



1443 HIGHLAND AVENUE
EDGEWATER

@properties®

CHRISTIE'S
INTERNATIONAL REAL ESTATE



ROOM DIMENSIONS

LIVING ROOM : 18' × 18'

FAMILY ROOM : 20' × 18'

DINING ROOM : 11' × 17'

KITCHEN : 10' × 17'

PRIMARY BEDROOM : 18' × 13'

SECOND BEDROOM : 8' × 12'

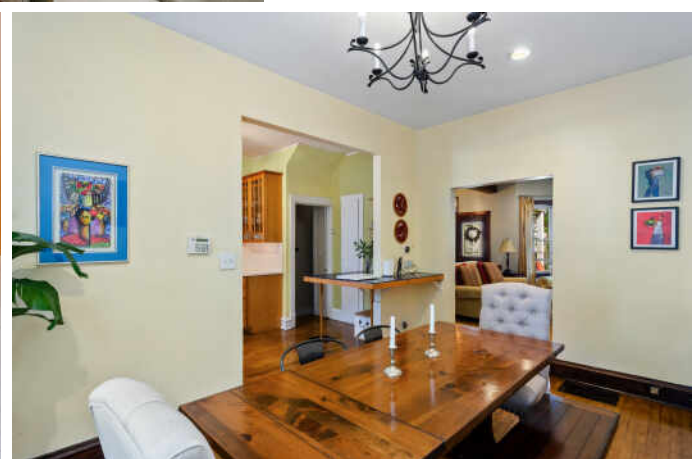
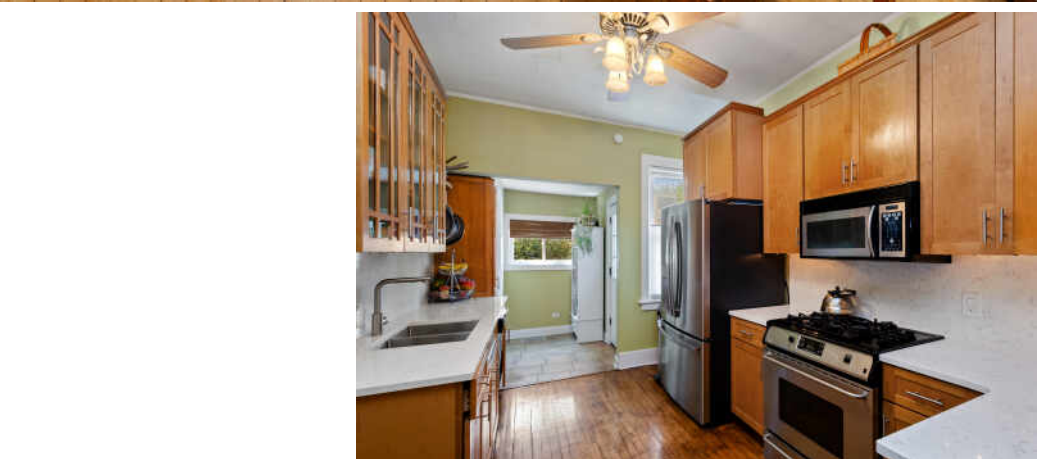
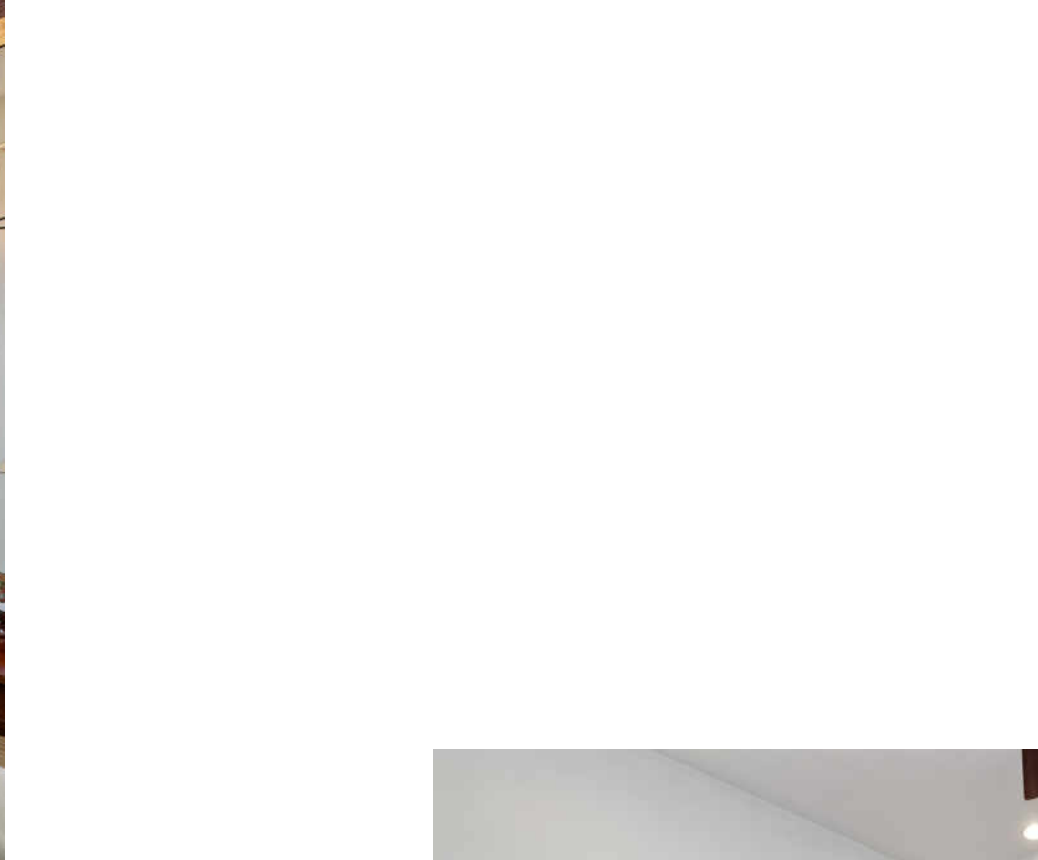
THIRD BEDROOM : 9' × 12'

