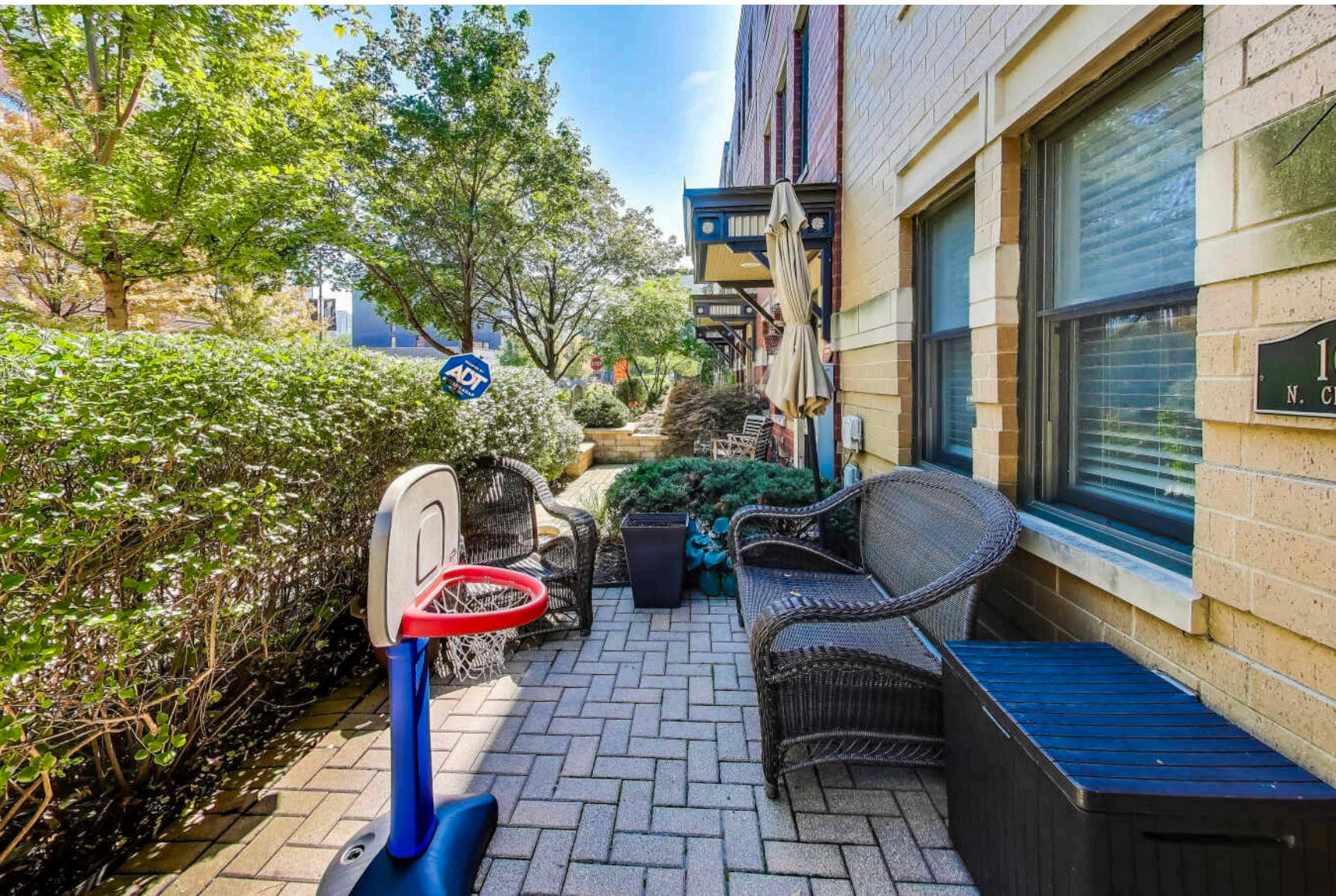


1010 N CROSBY STREET
RIVER NORTH



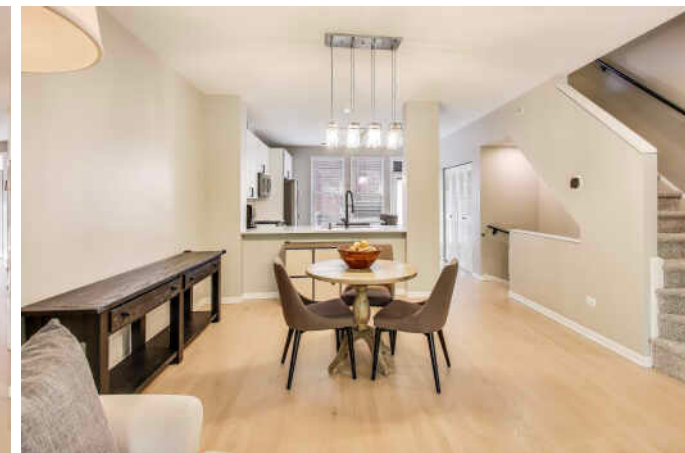
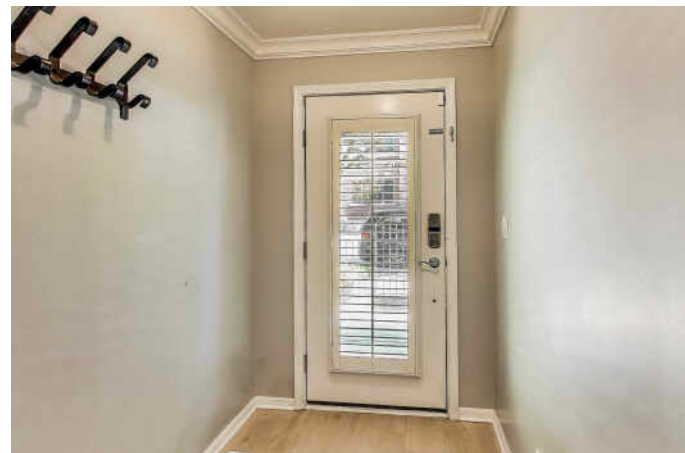


