

1038 N PAULINA STREET #3
WEST TOWN

@properties®

CHRISTIE'S
INTERNATIONAL REAL ESTATE



ROOM DIMENSIONS

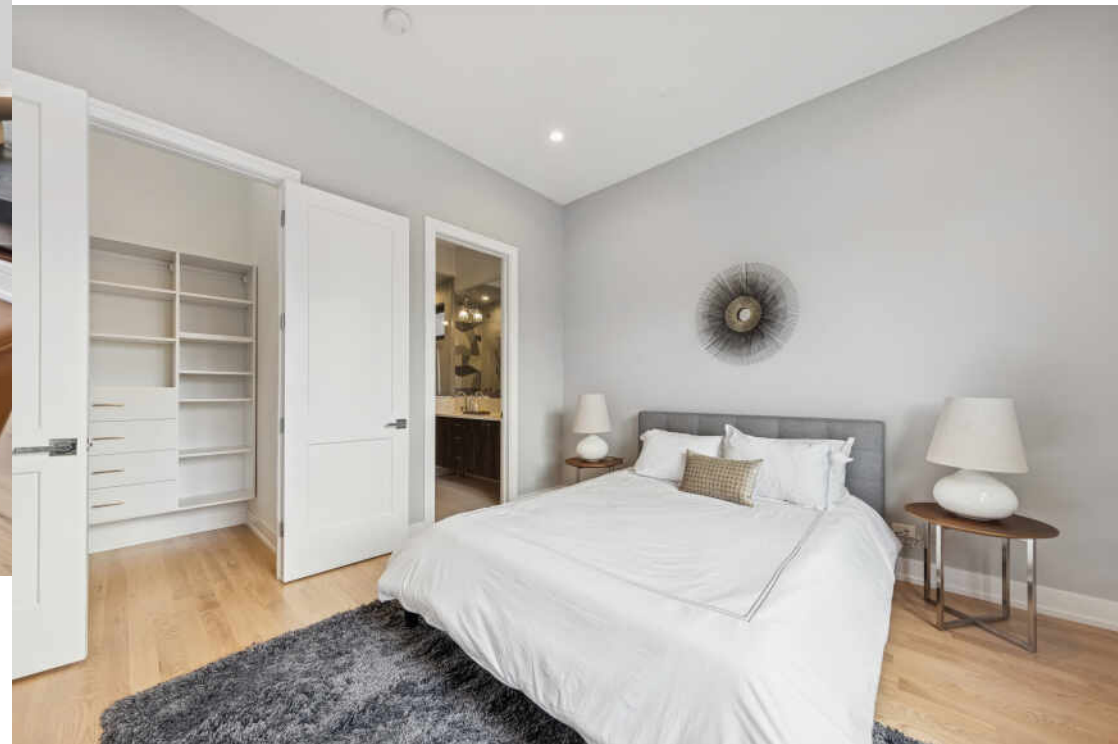
KITCHEN : 17' × 9'
GREAT ROOM : 17' × 18'
PRIMARY BEDROOM : 13' × 12'
SECOND BEDROOM : 10' × 11'
BAR : 7' × 12'
ROOFTOP DECK : 18' × 56'

2 BEDROOM
2 BATH

PENTHOUSE PERFECTION IN PRIME WEST TOWN: LUXE FINISHES, PRIVATE ROOF DECK & SKYLINE VIEWS

Third floor penthouse in prime West Town neighborhood with exclusive roof deck access and jaw-dropping skyline views. This 3rd-story walkup has soaring 10' ceilings and 8' doors which creates an airy, modern vibe. The peninsula style kitchen features quartz countertops, Bosch appliances including a beverage fridge-ideal for entertaining. Relax in the spacious owner's suite with a walk-in closet and spa-style bath, complete with rain head shower and heated floors. In-unit laundry adds convenience, while newly refinished hardwood floors and fresh paint make the space feel brand new. Just steps from Division and Paulina on a block of great-looking homes, you're surrounded by top restaurants, cafes, and shops. Close to Division blue line. A rare mix of privacy, luxury, and location-this one checks all the boxes.

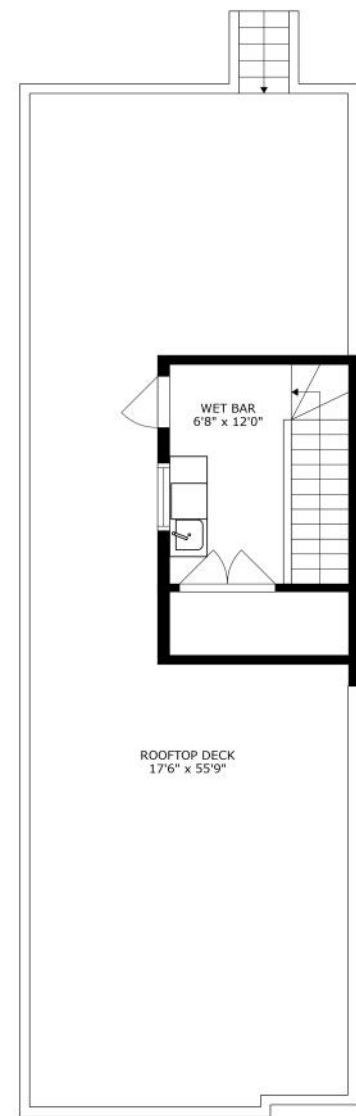








SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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COMPRISED OF SEVERAL DISTINCT NEIGHBORHOODS, **WEST TOWN** IS A THRIVING COMMUNITY THAT HAS EXPERIENCED EXTENSIVE DEVELOPMENT OVER THE PAST DECADE.

The community includes the neighborhoods of Wicker Park, Ukrainian Village, East Village, River West, Noble Square, East Humboldt Park, and parts of Bucktown. With an eclectic mix of hip cafes, independent bookstores, art galleries, music venues, and peaceful city parks, West Town appeals to a variety of lifestyles.

Over the last several years, the community has seen an influx of trendy eateries, bars, and boutiques pop up along Division Street, Chicago Avenue, Grand Avenue, and Damen Avenue, making it a popular destination for shoppers looking for the hottest fashions and for foodies in search of unique cuisine. Every year, locals enjoy a number of festivals, including Do Division Street Fest, West Fest, Renegade Craft Fair, and the West Town Art Walk.

West Town features an assortment of housing styles and price ranges. Condominiums take the form of vintage walk-ups, rustic lofts, and new-construction three-flats and mid-rises. Single-family homes range from smaller cottages and bungalows to gut-rehabbed greystones, historic mansions, and eye-popping multimillion-dollar new construction.





BRYAN BOMBA

(630) 286-9242

BRYAN@BRYANBOMBA.COM

WWW.HINSDALEAREAREALESTATE.COM

WWW.WHYHIREUS.COM



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.

