

1327 BROWN STREET #404
DES PLAINES





ROOM DIMENSIONS

LIVING ROOM : 14' x 25'

KITCHEN : 12' x 12'

PRIMARY BEDROOM : 11' x 19'

SECOND BEDROOM : 10' x 14'

SPACIOUS 2BR/2BA CONDO WITH 1,400 SQ FT & ENDLESS POTENTIAL IN DES PLAINES

Spacious 2-bedroom, 2-bath condo offering approximately 1,400 square feet of comfortable living space and an abundance of storage throughout. Lovingly maintained by the same owner for over 22 years, this home presents a fantastic opportunity for a buyer to move right in or update to their personal style. The functional layout includes generously sized rooms, and in-unit storage for added convenience. The washer and dryer were replaced in 2022, adding peace of mind for the next owner. Both bathrooms retain their original character, offering a great canvas for future updates. The HOA provides excellent value, covering water, gas, snow removal, trash, and landscaping, making for easy, low-maintenance living. There is one assigned parking space deeded to the unit. A wonderful opportunity to enjoy spacious condo living with the potential to make it your own!



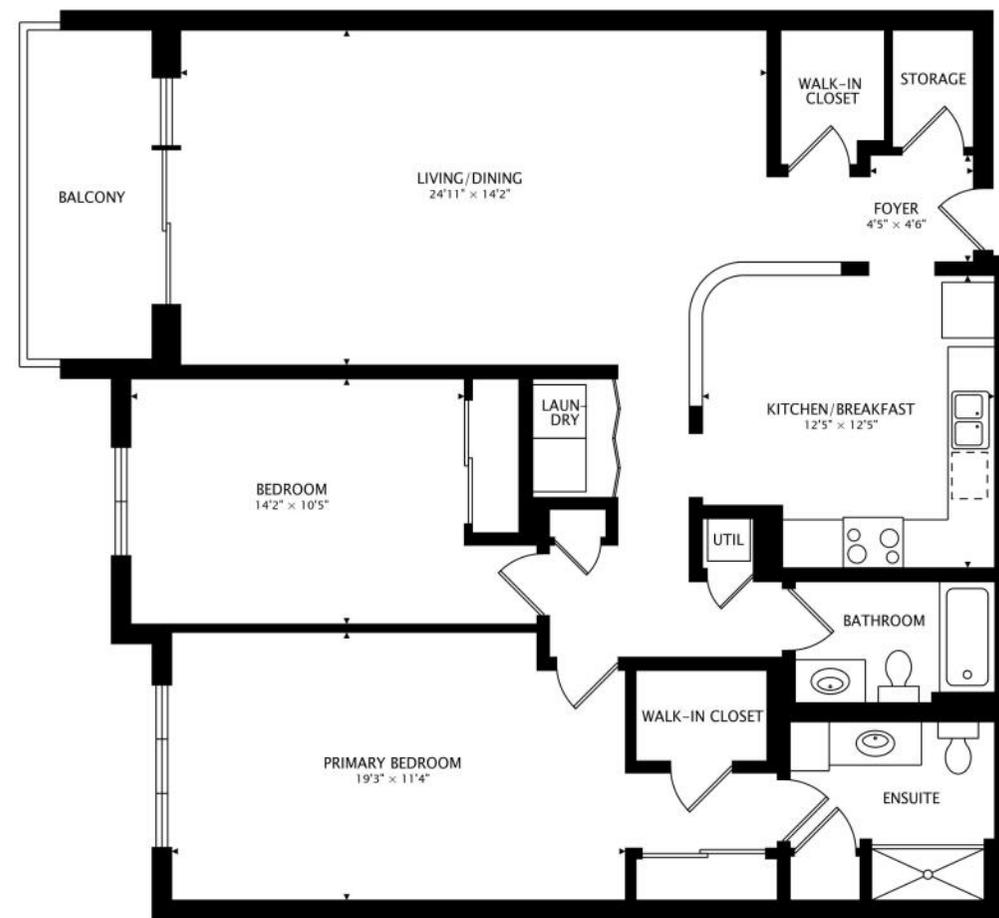
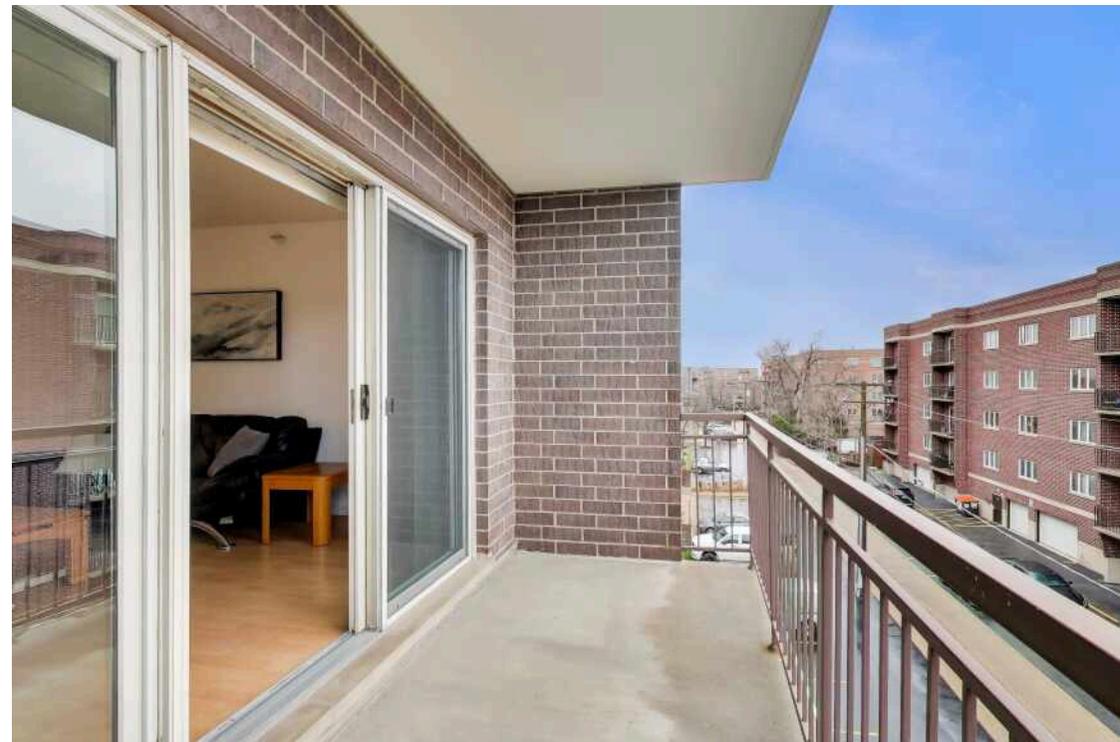
2 BEDROOM