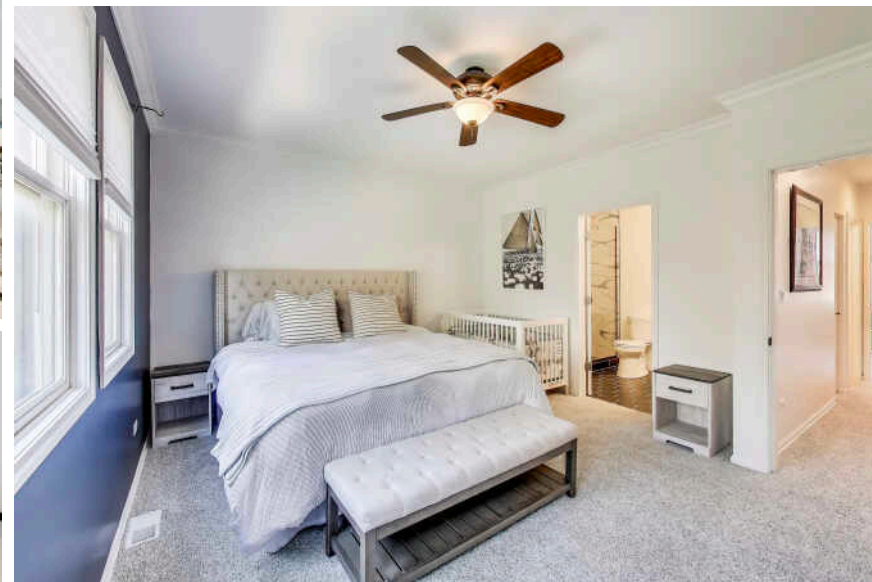
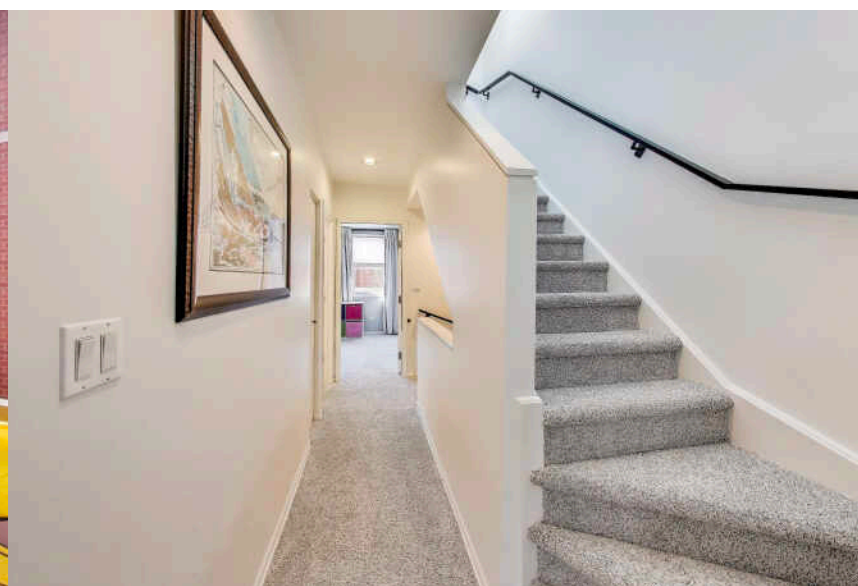
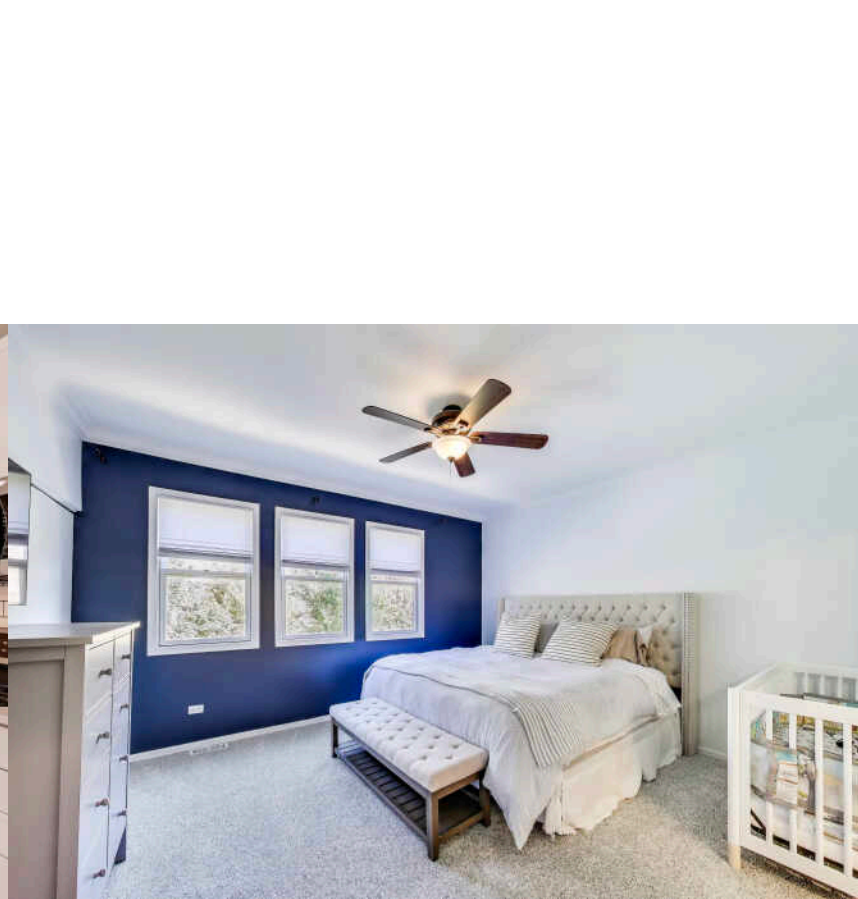
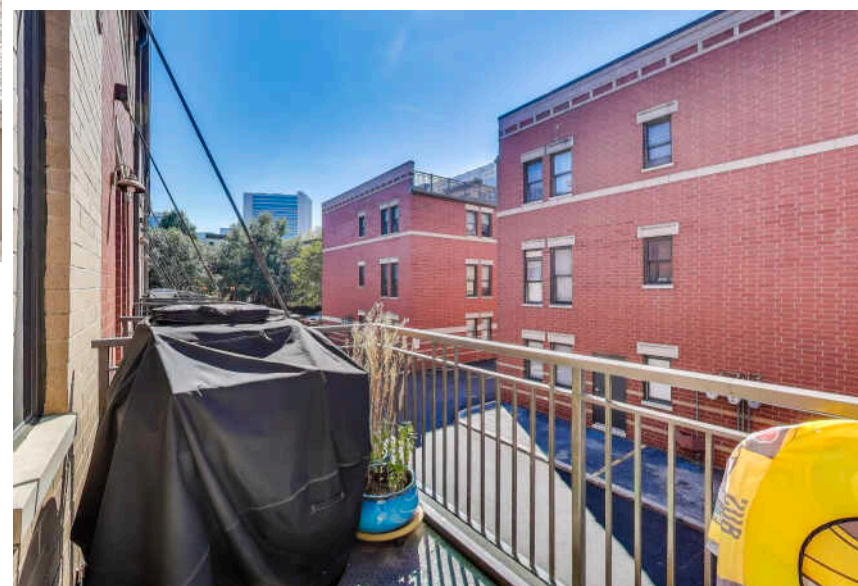
