



1315 ABINGTON CAMBS DRIVE LAKE FOREST



1315 ABINGTON CAMBS DRIVE • LAKE FOREST

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INTERNATIONAL REAL ESTATE

LP LUXURY
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FEATURES

Experience timeless elegance in this stunning 6,841 SF French Provincial residence set on 1.51 beautifully landscaped acres, complete with an in-ground heated pool and exceptional Guest House. This stately stucco home exudes Old World charm and luxurious craftsmanship throughout, featuring 4 bedrooms, 4.2 baths, soaring ceilings, intricate stonework, and custom millwork. A DaVinci Province European Slate roof installed in 2024 adds both beauty and durability. The French-inspired eat-in kitchen offers high-end stainless steel appliances and opens to an expansive family room overlooking the outdoor bluestone patio, lion's head fountain, pool and lush gardens-perfect for entertaining or quiet relaxation. Upstairs, all four bedrooms include private, spa-like full baths. Second floor spacious laundry room with double washers and dryers. The lower level features a fully equipped theater room, while the attached heated four-car garage provides ample space and convenience. The exceptional 1-bedroom, 1-bath guest house includes a full kitchen, separate laundry, and fully finished basement-ideal for extended stays, live-in nanny or multi-generational living. An extraordinary property combining sophistication, comfort, and resort-style living. Truly a must-see!



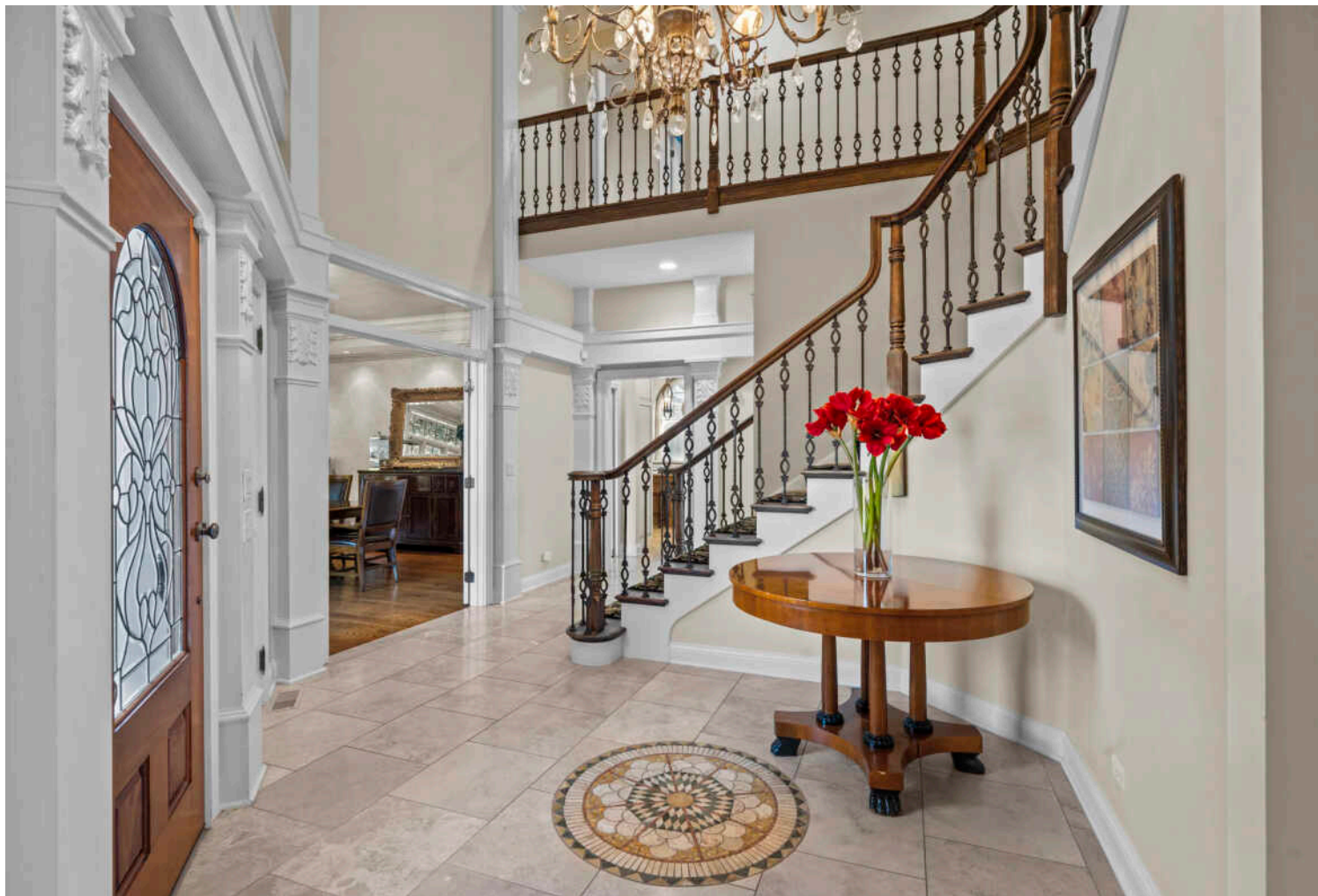
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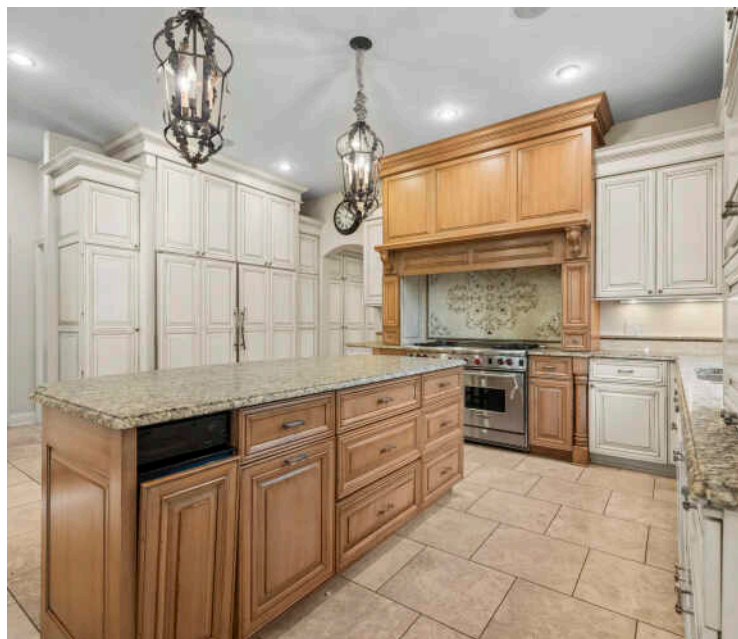
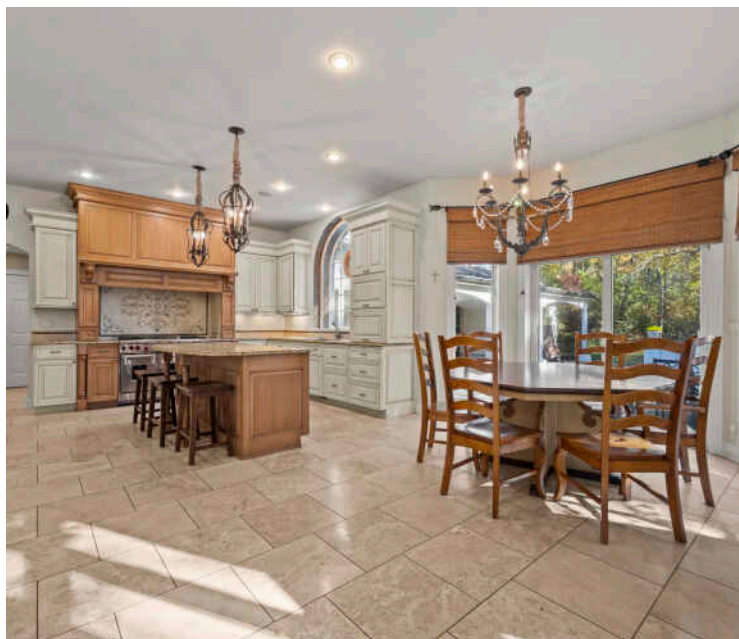


