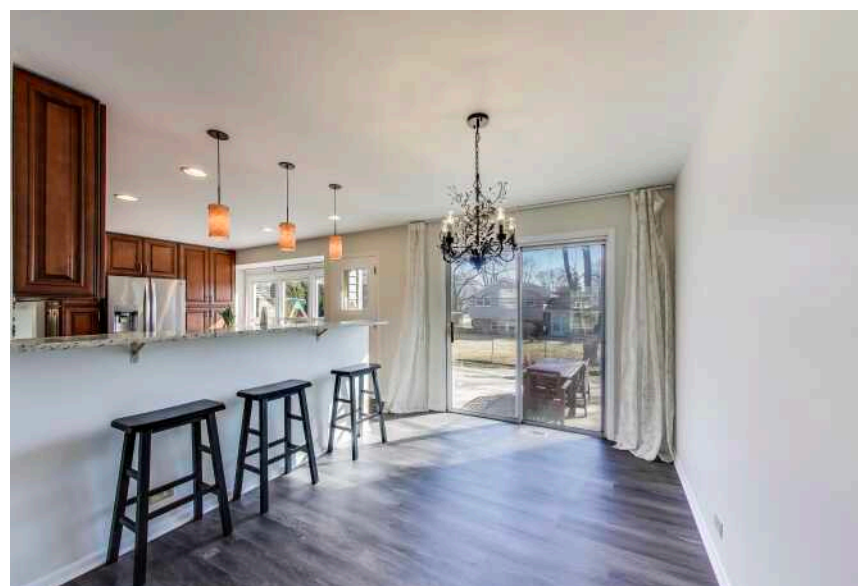
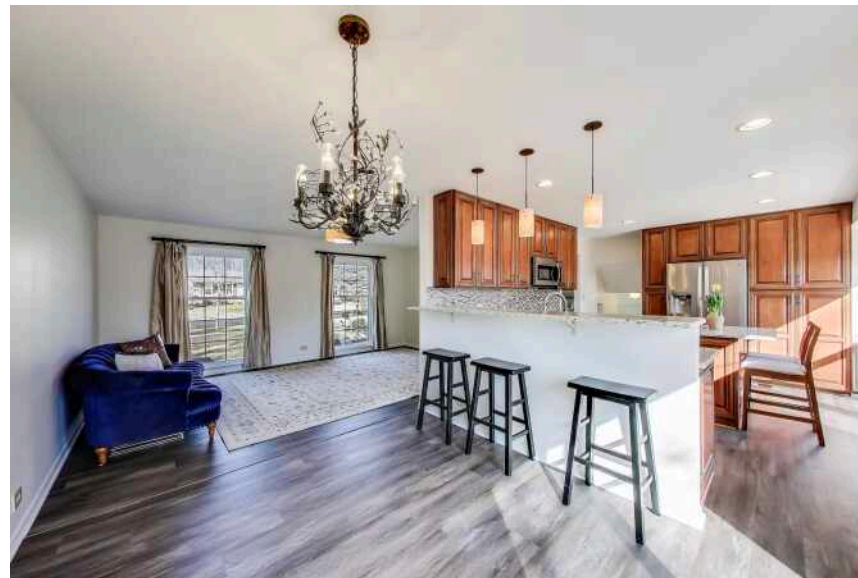


2023 N SHENANDOAH DRIVE
ARLINGTON HEIGHTS





ROOM DIMENSIONS

LIVING ROOM : 19' × 12'

DINING ROOM : 11' × 9'

KITCHEN : 15' × 12'

FAMILY ROOM : 23' × 12'

RECREATION ROOM : 21' × 14'

PRIMARY BEDROOM : 14' × 11'

2ND BEDROOM : 13' × 10'

3RD BEDROOM : 11' × 9'

4TH BEDROOM : 15' × 9'

