

1501 N BOSWORTH AVENUE 2B
WICKER PARK





ROOM DIMENSIONS

LIVING ROOM : 16' × 20'

KITCHEN : 14' × 8'

PRIMARY BEDROOM : 11' × 10'

SECOND BEDROOM : 8' × 10'

2 BEDROOM

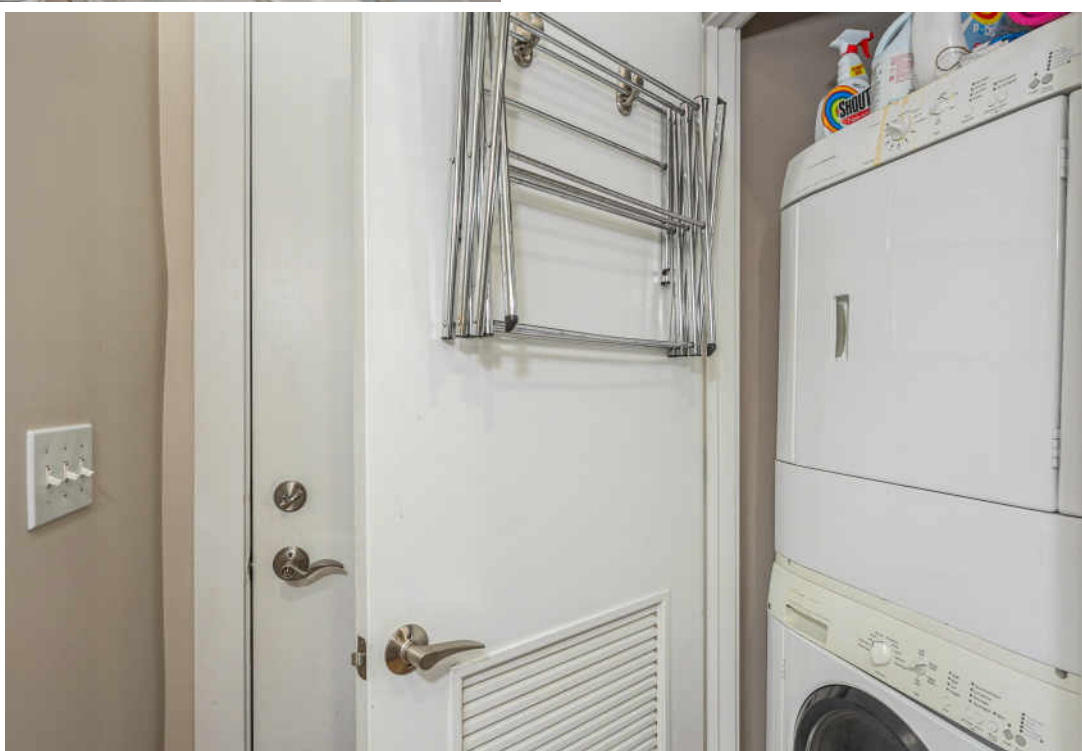
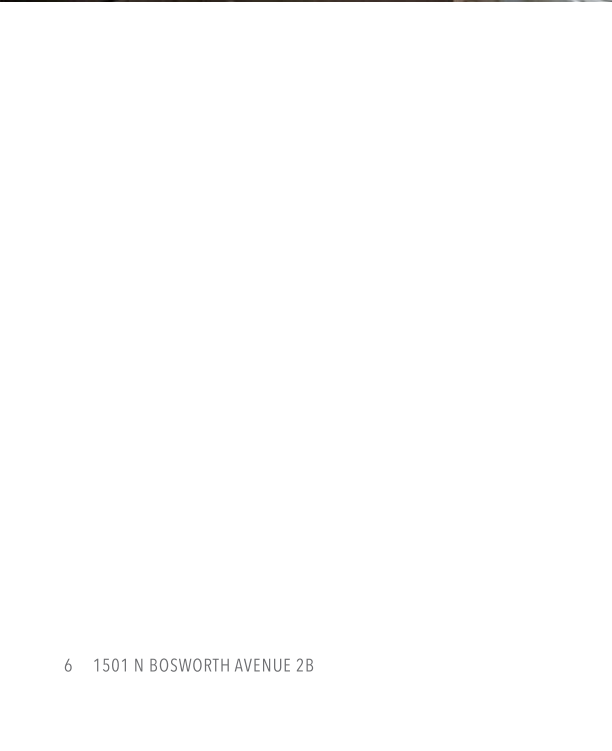
1 BATH

TAXES: \$5,397

ASSESSMENTS: \$179

Awesome 2 bedroom condo in prime Wicker Park location! This lovely, sun-filled condo with south exposure, was a gut rehab in 2008. It's a high 2nd floor unit. Features include hardwood floors throughout, an updated kitchen & bathroom and an open floor plan. The kitchen has beautiful 42" cabinets, granite counter tops, and top of the line stainless appliances. This gem also features in unit laundry, gas forced central air and a balcony off of the living room. Generous closet space in the unit and extra storage in the basement. 100% owner occupied 11 unit, self managed building. The Blue line and the Kennedy expressway are just blocks away.







RESIDENTS AND BUSINESSES FLOCKED TO **WICKER PARK** TO REBUILD AFTER THE GREAT CHICAGO FIRE OF 1871. TODAY, CHICAGOANS FLOCK TO THE HIP, HAPPENING NEIGHBORHOOD FOR ITS EATERIES, ARTS AND ENTERTAINMENT.

Wicker Park boasts an eclectic assortment of cafes, independent stores, dive bars, upscale boutiques, art galleries and city parks including four-acre Wicker Park. The neighborhood is home to some of Chicago's most popular and acclaimed restaurants, elevating pizza and tacos to foodie fare and offering a wide variety of options for drinking and dining pleasure.

Located just south of Bucktown and northwest of The Loop, the neighborhood includes large historic 19th century brick and stone mansions and landmark Victorian homes on tree-lined streets. Modern new construction condominiums and single-family homes along with vintage walk-ups, three-flats and lofts round out the diversity of housing available.

Like neighboring Bucktown, Wicker Park's notable commercial architecture remains - re-imagined, redeveloped and restored. The iconic Flat Iron Arts Building, home to artists who moved to the neighborhood in the 1980s, still houses various art studios and local businesses today.

The CTA Blue Line offers convenient access to The Loop and O'Hare International Airport, while the Kennedy Expressway allows for an easy drive to surrounding neighborhoods and suburbs.

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