

1529 W TOUHY AVENUE #2
ROGERS PARK





ROOM DIMENSIONS

KITCHEN : 12' × 15'

DINING : 10' × 11'

LIVING : 16' × 17'

PRIMARY : 13' × 16'

Welcome to this beautiful 1800 sq ft home in the heart of Rogers Park! Gourmet kitchen boasts granite counters, huge island and 42" cherry cabinets. Open concept living and dining rooms with custom cabinetry, upgraded light fixtures, Nest thermostat system and hardwood floors throughout. Primary bedroom has a walk-in closet, wardrobe system with automatic lighting and ensuite bathroom complete with heated flooring. Situated on an oversized lot featuring a patio, fenced yard and gated parking. Don't let the Touhy address fool you - this block is as wide as a boulevard but as quiet as a side street! Just a short walk to beach, El, Metra, Glenwood Farmer's Market, Morse Market grocery store, restaurants, coffee shops and Jarvis square.

- Oven (2024)
- Addition of Rear Deck (2023)
- Refinished Hardwood Floors (2023)
- Washer/Dryer (2021)
- Primary Bathroom Remodel (2017)
- 1,800 sq feet
- Exterior Parking Space
- Nest Thermostat
- Elfa Closet Systems
- Large Storage Room in Basement
- Close proximity to beach

3 BEDROOM

2 BATH

TAXES: \$6,167

ASSESSMENTS: \$300







ROGERS PARK IS A WORLDLY COMMUNITY THAT HAS A VIBE ALL ITS OWN.

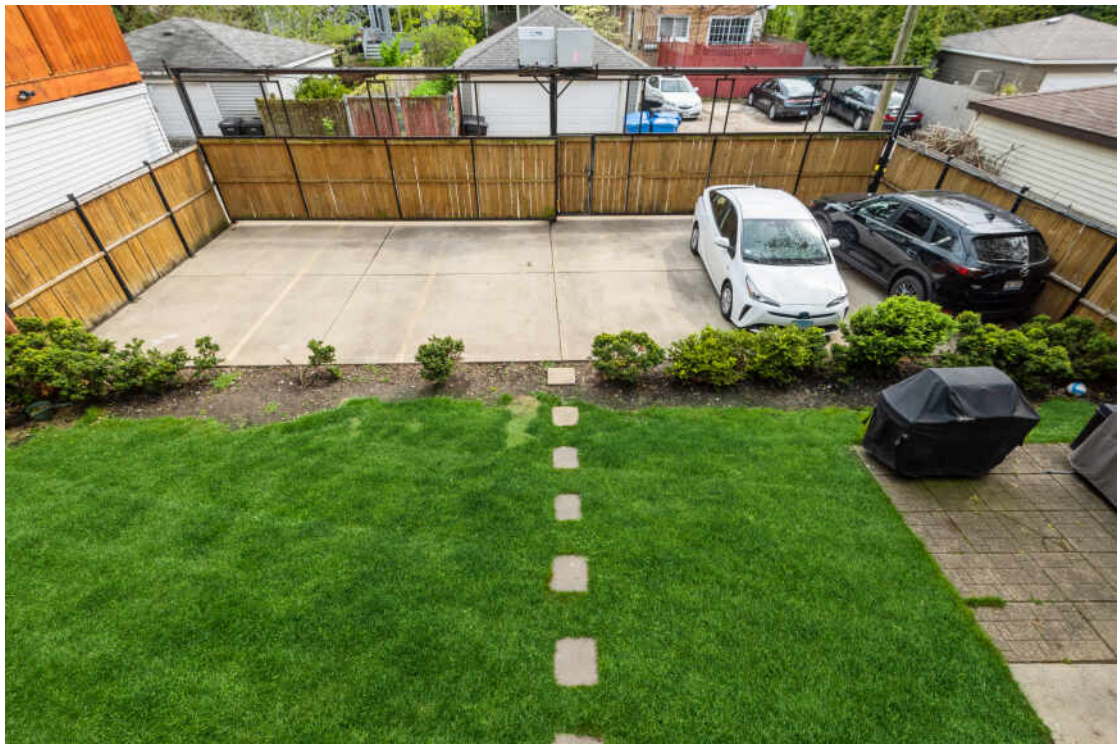
The neighborhood features legendary restaurants and shops that highlight a variety of cultures, along with popular dive bars, coffee shops, scenic beaches and more than 30 parks.

Residents love the street-end beaches, which are more accessible and less busy than downtown beaches. While Helen Doria Beach, also known as Columbia Beach, is great for its view of downtown, Loyola Beach is a popular spot for fishing, picnics and other recreational activities.

Rogers Park is known for celebrating community and creativity. This is evident in Miles of Murals – a community-based initiative featuring 14,000 square feet of commissioned art. The project began in 2007 and includes block-long pieces, viaducts and overpasses. Every year, neighbors come together to paint Loyola Beach’s 600-foot lakefront mural at the Artists of the Wall Festival.

The community consists of east and west sections and includes smaller pocket neighborhoods. Loyola University of Chicago and the lakefront are focal points on the east, while West Rogers Park includes larger single-family homes and a number of city parks.

Homebuyers can find a variety of housing styles including vintage walkups, new construction and block after block of classic Chicago bungalows. Downtown Chicago is easily accessible via Lake Shore Drive and public transportation including the CTA’s Red Line and Metra’s Union Pacific North Line.





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