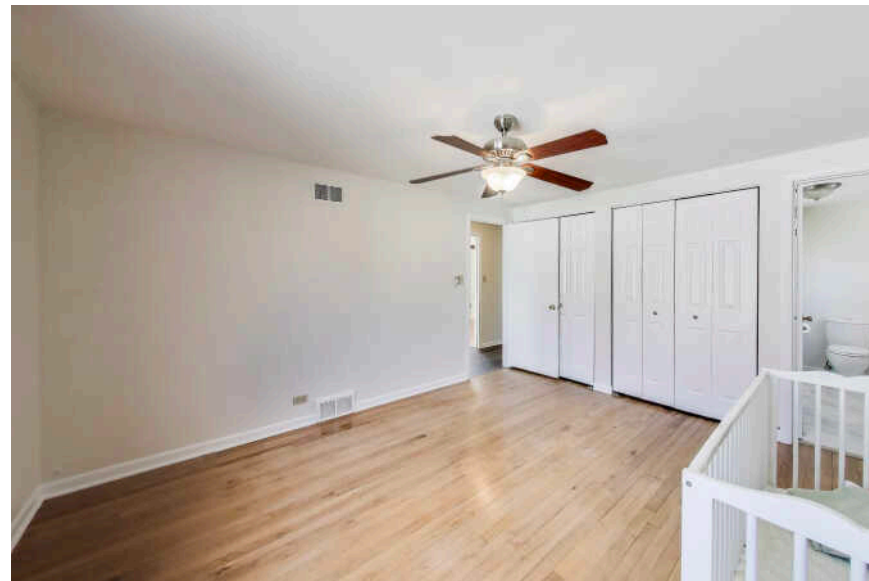
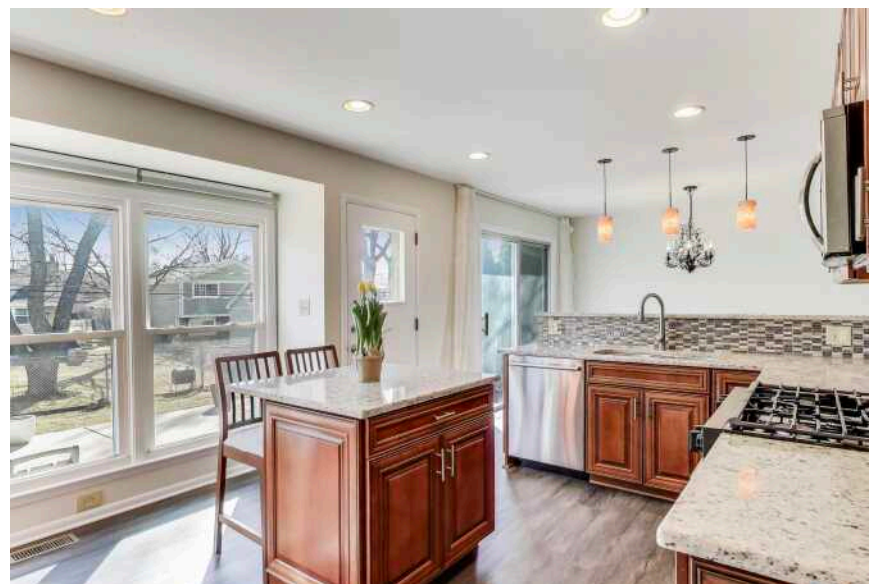