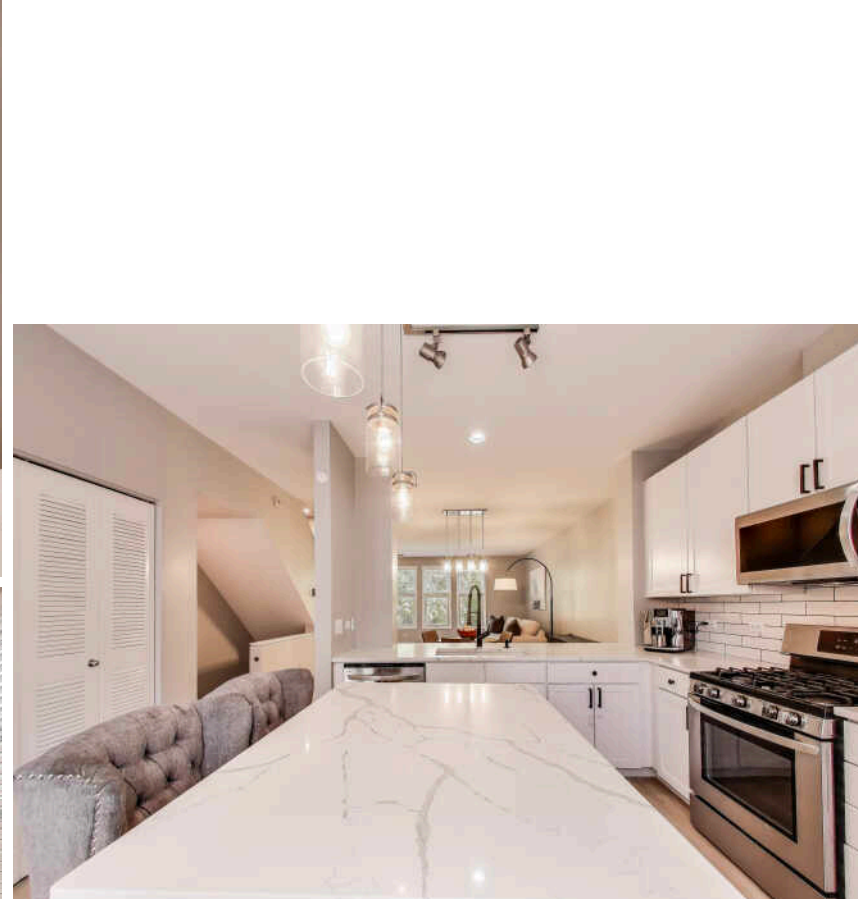
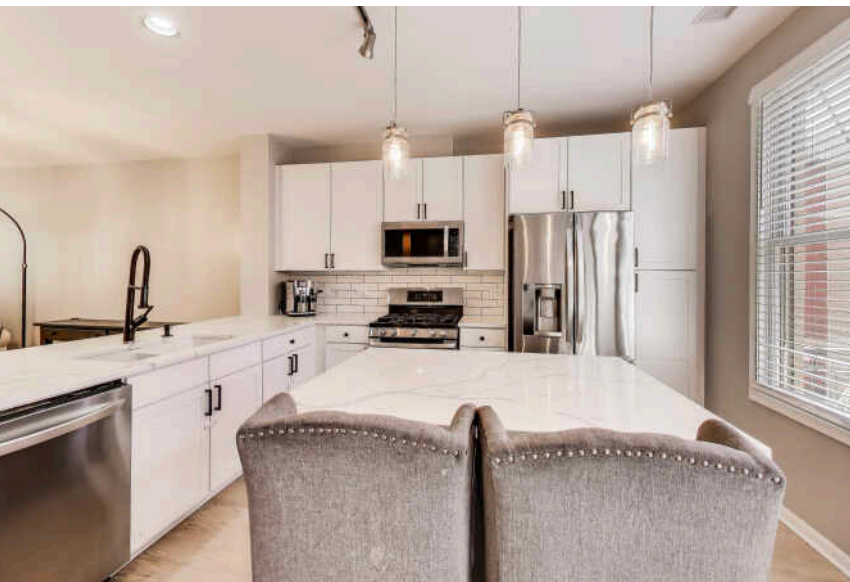
3 BEDROOM
2.1 BATH
TAXES: \$14,980
ASSESSMENTS: \$274

