

1213 OAKTON STREET
EVANSTON





WELCOME TO 1213 OAKTON STREET, EVANSTON

Charming 2-bedroom, 1-bath home with a finished basement, private yard and 1-car garage in a convenient location close to neighborhood favorites, including Kamen and Leider Parks, local schools and train lines. A sweet front porch with space for cozy seating welcomes you home. Step inside to a bright living room filled with natural light, hardwood floors and a convenient pass-through to the kitchen that creates an easy, circular flow throughout the main level. The kitchen offers plenty of cabinet storage along with a lovely view of the patio and backyard, while the adjoining dining area has plenty of room for everyday meals or hosting guests. Upstairs, you'll find 2 comfortable bedrooms with good closet space and a full bathroom. The finished basement adds valuable flexibility with a laundry area, additional storage and a finished living space that works well as a second TV room, home office, playroom or workout space. Outside, enjoy your own yard and patio, plus the convenience of a 1-car garage. With easy access to the city and nearby shopping, parks and recreation-including James Park (Mount Trashmore) and the Robert Crown Community Center-this is a wonderful place to call home. Love where you live!







NESTLED ALONG THE SHORES OF LAKE MICHIGAN, **EVANSTON** BLENDS NATURAL BEAUTY WITH VIBRANT CITY LIVING.

Known for its historic homes, tree-lined streets, and scenic beaches, it's a community full of character and charm.

Home to prestigious Northwestern University, Evanston offers a rich mix of culture, education, and entertainment – from Big Ten sports and academic events to art galleries, theaters, and music.

The lively downtown features bookstores, boutiques, restaurants, and cafes that attract both locals and visitors. Outdoor lovers can explore miles of parks, nature trails, and public beaches.

Evanston offers a wide range of housing options – from grand lakefront mansions and classic single-family homes to modern townhomes and high-rise condos near shops and transit.

With easy access to downtown Chicago via CTA trains, buses, Pace routes, and three Metra stations, Evanston is a connected, convenient, and inspiring place to call home.





MICHAEL AND LENE THOMAS

(847) 322-6968

MIKE@THETHOMASTEAMONLINE.COM

WWW.THETHOMASTEAMONLINE.COM

The **Thomas**Team



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INTERNATIONAL REAL ESTATE