3 BEDROOM

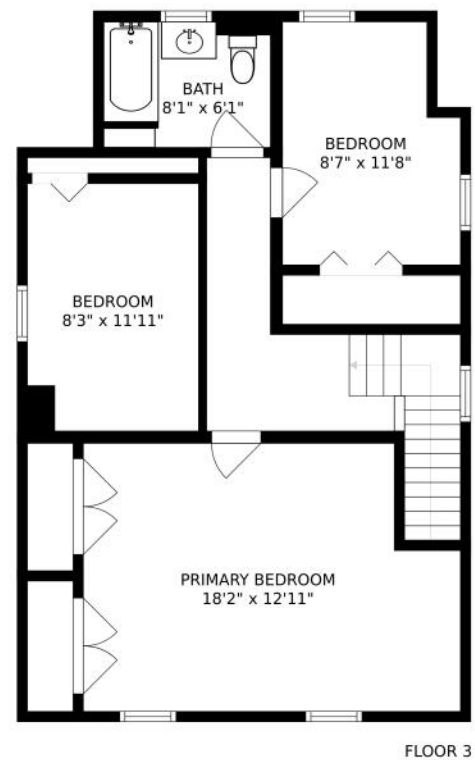
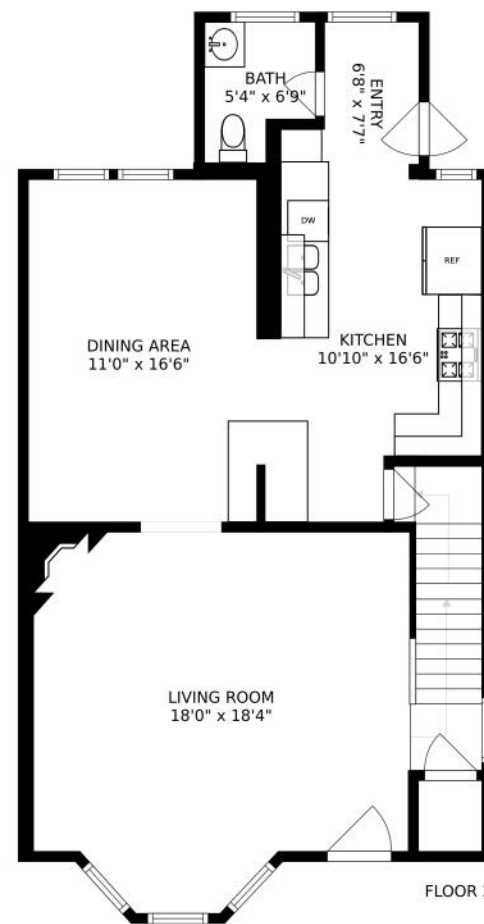
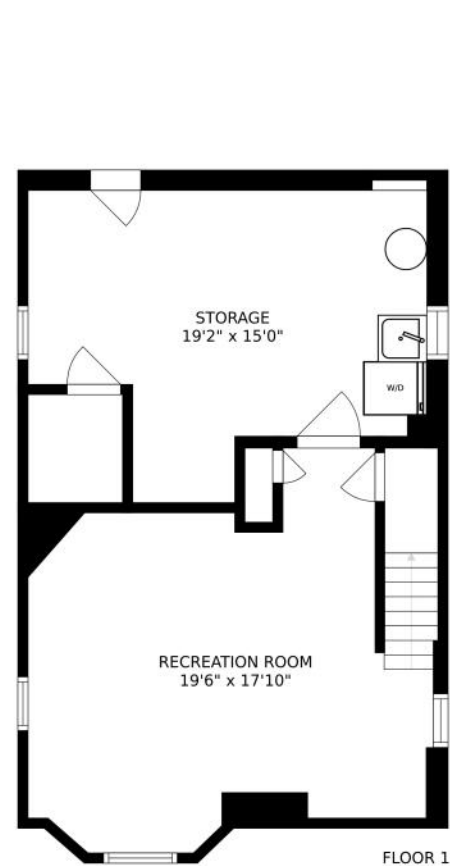
1.1 BATH