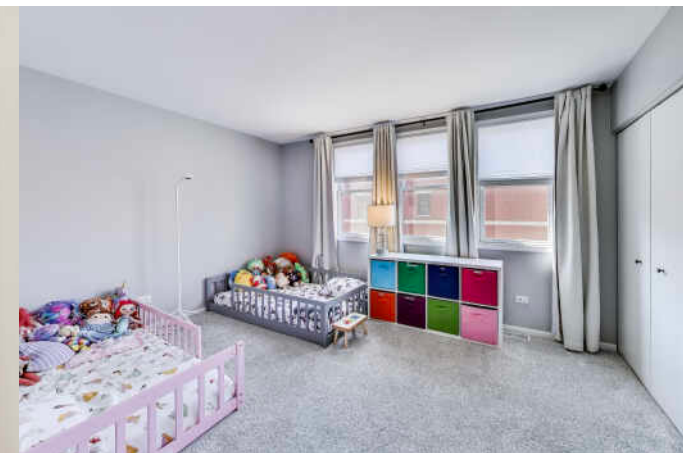
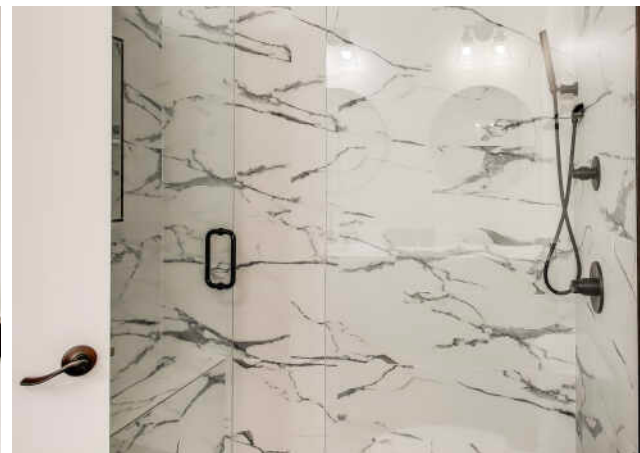
Welcome to 1010 Crosby In River Village! Enjoy living in this wonderful gated townhome community that surrounds a one acre park with access to the River Walk.