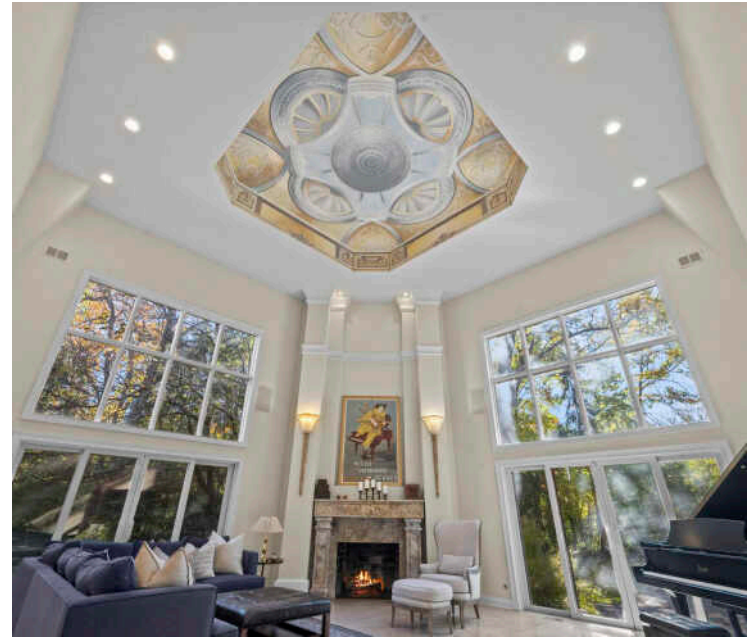
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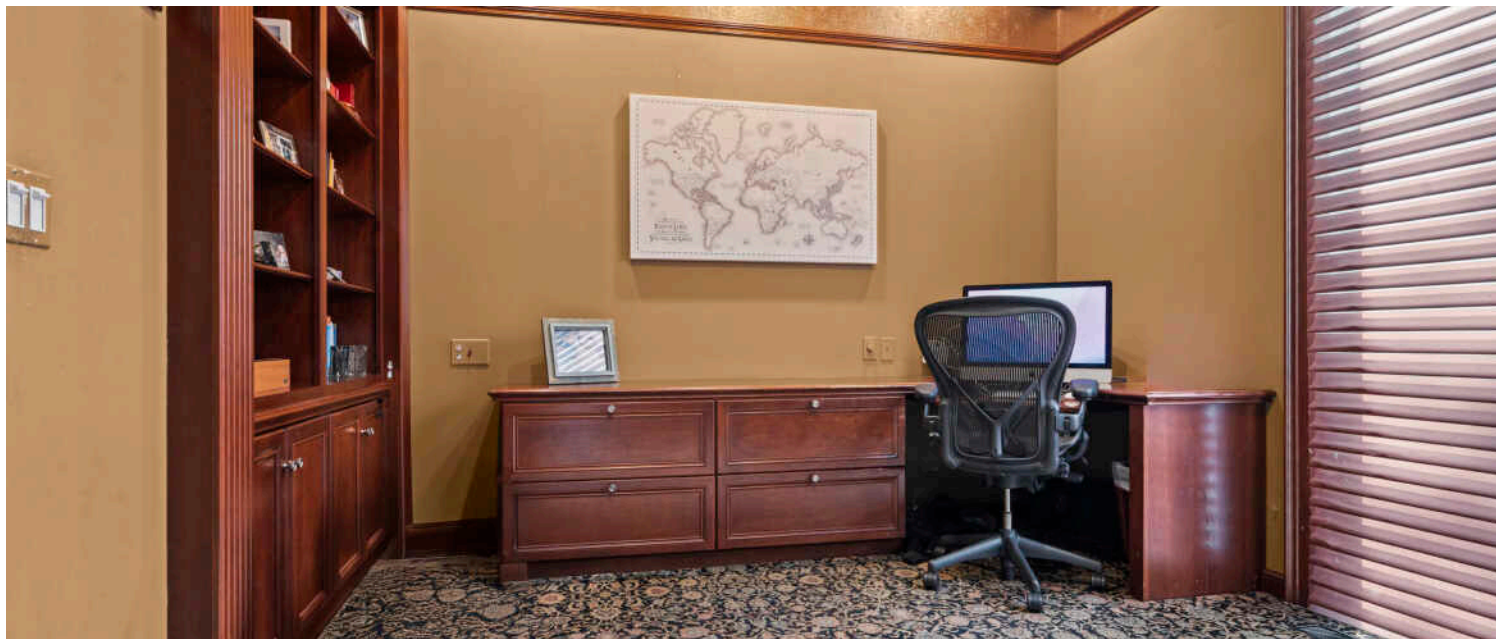
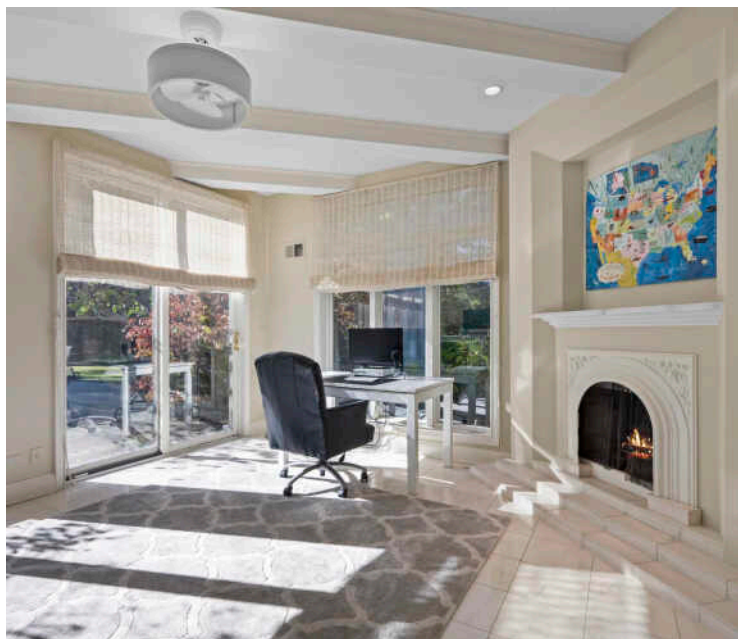
