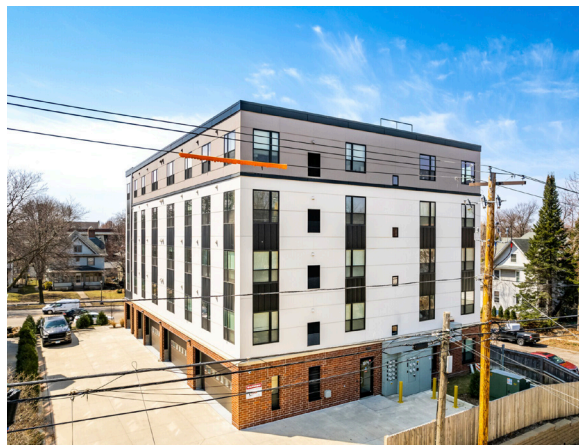
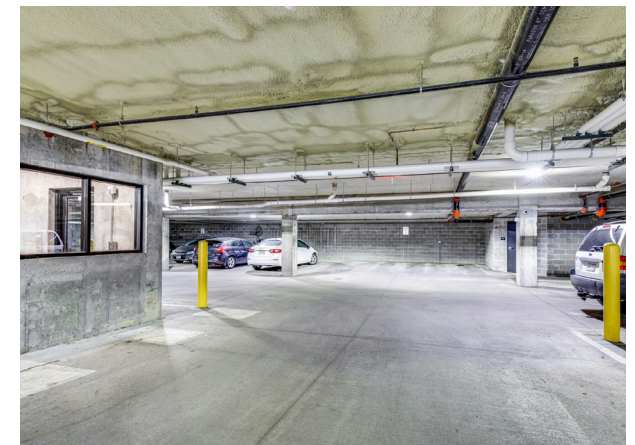
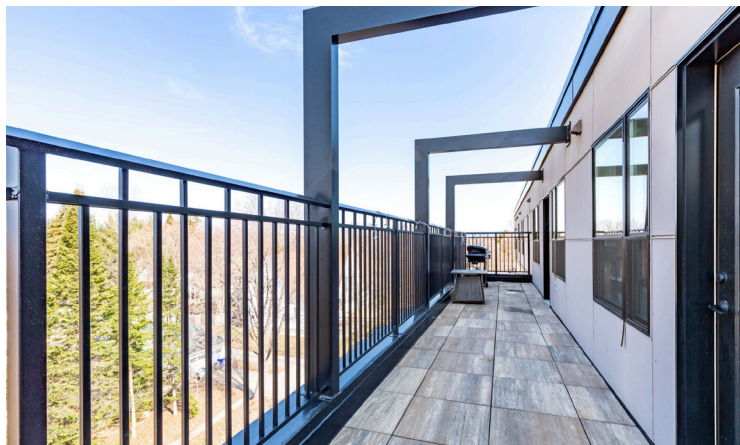


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