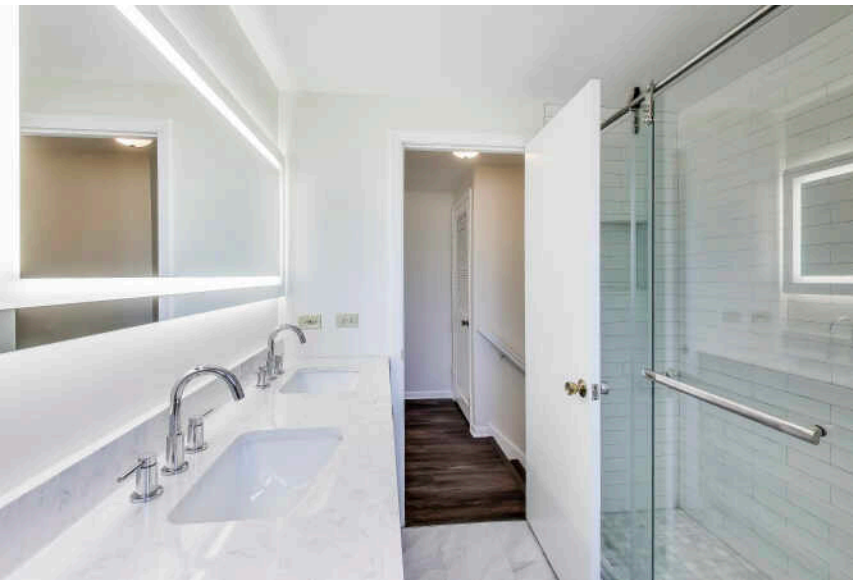
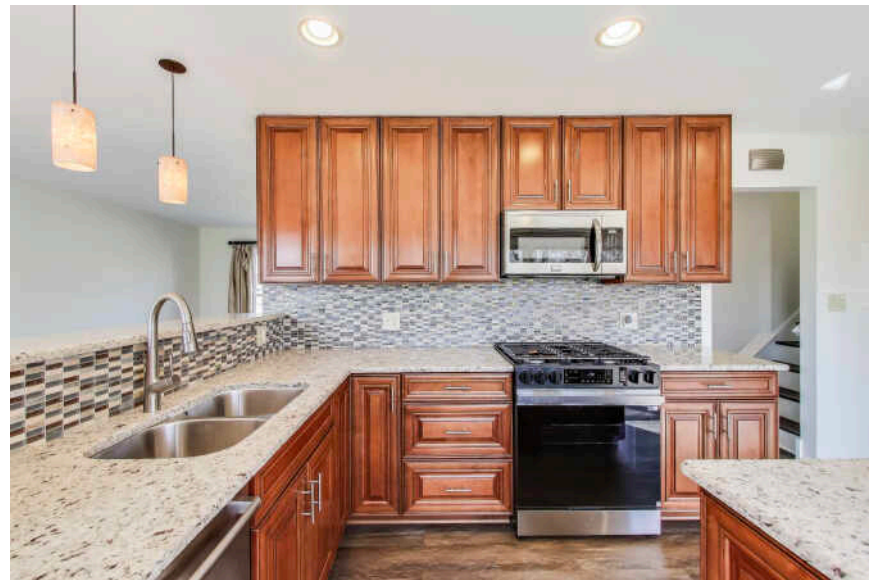
4 BEDROOM