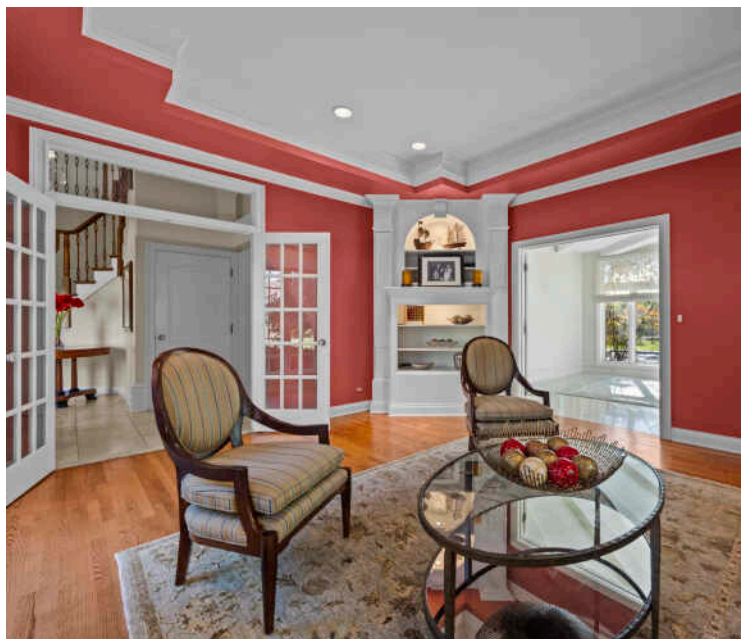
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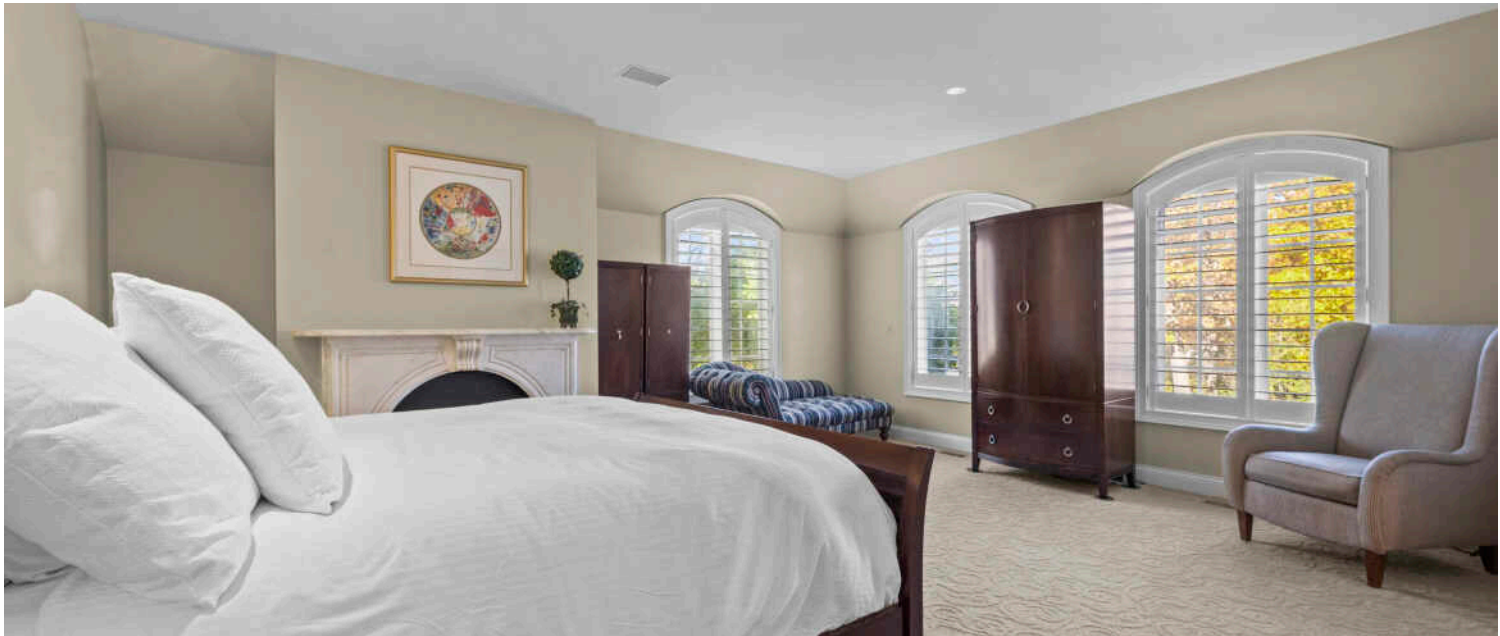
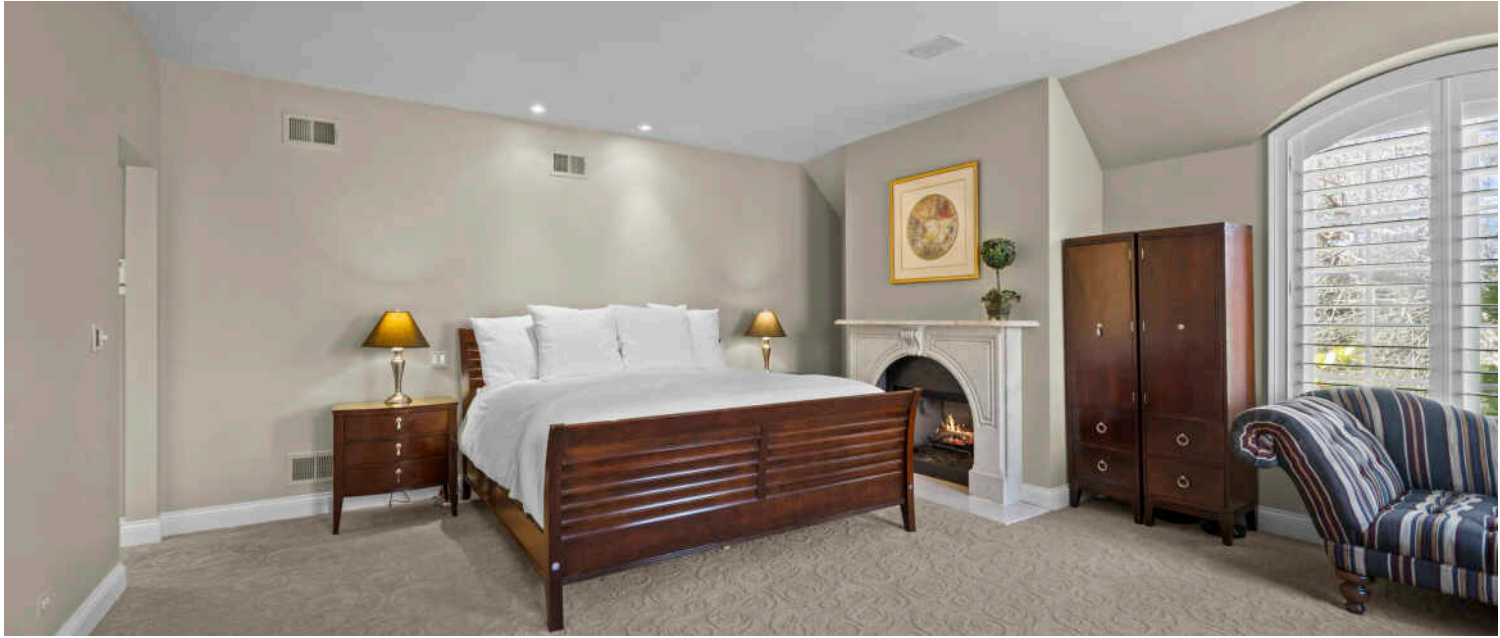