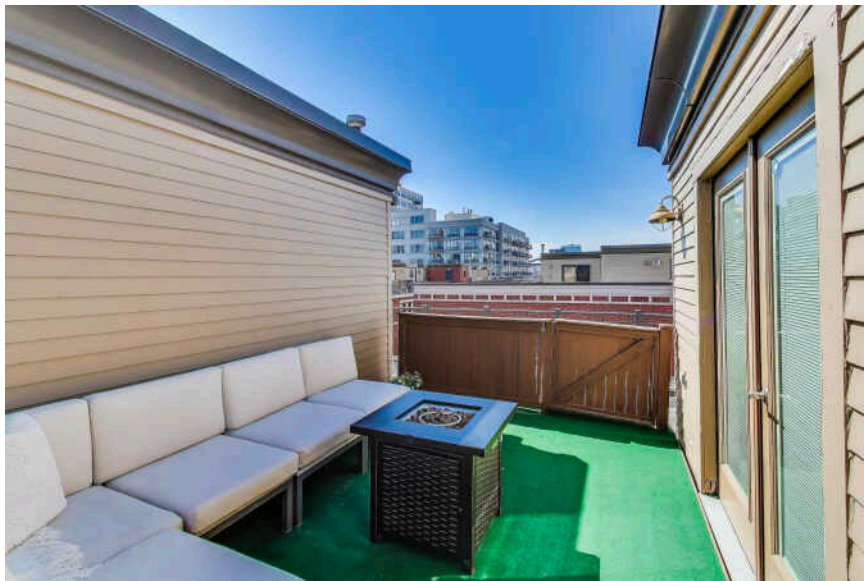
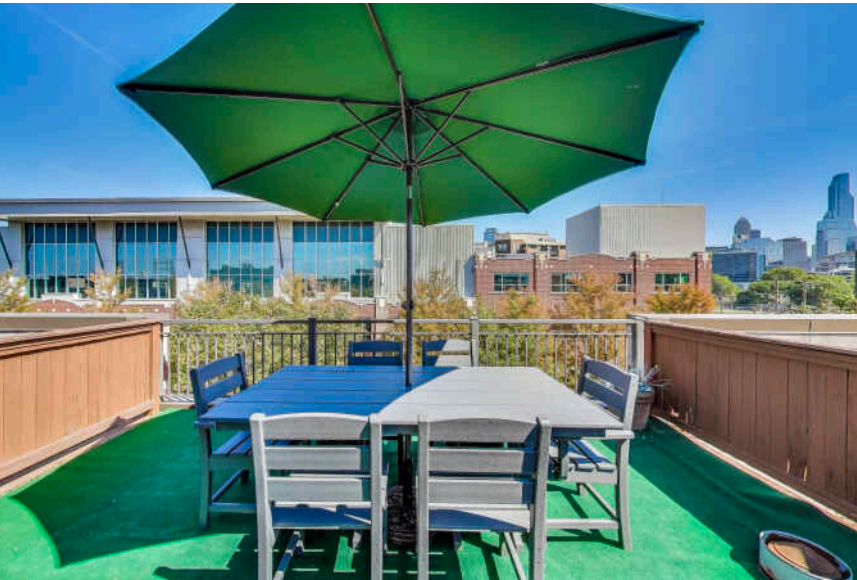
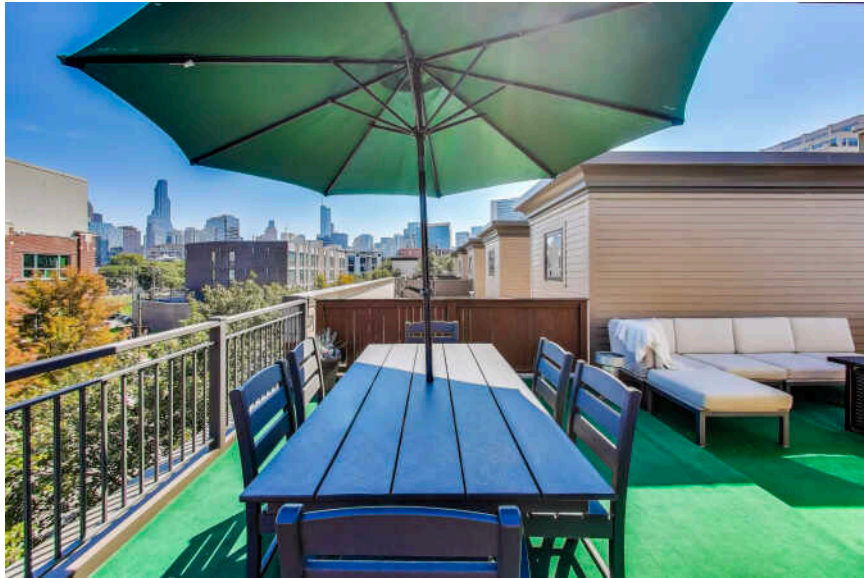
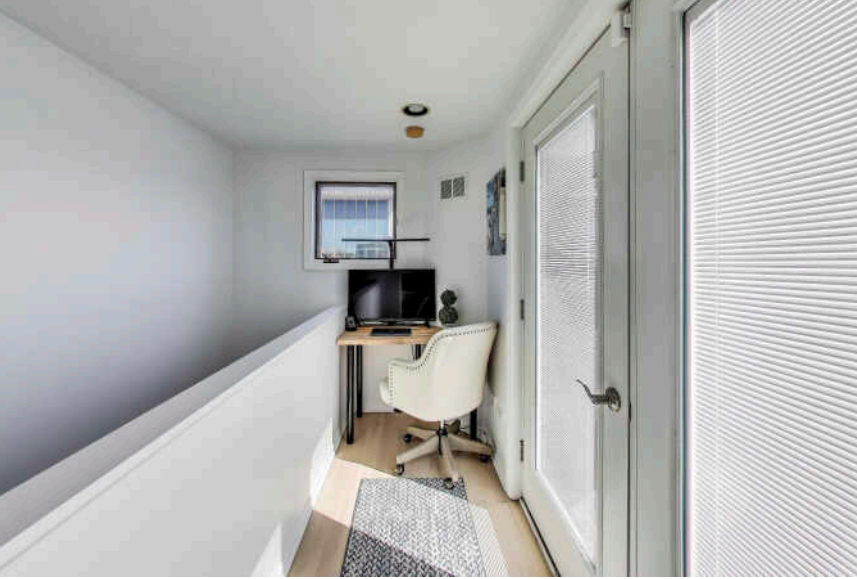
Unit Features & Recent Updates include:

