

Single Family Residence **RESIDENTIAL**

2806 MERRILL ST

SAINT PAUL, MN 55113

\$317,550 TopHap Estimate · \$192 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,652 ft²

LIVING AREA

0.23 ac

LOT SIZE

1961

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$318K

\$299K low

\$336K high

Last Sale

\$90,000 · Jun 19, 1998

Est. Owner Equity

\$157,550

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$5,750 (2025)
Assessed Value	\$432,000
Previous Assessed	\$435,600
Assessor Market Value	\$432,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	RAMSEY
Lot (acres)	0.23
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 23, 1999	Non-arms-length	Grant Deed	\$90,000	\$54	\$111K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roseville Area High School	High	9–12	0.9 mi
Emmet D. Williams Elementary School	Elementary	KG–6	1.0 mi
Roseville Area Middle School	Middle	7–8	2.7 mi

District: Roseville Public School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 55113

87 CRIME INDEX	87 AIR POLLUTION	40,782 POPULATION	\$89K MEDIAN IN-COME	45°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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