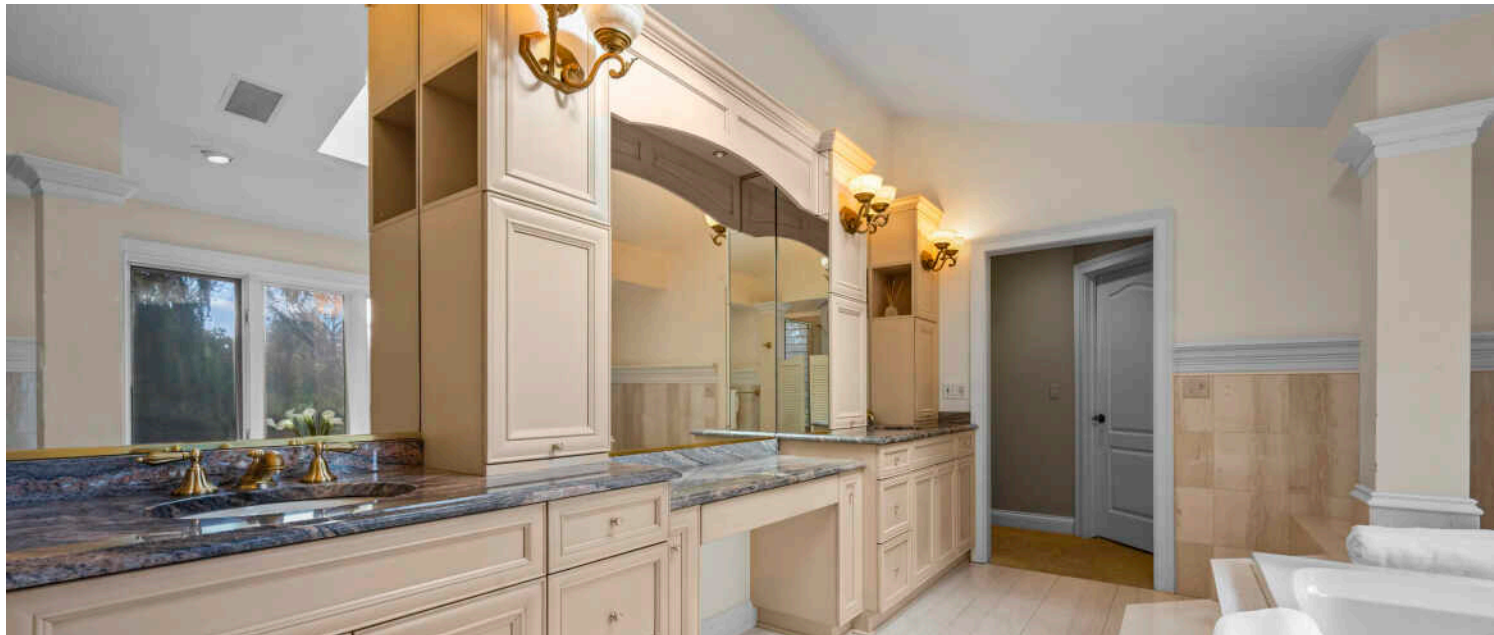
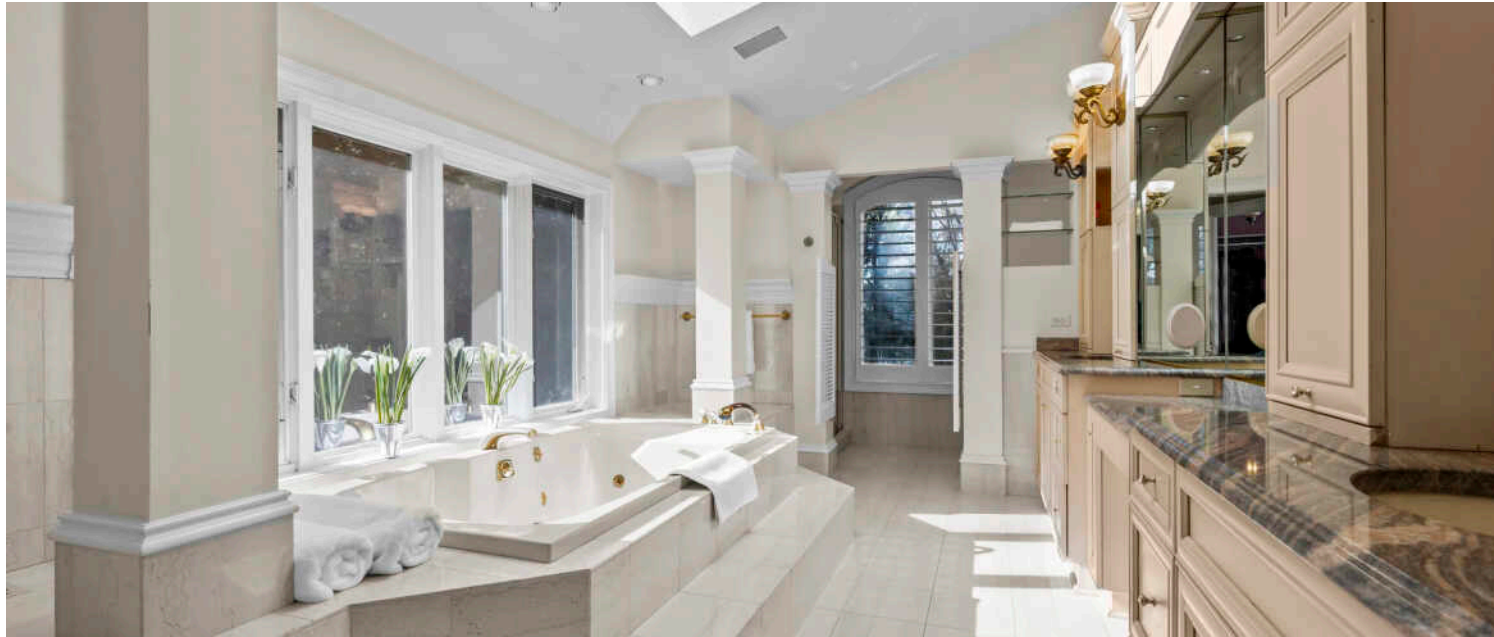