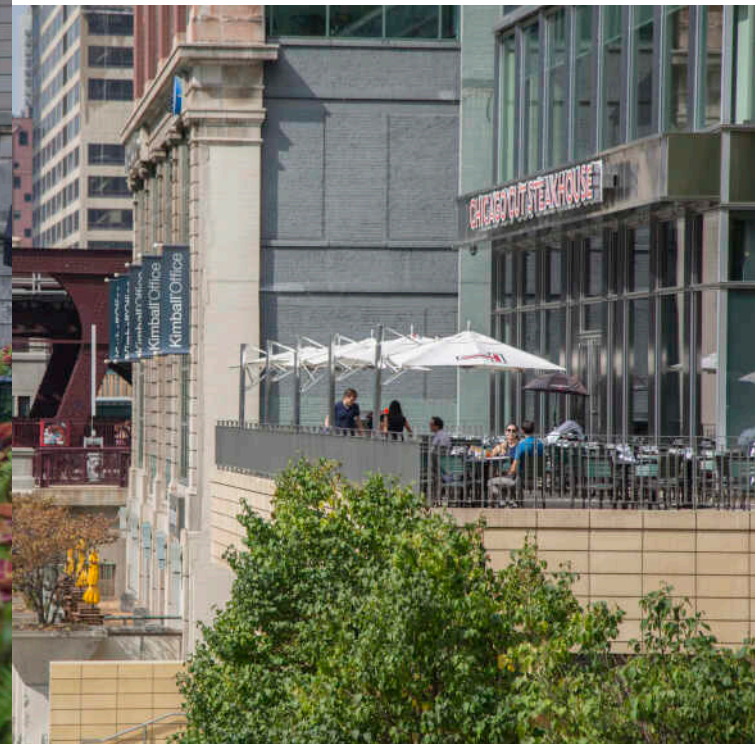
- Attached 2 Car Garage
- Private Rooftop Deck with Skyline Views
- Deck off of Kitchen Perfect for Grilling
- Open Concept Living Space
- Added Hardwood Floors to 1st and 3rd Floor
- New Carpet on Stairwells and 3rd Level, Refinished Hardwood Underneath
- Updated Gas Fireplace and Mantle
- Custom Handrails on all 3 Stairwells
- New Kitchen Counters
- Complete Gut Rehab/Remodel of Primary Bathroom, 2023
- Remodel of Second Bathroom and Powder Room, 2023
- New Washer/Dryer, 2022
- New Furnace, 2023
- New Motor Track and Key Pad for Garage, 2025











