

12200 S 71ST AVENUE
PALOS HEIGHTS





ROOM DIMENSIONS

LIVING ROOM : 18' × 13'

DINING ROOM : 12' × 11'

KITCHEN W/ BREAKFAST NOOK : 19' × 10'

PRIMARY BEDROOM : 14' × 10'

BEDROOM 2 : 14' × 10'

REC ROOM : 24' × 13'

FLEX SPACE : 10' × 13'

STORAGE ROOM : 32' × 24'



2 BEDROOM

2 BATH

TAXES: 2024: \$7472 W/ HOMEOWNER

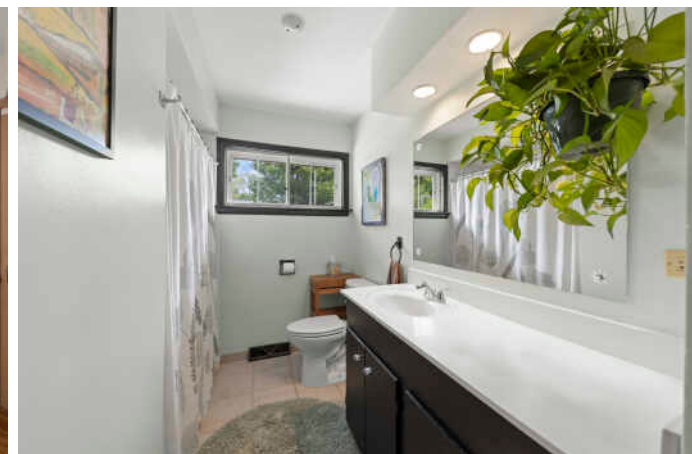
TIMELESS RANCH LIVING

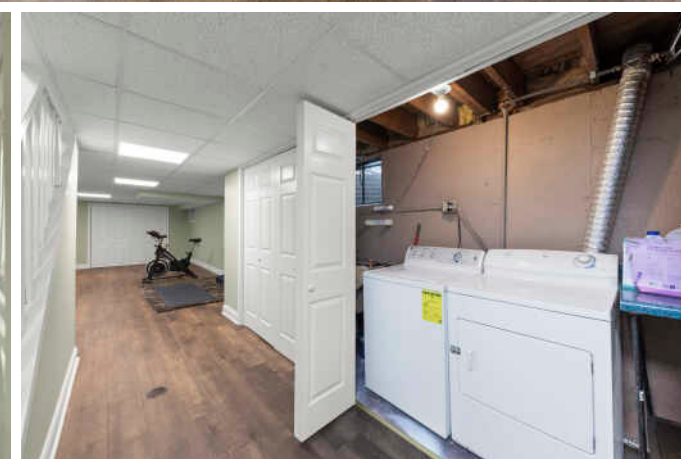
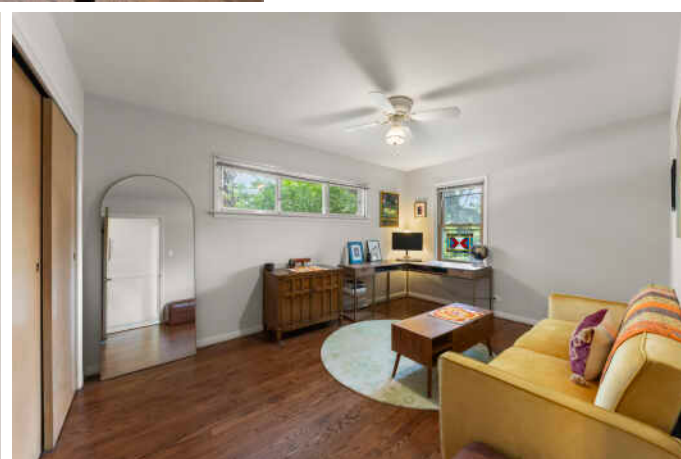
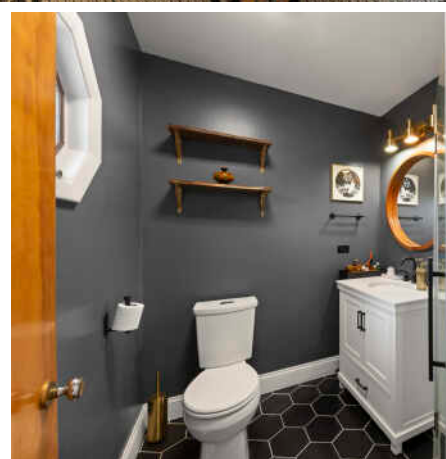
Nestled on a professionally landscaped .32 acre corner lot in the heart of Palos Heights, this beautifully maintained ranch offers a rare blend of timeless character, thoughtful updates, and comfortable everyday living.

Warm oak hardwood floors, a wood burning fireplace, and inviting living spaces create a welcoming atmosphere throughout the home. The expansive kitchen and dining area provide the perfect setting for everyday living and entertaining, while the private primary suite features an updated bath and direct access to the backyard retreat. A fully renovated basement completed in 2025 expands the home's versatility with generous flexible living space for potential 3rd bedroom, recreation, fitness, hobbies, and storage.

Outdoors, mature landscaping, expansive garden beds, and winding flagstone pathways create a peaceful backyard retreat that feels like a world of its own. Ideally located near shopping, dining, parks, and highly regarded District 128 schools, this home offers the perfect balance of comfort, convenience, and community.

- Full Basement Renovation (2025)
- Primary Bathroom Renovation (2026)
- Water Heater (2025)
- Sump Pump Battery Backup System (2025)
- Central Air Replacement (2023)
- Roof (2016)
- Bedroom Hardwood Floors Refinished (2022)
- Convection Gas Range (2019)







PALOS HEIGHTS IS A NATURE LOVER'S DREAM.

Not only is the city home to the Lake Katherine Nature Center & Botanic Garden, where locals and visitors take in the area's beautiful scenery, but it's also close to Swallow Cliff - an 800-acre nature preserve - and numerous forest preserves.

As a tight-knit community, Palos Heights boasts many amenities and maintains a small-town feel. Community events are held year-round and include the Southwest Half Marathon, an indoor and outdoor farmers market, the annual Classic Car Show, and an Independence Day celebration and parade. Palos Heights also has programs such as Adopt-a-Pot - a community planting program that invites local businesses and residents to sponsor a pot or help plant flowers.

With a train station along Metra's SouthWest Service line, Palos Heights offers transportation to Chicago's Union Station. Major highways and interstates such as I-294 and I-57 are also located nearby.



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