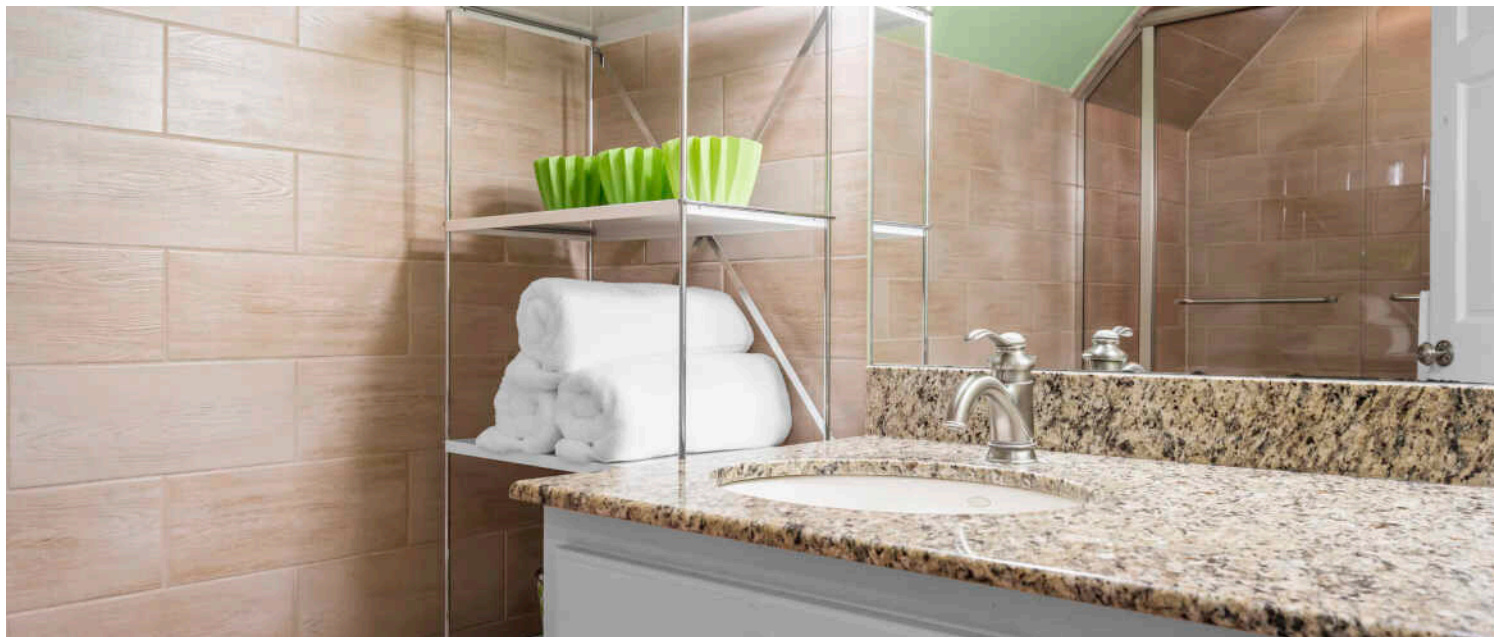








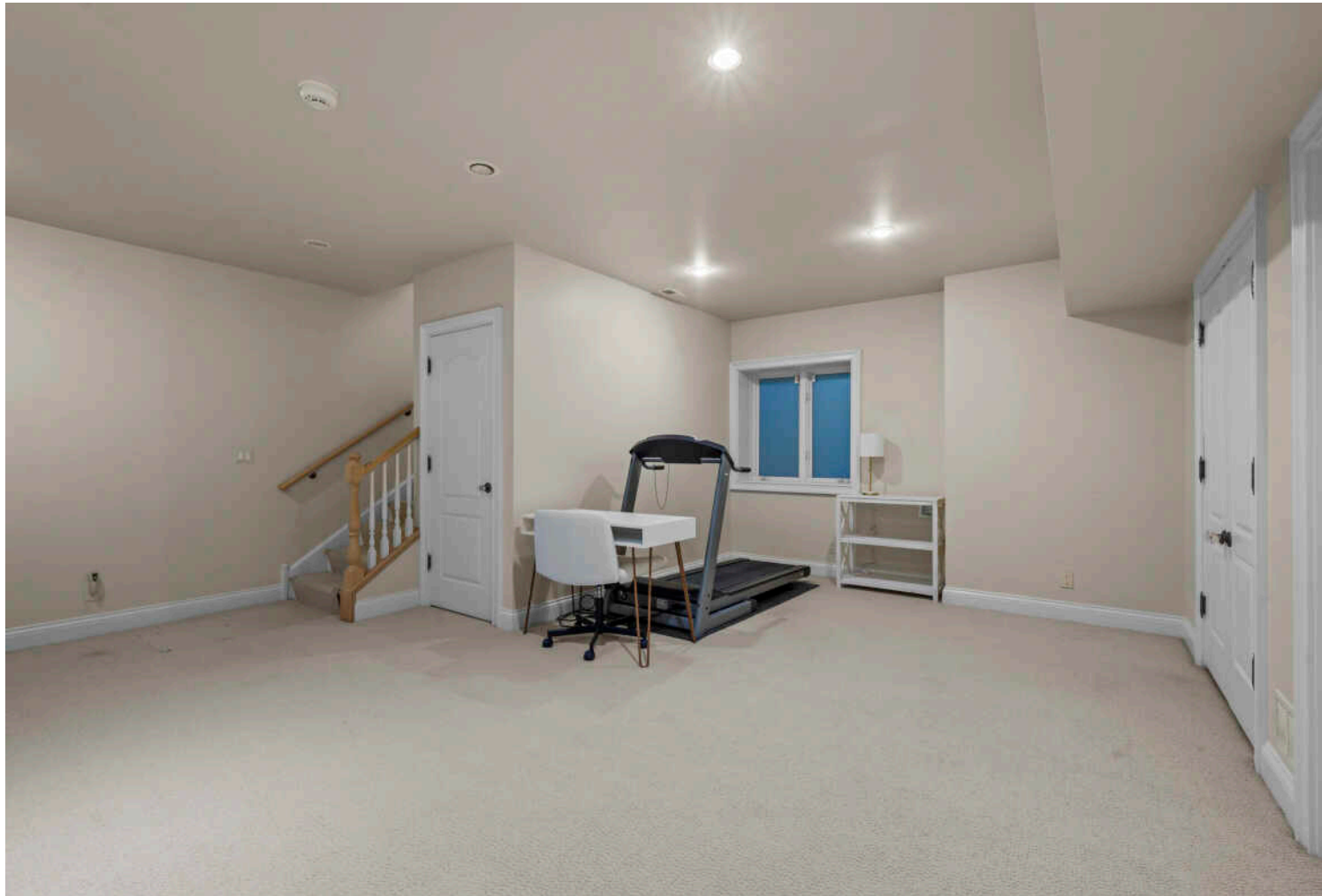




