

# 285 SNELLING AVE N FOR SALE

285 SNELLING AVE N, ST PAUL, MN



#### SPACE AVAILABLE

- 14,950 SF Building (2 Story)
- 25,470 SF Land
- Restricted No C-Store, Car Wash, Coffee, Dollar Store

#### **SALE PRICE**

\$3,000,000.00

#### **REAL ESTATE TAXES**

\$69,746.00

#### PROPERTY HIGHLIGHTS

- PID # 332923440119
- Built in 1951





# PROPERTY PHOTOS











# **DEMOGRAPHICS**

## NEIGHBORHOOD DEMOGRAPHICS

	2024 POPULATION	\$ 2024 AVERAGE HOUSEHOLD INCOME	2024 DAYTIME EMPLOYMENT
1 Mile	24,874	\$96,747	17,115
3 Miles	163,922	\$101,165	91,860
5 Miles	416,231	\$91,314	321,206

## TWIN CITIES OVERVIEW

Minneapolis is home to seven professional sports teams and was crowned the best city to be a sports fan in in 2023. In the last six years Minneapolis hosted the 2018 Super Bowl, the 2024 US Gymnastics Olympic Trials, NCAA Women's Volleyball Championship, the NCAA Final Four, the NCAA Women's Final Four, the Summer X Games, the 2019 KPMG Women's PGA Championship, and is the home of the PGA Tour's 3M Open.







**MEN'S HOCKEY** 

**WOMEN'S BASKETBALL** 





MEN'S BASEBALL

**MEN'S BASKETBALL** 







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**MEN'S BASEBALL** 

**WOMEN'S HOCKEY** 

#### **UPCOMING TWIN CITIES EVENTS**



2025 NCAA WOMEN'S ICE HOCKEY FROZEN FOUR



2026 WORLD JUNIORS HOCKEY CHAMPIONSHIP





2029 RYDER CUP

# Headquartered In Greater MSP FORTUNE 500 COMPANIES

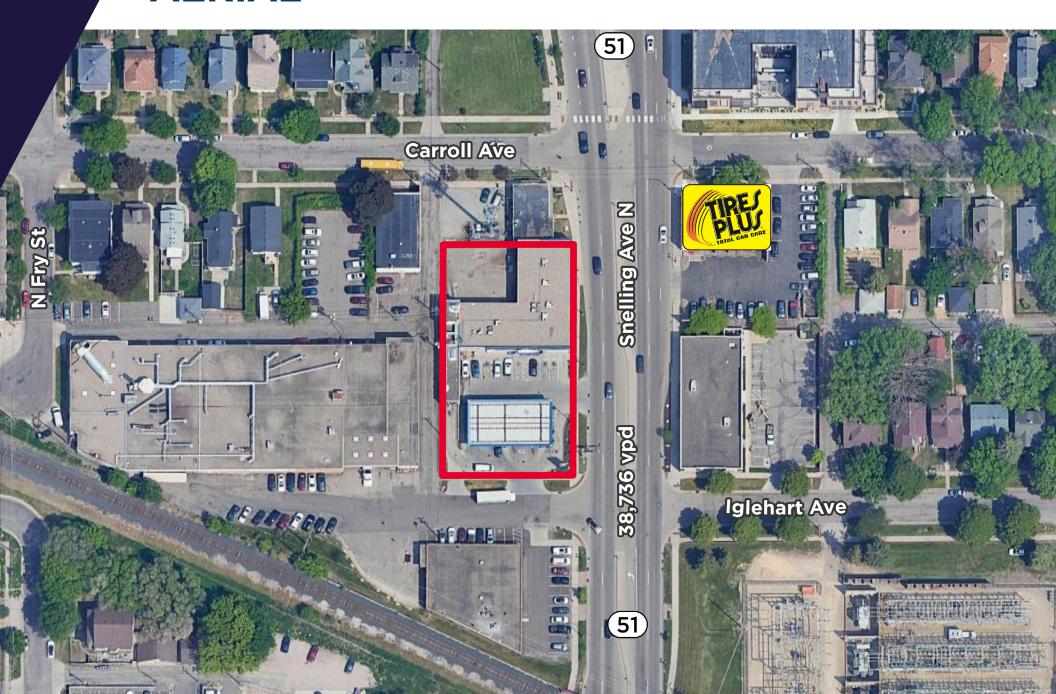
GREATER MSP RANK	COMPANY	FORTUNE 500 RANKING	REVENUE (billions)
1	UnitedHealth Group	5	\$324.1
2	Target Corporation	33	\$109
3	CHS	90	\$47.8
4	Best Buy	94	\$46.3
5	3М	116	\$34.2
6	U.S. Bancorp	149	\$27.4
7	C.H. Robinson Worldwide	160	\$24.6
8	Land O' Lakes	213	\$19.2
9	General Mills	219	\$18.9
10	Xcel Energy	271	\$15.3
11	Ameriprise Financial	289	\$14.3
12	Ecolab	293	\$14.1
13	Hormel Foods	330	\$12.4
14	Thrivent Financial	412	\$9.3
15	Polaris Industries	424	\$8.9

#### FORBES LARGEST PRIVATE COMPANIES

RANK	COMPANY	INDUSTRY	REVENUE (billions)	EMPLOYEES
1	Cargill	Food, Drink, & Tobacco	\$165	155,000
115	Mortenson	Construction	\$4.8	3,000
119	Digi-Key Electronics	Capita Goods	\$4.71	5,135
139	Ryan Companies	Construction	\$4	1,250
158	Andersen	Construction	\$3.4	11,000
178	Rosen's Diversified	Food, Drink, & Tobacco	\$3.1	4,000
204	Johnson Bros Liquor	Food, Drink, & Tobacco	\$2.7	3,500
237	Taylor	Media	\$2.3	12,000



# **AERIAL**





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