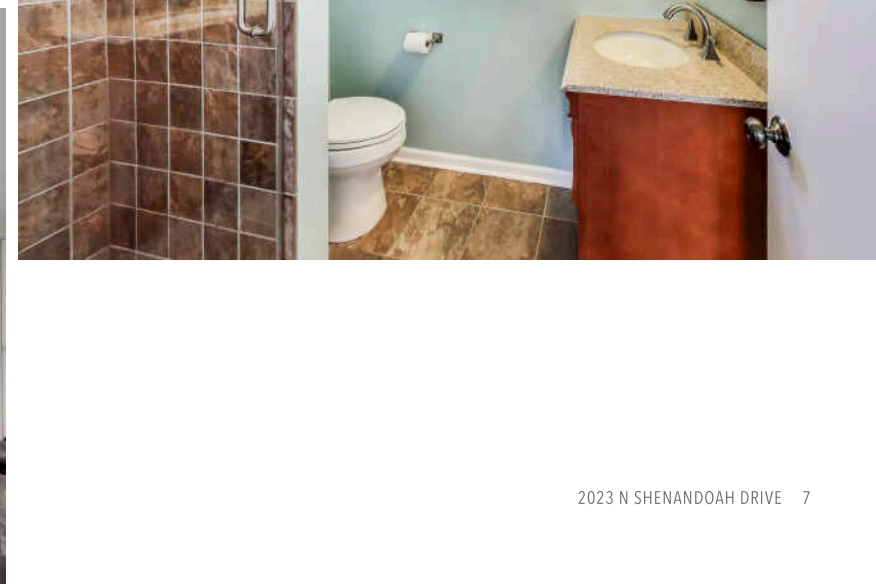
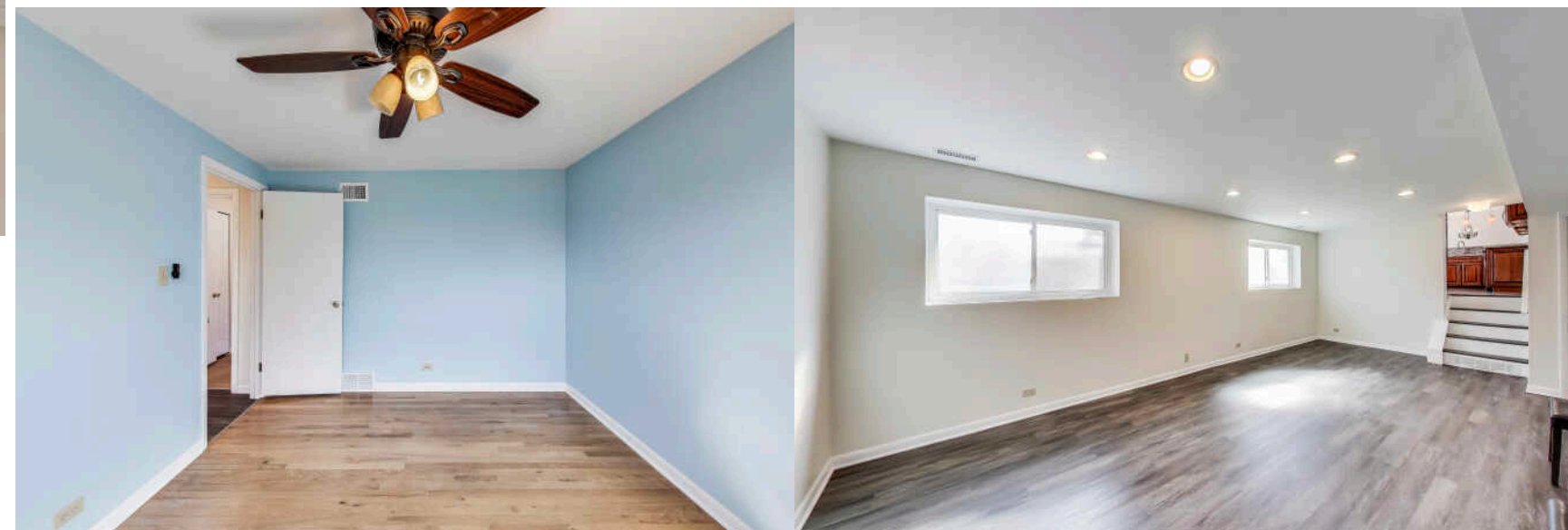