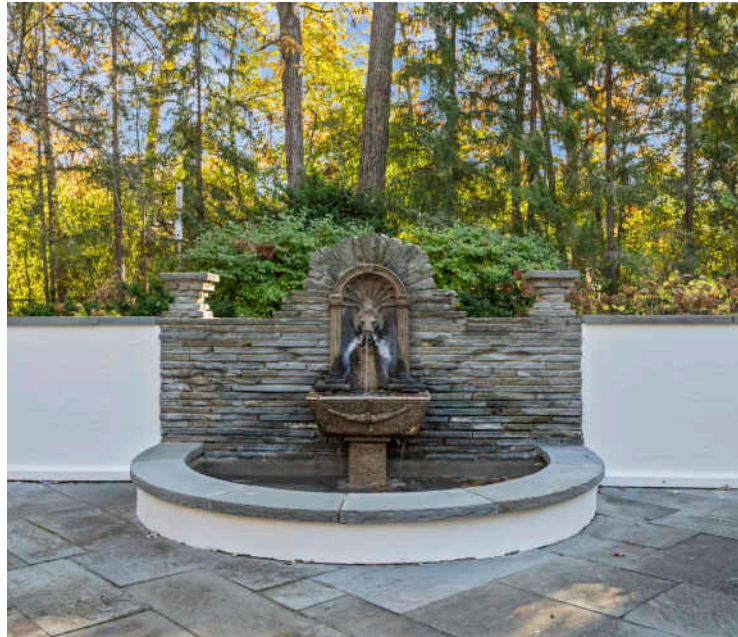
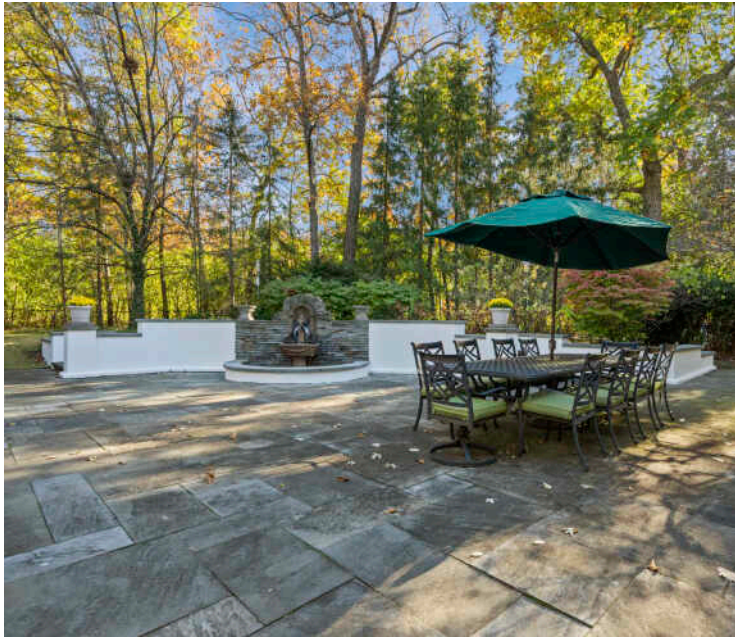