Welcome home to this timeless Edgewater gem, ideally situated on one of the neighborhood's most coveted tree-lined streets. Rich in vintage charm and thoughtfully updated for today's lifestyle, this home offers the perfect blend of character, comfort, and modern convenience. Step inside to a sun-drenched living room anchored by a stunning stone wood-burning fireplace, creating a warm and inviting gathering space. Beautiful architectural details and an abundance of natural light flow into the spacious formal dining room-perfect for hosting holiday dinners or entertaining family and friends. The beautifully renovated kitchen (2020) is both stylish and functional, featuring quartz countertops, a full-height quartz backsplash, stainless steel appliances, abundant cabinetry, and generous prep space for the home chef. Upstairs, you'll find three generously sized bedrooms with ample closet space and natural light. The expansive lower level offers a large family room with endless possibilities for recreation, a home office, workout space, or media room, along with dedicated laundry and abundant storage. The outdoor living space is just as impressive. Your private backyard oasis features extensive 2026 improvements, including refreshed landscaping, a refurbished patio, and new sod, creating the perfect setting for summer barbecues, morning coffee, or relaxing evenings. A detached two-car garage completes the home. Enjoy peace of mind with numerous recent improvements, including a new tear-off roof (2025), renovated kitchen (2020), and furnace (2014). Located just moments from Lake Michigan, the Red Line, Whole Foods, neighborhood parks, and the vibrant shops, restaurants, and cafes of Edgewater and Andersonville, this exceptional home offers the best of city living with the charm of a welcoming residential neighborhood that has two of the best block parties! Don't miss this rare opportunity to own a beautifully updated home in one of Chicago's most sought-after communities.

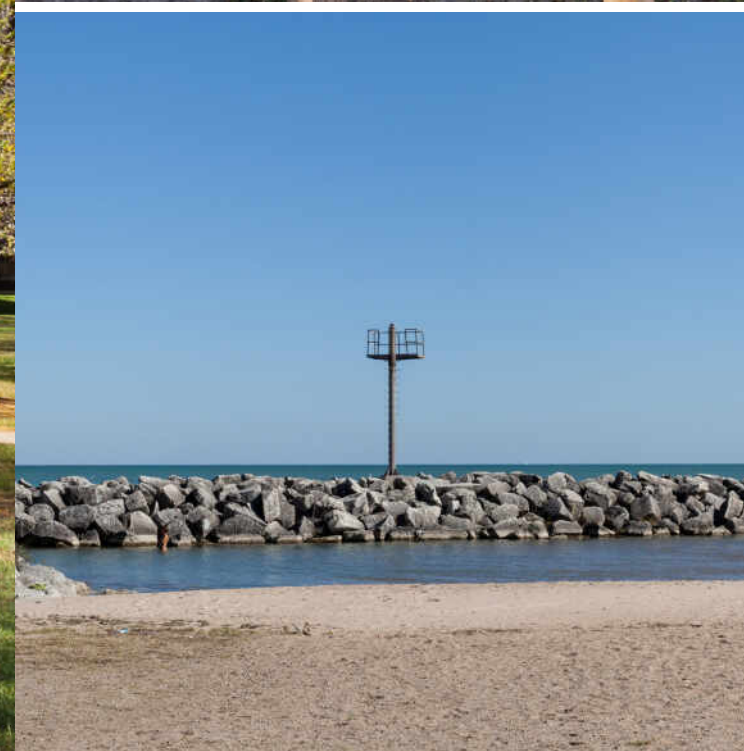








SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



LAKESIDE LIVING NEVER GOES OUT OF STYLE IN **EDGEWATER**.

The neighborhood draws residents with its spectacular lake views, large beaches, thriving theater scene and restaurants with cuisines from around the world. Edgewater also boasts its fair share of antique shops, cafes and parks.

Encompassing a number of neighborhoods between Uptown and Rogers Park, the neighborhood offers convenience and proximity to downtown Chicago and nearby Loyola University. The community is easily accessible by Lake Shore Drive and public transportation, including the CTA Red Line and Metra's Union Pacific North Line.

Edgewater retains some of its early posh glamour with stately mansions, Neo-Gothic churches and the iconic 1920s pink Edgewater Beach Apartments. The Bryn Mawr Historic District features opulent mansions and vintage lamp posts. Edgewater housing choices also include high-rise condominiums, vintage three-flats, greystones and new-construction single-family homes.



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