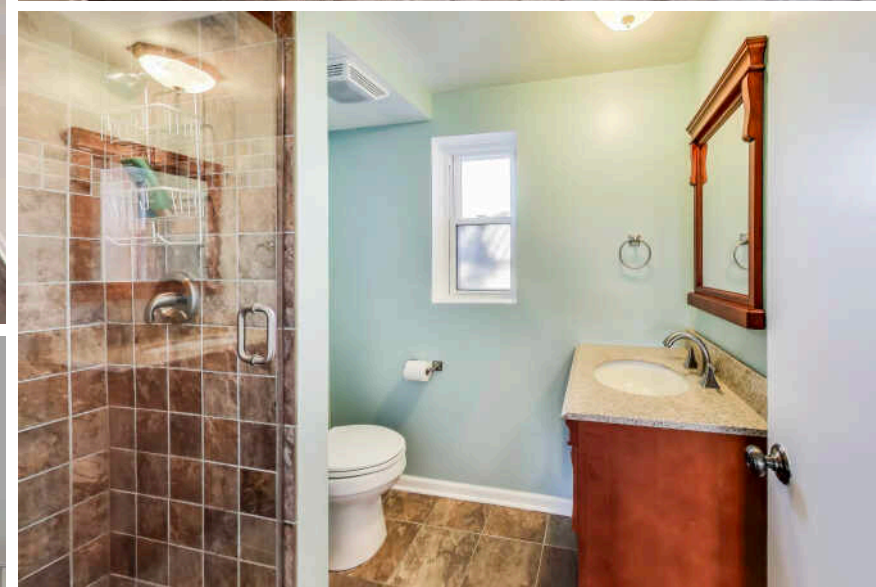
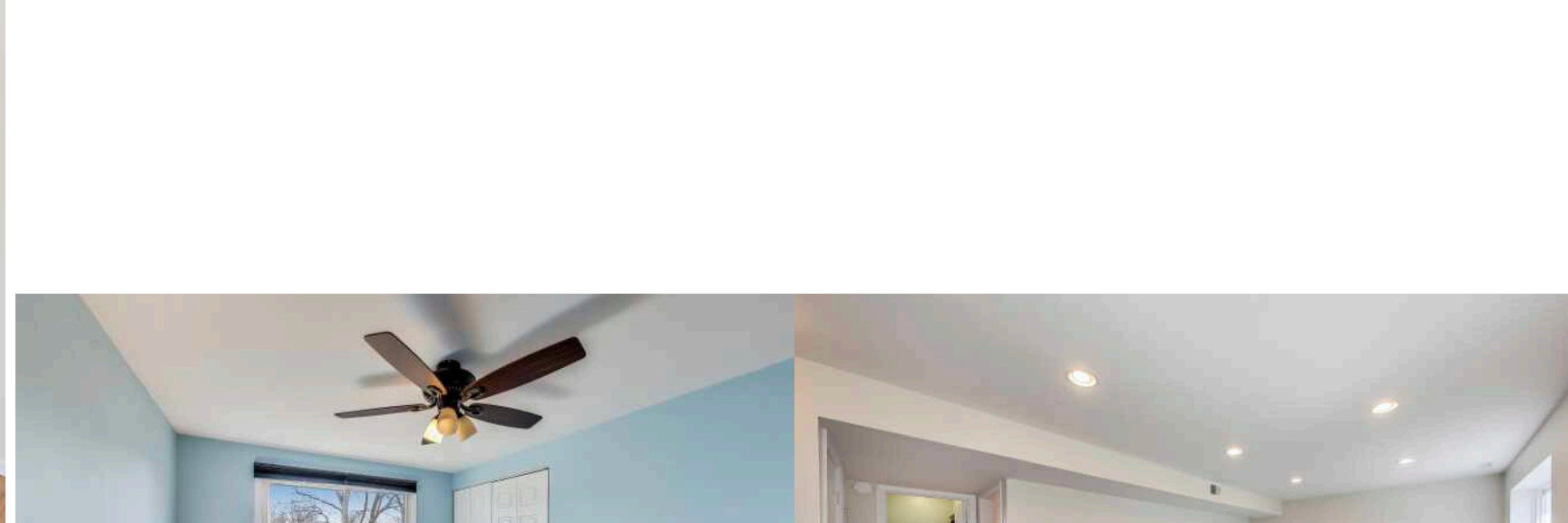
2 BATH