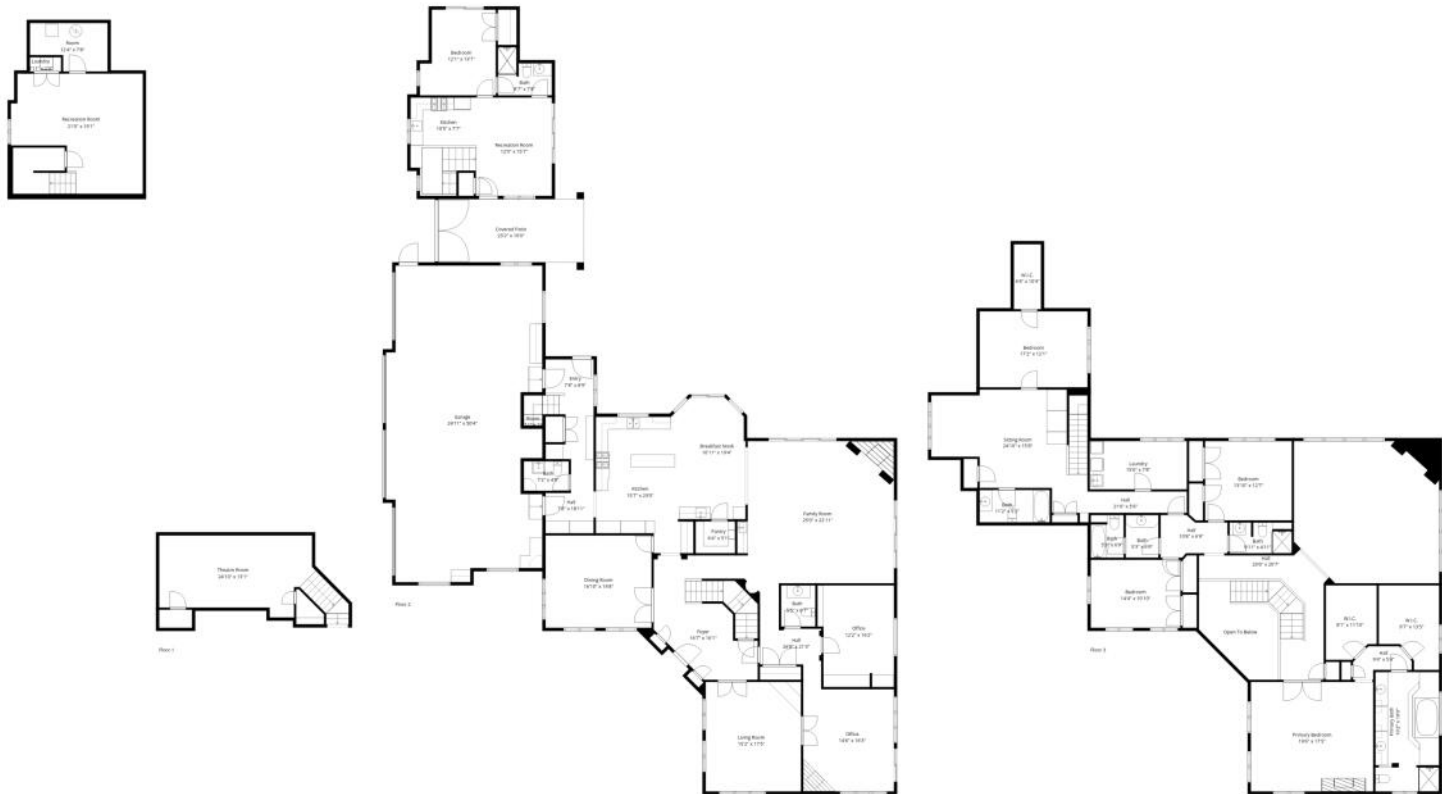






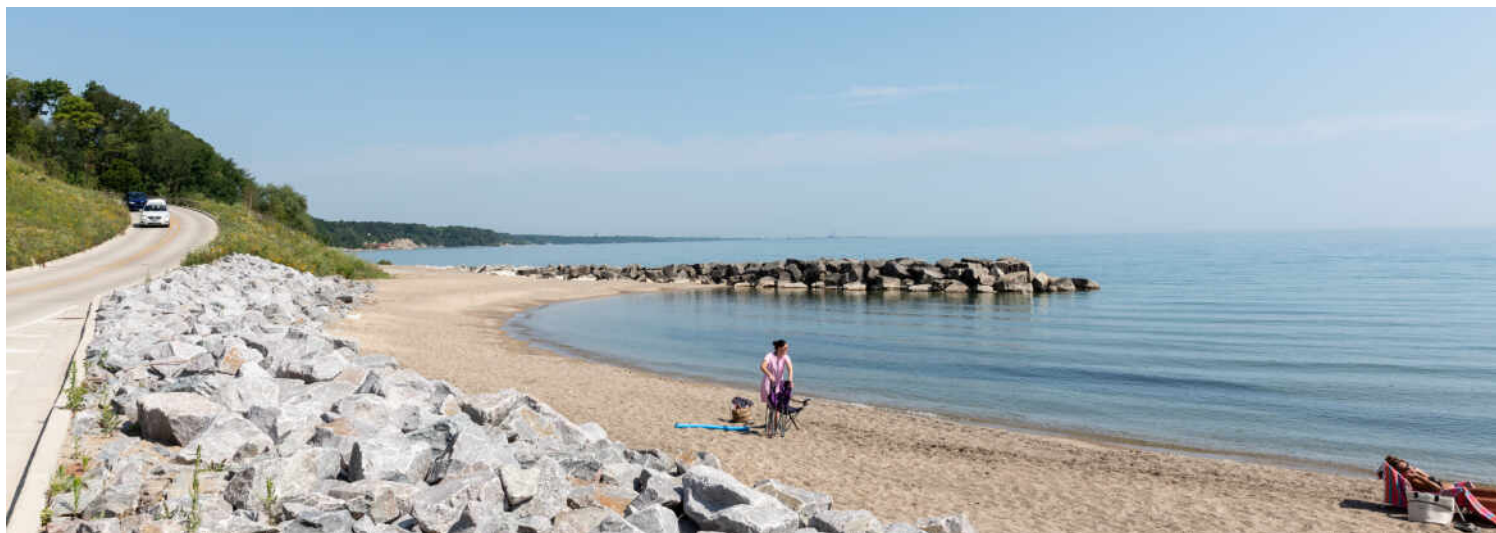






TOTAL: 6597 sq. ft
 BELOW GRADE: 753 sq. ft, FLOOR 2: 3302 sq. ft, FLOOR 3: 2542 sq. ft
 EXCLUDED AREAS: UNDEFINED: 15 sq. ft, ROOM: 82 sq. ft, GARAGE: 1147 sq. ft,
 COVERED PATIO: 233 sq. ft, OPEN TO BELOW: 138 sq. ft, WALLS: 485 sq. ft

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



WITH ITS TOWERING TREES, PICTURESQUE STREET PLAN, AND BLUFFS
OVERLOOKING LAKE MICHIGAN, IT'S EASY TO SEE WHY **LAKE FOREST** IS KNOWN
FOR ITS NATURAL BEAUTY.

*Locals love the architecturally
significant homes, flawless
landscaping, and scenic lakefront
setting – all of which contribute to
Lake Forest's effortless beauty. The
community also has a quaint
downtown with a variety of shops
and restaurants at Market Square.*

Rich in history, the community offers true luxury in a resort-style setting. Historic estates built by legendary architects Howard Van Doren Shaw, David Adler, and Henry Ives Cobb are interspersed among elegant homes with impeccable landscaping. Properties range from multi-million-dollar mansions to maintenance-free new construction condominiums and single-family homes with a convenient in-town location.