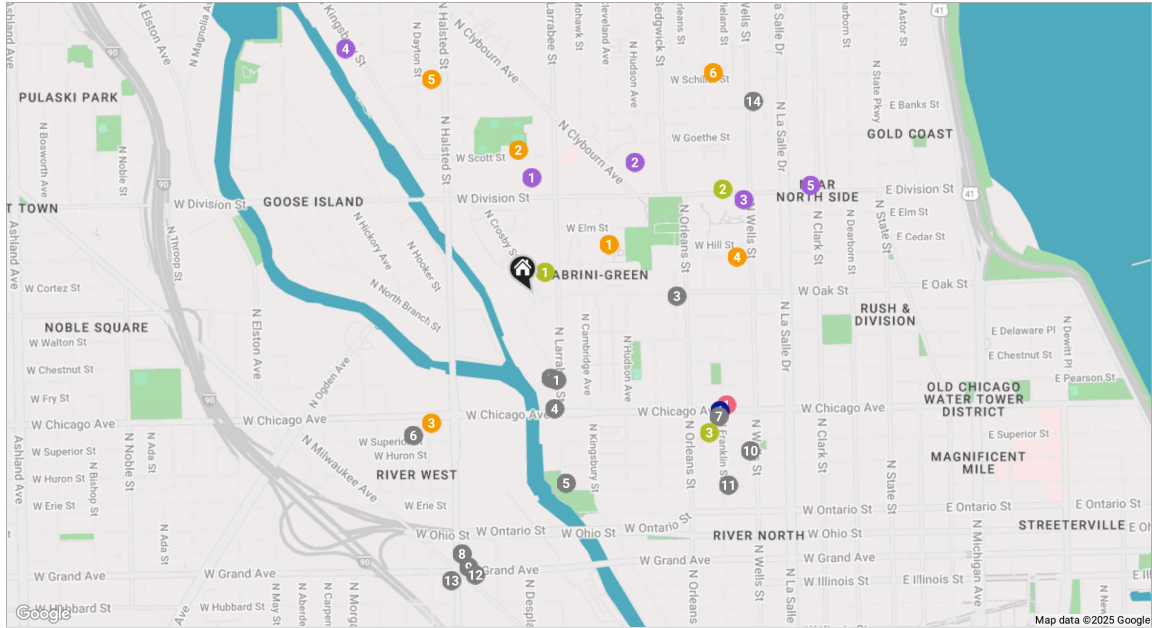
IF **RIVER NORTH** HAD A MOTTO, IT WOULD BE “BUILD IT AND THEY WILL COME.”

