

# Tax-Forfeited Property 1176 Ross Ave

## Category II Vacant Building

- 1 ¾ story single family house on an elevated lot built in 1900.
- 1,496 sq. ft. finished living area.
- 3 BRs, 1 full bath, and an office.
- Original hardwood flooring throughout.
- All identified interior asbestos-containing materials have been removed and properly disposed of by Ramsey County.
- *More details on reverse side.*



Living room



Dining room



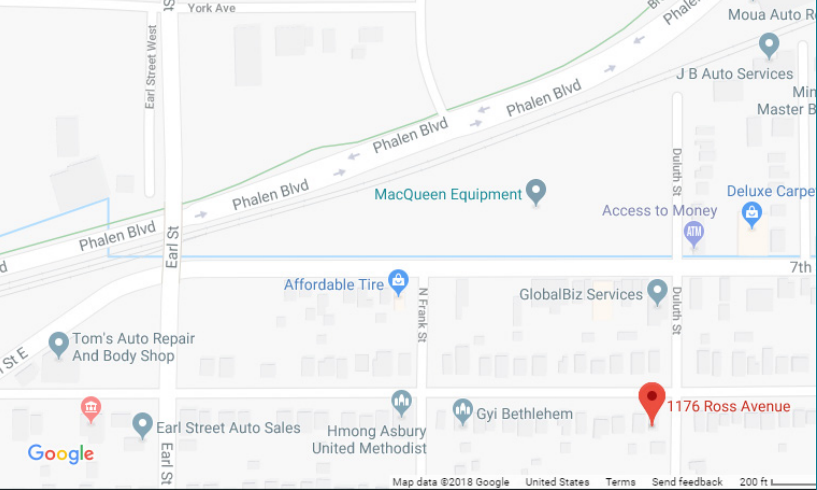
Bedroom

**For Sale at  
Public Auction  
Minimum Bid: \$49,000**



Kitchen





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# 1176 Ross Ave

## Minimum Bid: \$49,000

### Key Dates

Open house

**8**  
May

4 - 6 p.m.

Open house

**15**  
May

4 - 5 p.m.

Auction  
**18**  
May

Plato Conference Room  
90 Plato Blvd. W.  
Saint Paul, MN 55107

9 a.m. - Registration  
10 a.m. - Bidding begins

- \$5000 in certified funds (bank check or money order) is required in order to bid.
- Cash or personal checks are not accepted.
- More information at [www.rctfl.org](http://www.rctfl.org)

### Additional Information

This property is a single family house that is a Category II Registered Vacant Building being sold "as is." The new owner will not be able to move in until all necessary repairs are completed and inspected by the city, and a Certificate of Code Compliance is awarded by the City of Saint Paul. See code compliance report for required repairs.

Saint Paul has specific requirements regarding the purchase of a Registered Vacant Building including an approval process that must be completed prior to any repairs being conducted. Contact Reid Soley at 651-266-91420 for more information.

Visit [www.rctfl.org](http://www.rctfl.org) to view detailed reports on this property.

Ramsey County now offers financing with only a 10% down payment and no credit check. The contract has a 10% interest rate and is amortized over 10 years

Other conditions apply. Terms and conditions of sale are posted on the website; please review to fully understand obligations.