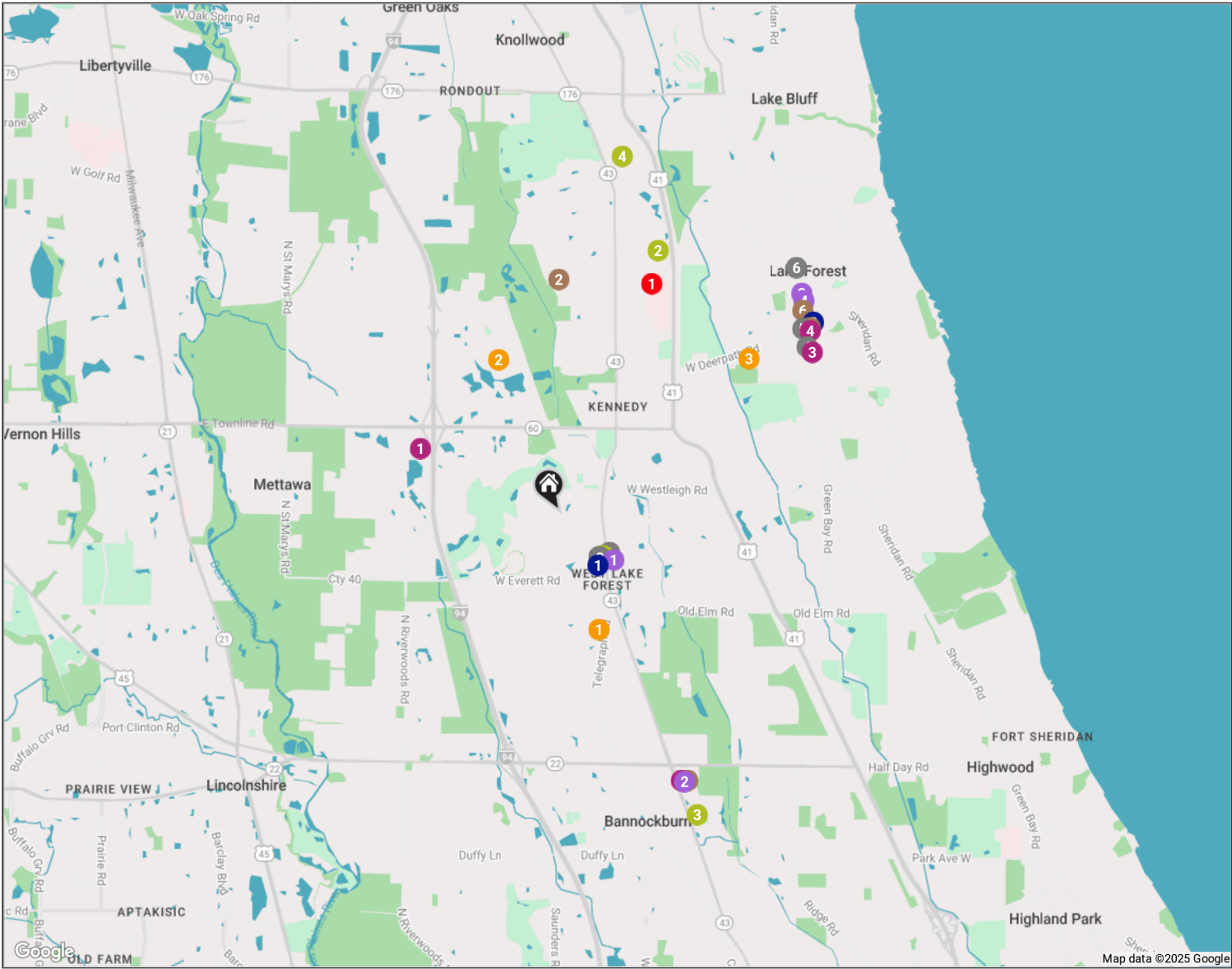
The community boasts schools including Lake Forest Academy, Lake Forest College, and Lake Forest Graduate School of Management.

At the heart of Lake Forest is Market Square, a historically significant landmark and charming hub of boutique shopping and dining. Cultural and recreational opportunities abound including the Gorton Community Center and Lake Forest Recreation Center, as well as at beautiful beaches, golf courses, and biking trails. There is also a Metra station right in town, providing commuters with convenient access to downtown Chicago.

NEIGHBORHOOD GUIDE MAP

1315 ABINGTON CAMBS DRIVE

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NEIGHBORHOOD GUIDE

RESTAURANTS _____

- 1 Sushi Kushi Toyo
825 SOUTH WAUKEGAN ROAD, 0.5 MI
- 2 Lou Malnati's Pizzeria
840 SOUTH WAUKEGAN ROAD, 0.5 MI
- 3 Everett Farms
840 S WAUKEGAN RD STE 113, 0.5 MI
- 4 Deer Path Inn
255 EAST ILLINOIS ROAD, 2.5 MI
- 5 Le Colonial Lake Forest
655 FOREST AVE, 2.5 MI
- 6 Sophia Steak Lake Forest
181 E LAUREL AVE, 2.8 MI

COFFEE _____

- 1 Starbucks
840 SOUTH WAUKEGAN ROAD, 0.5 MI
- 2 Elawa Farm Cafe
1401 MIDDLEFORK DRIVE, 1.9 MI
- 3 Newport Coffee House
2503 WAUKEGAN ROAD, 2.4 MI

- 4 Starbucks
672 NORTH WESTERN AVENUE, 2.6 MI

- 5 Gerhard's Elegant European Desserts
720 NORTH WESTERN AVENUE #1820, 2.6 MI

- 6 Hometown Coffee & Juice
231 EAST WISCONSIN AVENUE, 2.6 MI

SHOPPING _____

- 1 Costco Wholesale
25901 RIVERWOODS ROAD #1074B, 1.3 MI

- 2 Walgreens
2501 WAUKEGAN ROAD, 2.4 MI

- 3 CVS
520 NORTH WESTERN AVENUE, 2.5 MI

- 4 Walgreens
296 EAST DEERPATH ROAD, 2.6 MI

GROCERY _____

- 1 Sunset Foods
825 S WAUKEGAN RD, 0.6 MI

- 2 Heinen's Grocery Store
2503 WAUKEGAN ROAD, 2.4 MI

- 3 Jewel-Osco
890 NORTH WESTERN AVENUE, 2.7 MI

- 4 The Fresh Market
850 N WESTERN AVE, 2.7 MI

GYM _____

- 1 Superior Pilates
840 SOUTH WAUKEGAN ROAD STE 104, 0.5 MI

- 2 Northwestern Medicine Lake Forest Health & Fitness Center
1200 NORTH WESTMORELAND ROAD, 2.3 MI

- 3 Midtown Athletic Club
2211 WAUKEGAN ROAD, 2.7 MI

- 4 The Racquet Club of Lake Bluff
945 NORTH SHORE DRIVE, 3.0 MI

MEDICAL _____

- 1 Northwestern Medicine Catherine Gratz Griffin Lake Forest Hospital
1000 NORTH WESTMORELAND ROAD, 2.0 MI

SCHOOLS _____

- 1 Everett Elementary School
1111 EVERETT SCHOOL RD, 1.0 MI
- 2 Lake Forest Academy
1500 KENNEDY ROAD, 1.4 MI
- 3 Deer Path Middle School
95 DEERPATH, 2.0 MI

TRANSIT _____

- 1 Lake Forest METRA - MILWAUKEE DISTRICT NORTH, 0.5 MI
- 2 Lake Forest METRA - UNION PACIFIC NORTH, 2.6 MI

NO REPRESENTATIONS ARE MADE REGARDING THE ACCURACY OF THE INFORMATION PROVIDED. ALL DATA IS SUBJECT TO CHANGE AND SHOULD BE VERIFIED WITH LOCAL SOURCES.

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