First came the art galleries and restaurants, then hip, urban homebuyers followed. Stretching from the Chicago River to Chicago Avenue, west of the Magnificent Mile, the old loft district has found its groove.

Dozens of residential developments in recent years give buyers a lot of choices, from classic timber lofts and upscale row homes to contemporary high-rises. Development has also pushed west of the Chicago River into an area dubbed River West, which includes a number of new condominium buildings.

Chicago's biggest office building, the Merchandise Mart, anchors the southern edge of the neighborhood along the revitalized Chicago River and the new pedestrian Riverwalk that includes restaurants and park seating along with kayak and boat rentals. Residents have convenient access to several bus lines as well as the CTA Red and Brown lines.

Home to many of Chicago's premier eateries with famed chefs, River North is where you will find the finest steakhouses and just about every type of cuisine. The neighborhood is packed with shopping, entertainment and nightlife, including some of the city's trendiest clubs and favorite hangouts.



RESTAURANTS

- 1 Farmer's Fridge
LOCATED IN THE HUB SPACE COMMONS, 0.2 MI
- 2 Catalogue House Provisions
600 WEST CHICAGO AVENUE SUITE 5, 0.2 MI
- 3 EUROASIA RESTAURANT
351 WEST OAK STREET, 0.3 MI
- 4 BIÂN Chicago - A Luxury Private Club for Wellness, Work, and Community
600 WEST CHICAGO AVENUE SUITE 001, 0.3 MI
- 5 Erie Cafe
536 WEST ERIE STREET, 0.4 MI
- 6 Cafe Trinidad To Go
850 WEST SUPERIOR STREET, 0.4 MI
- 7 Starbucks
750 NORTH FRANKLIN STREET, 0.5 MI
- 8 Iguana Cafe
517 NORTH HALSTED STREET, 0.6 MI

- 9 The Dawson
730 WEST GRAND AVENUE, 0.6 MI
- 10 Prosecco
710 NORTH WELLS STREET #12, 0.6 MI
- 11 Union Sushi + Barbeque Bar
230 WEST ERIE STREET, 0.6 MI
- 12 La Scarola
721 WEST GRAND AVENUE, 0.7 MI
- 13 Piccolo Sogno
464 NORTH HALSTED STREET, 0.7 MI
- 14 Old Town Pub
1339 NORTH WELLS STREET, 0.7 MI

GROCERY

- 1 Target Grocery
1200 NORTH LARRABEE STREET, 0.3 MI
- 2 Jewel-Osco
424 WEST DIVISION STREET, 0.4 MI
- 3 ALDI
201 WEST DIVISION STREET, 0.5 MI

- 4 Whole Foods Market
1550 NORTH KINGSBURY STREET, 0.7 MI

GYM

- 1 Chicago Strength River North
1030 NORTH LARRABEE STREET, 0.1 MI
- 2 Shred415 Old Town
230 WEST DIVISION STREET, 0.5 MI
- 3 CorePower Yoga - River North
310 WEST SUPERIOR STREET 3RD FLOOR, 0.5 MI

SCHOOLS

- 1 The Ogden International School of Chicago - Jenner Campus
1119 NORTH CLEVELAND AVENUE, 0.2 MI

- 2 Skinner North Classical School
640 WEST SCOTT STREET # 1, 0.3 MI
- 3 City Children's Academy
777 NORTH GREEN STREET, 0.4 MI
- 4 Walter Payton College Preparatory High School
1034 NORTH WELLS STREET, 0.5 MI
- 5 British International School Chicago, Lincoln Park
814 WEST EASTMAN STREET, 0.6 MI
- 6 Catherine Cook School
226 WEST SCHILLER STREET, 0.7 MI

ENTERTAINMENT

- 1 Paper Source
232 WEST CHICAGO AVENUE, 0.5 MI

TRANSIT

- 1 Chicago
CTA - BROWN LINE, 0.5 MI

NOTES



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All specifications, features, designs, price, assessments, taxes and materials are subject to change without notice. Depicted floor plans and architectural renderings are only an artist's impression.