2 BATH

TAXES: \$5,667

ASSESSMENTS: \$321 / MONTH





1379 sq ft + 74 sq ft BALCONY



THERE ARE NO STRANGERS IN **DES PLAINES**, AT LEAST NOT FOR LONG.

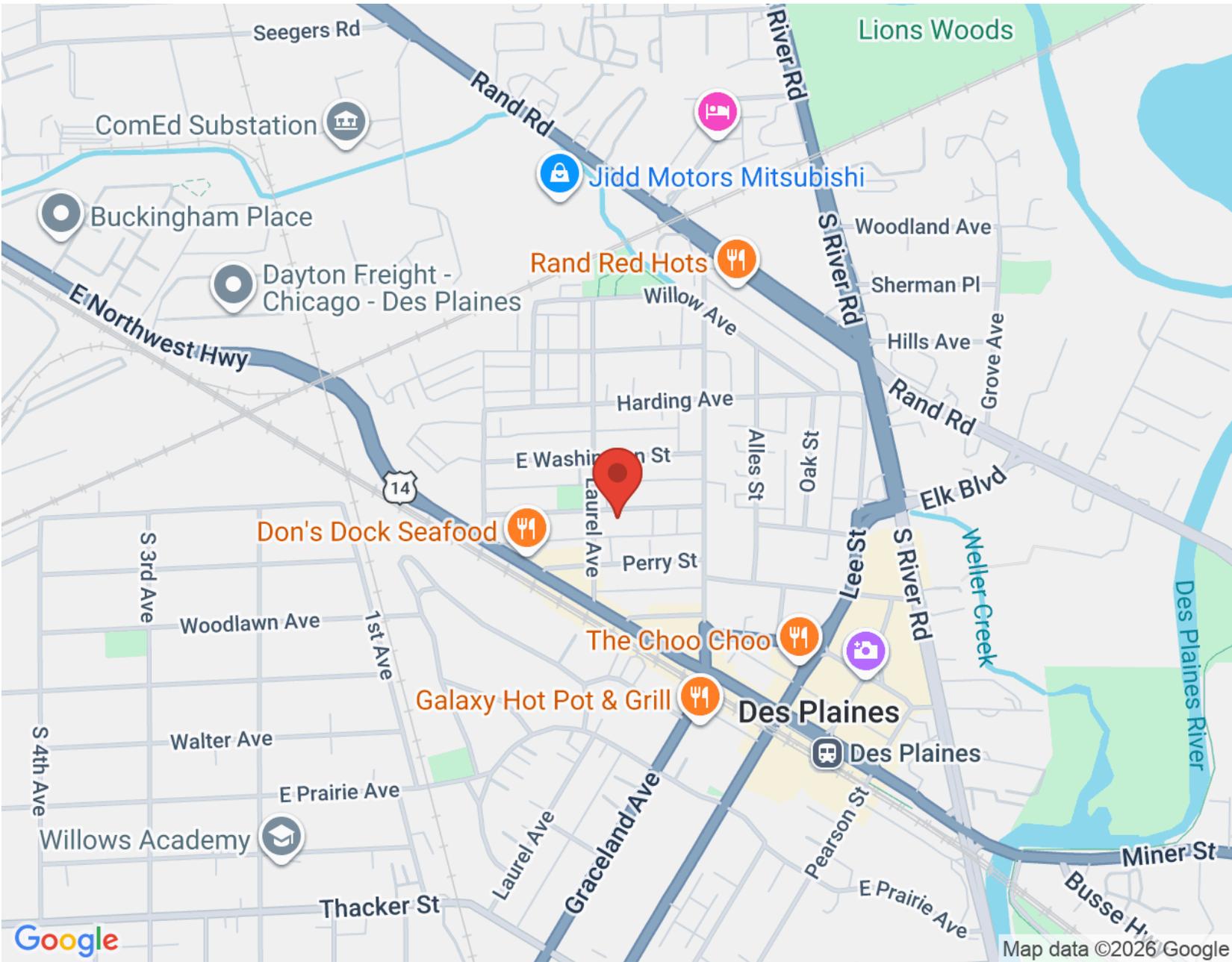
The city prides itself on being a friendly and welcoming place for newcomers as well as lifelong residents.

Located about 17 miles northwest of Chicago, near O'Hare International Airport, the city has a mix of residential, commercial, and industrial properties making it a great place to live, work, and play.

Des Plaines has several affordable and connected neighborhoods - from downtown high-rise condominiums to single-family neighborhoods.

Metropolitan Square, a mixed-use center, is a block away from the city's Metra station with convenient transportation to downtown Chicago on the Union Pacific Northwest Line. The Square includes 135 condominiums and lofts near local eateries as well as a large grocery store and more than 80,000 square feet of retail and office space.

The Des Plaines Park District offers numerous recreational facilities from water slides, swimming pools, and ice skating to 18-hole golf courses, bike trails, and boating. The city has 37 parks and more than 300 recreational programs and events.



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ASHLEY MARKGRAF

BROKER

(630) 742.9245

ASHLEYM@ATPROPERTIES.COM



YVONNE DESPINICH

BROKER | CRS

(630) 989-9500

YVONNED@ATPROPERTIES.COM

MOVETOELMHURST.COM