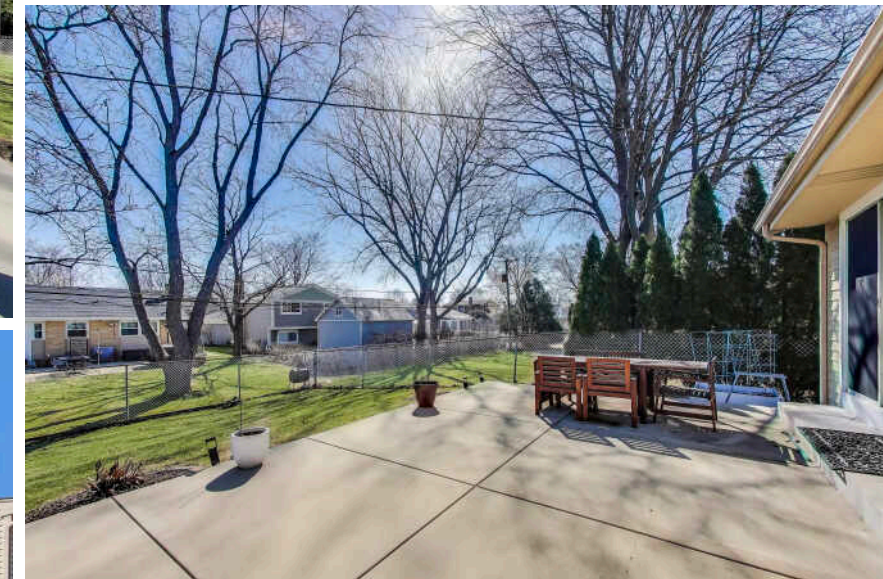
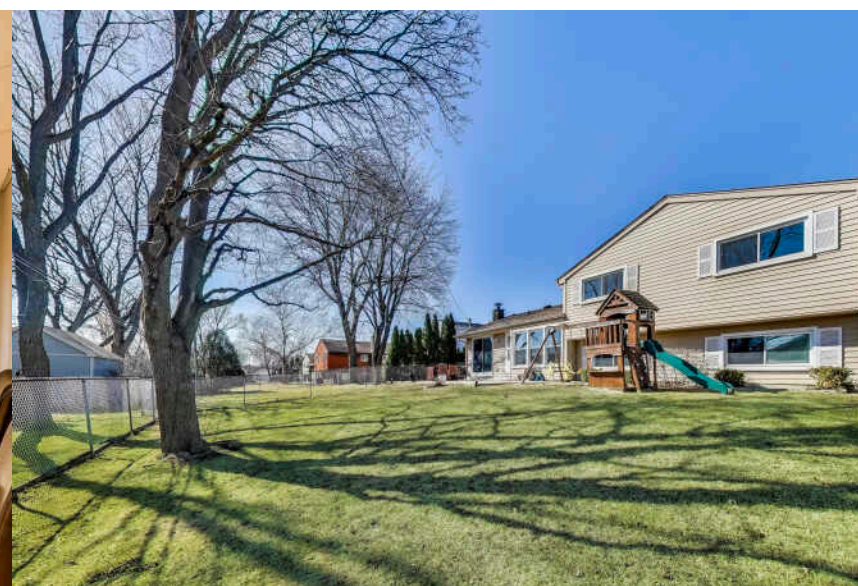
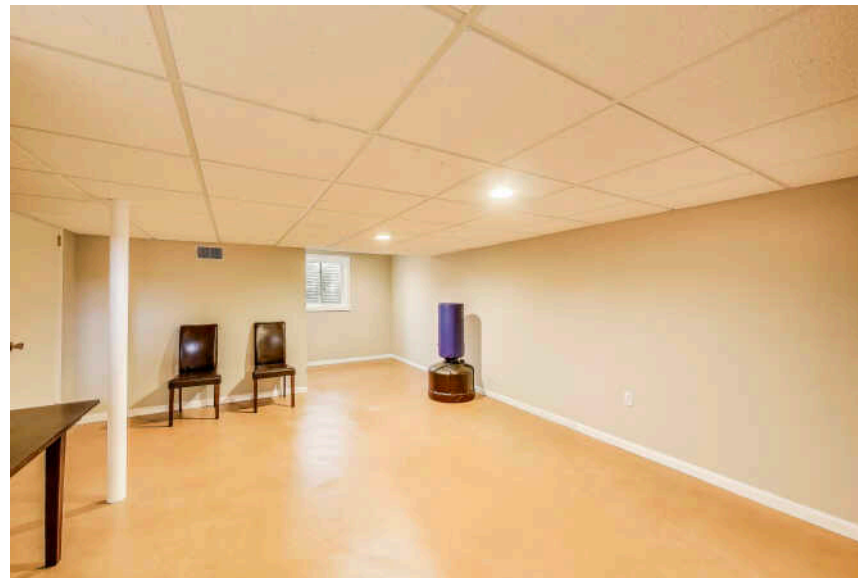
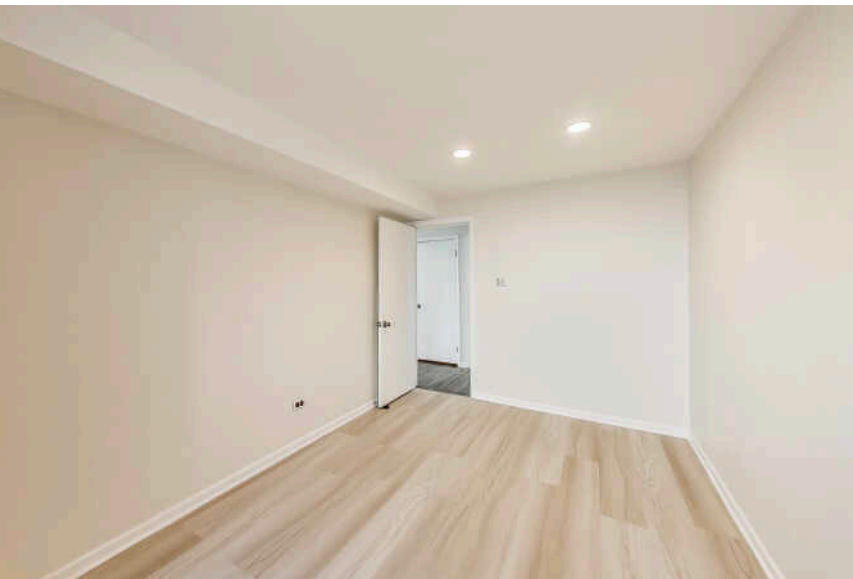
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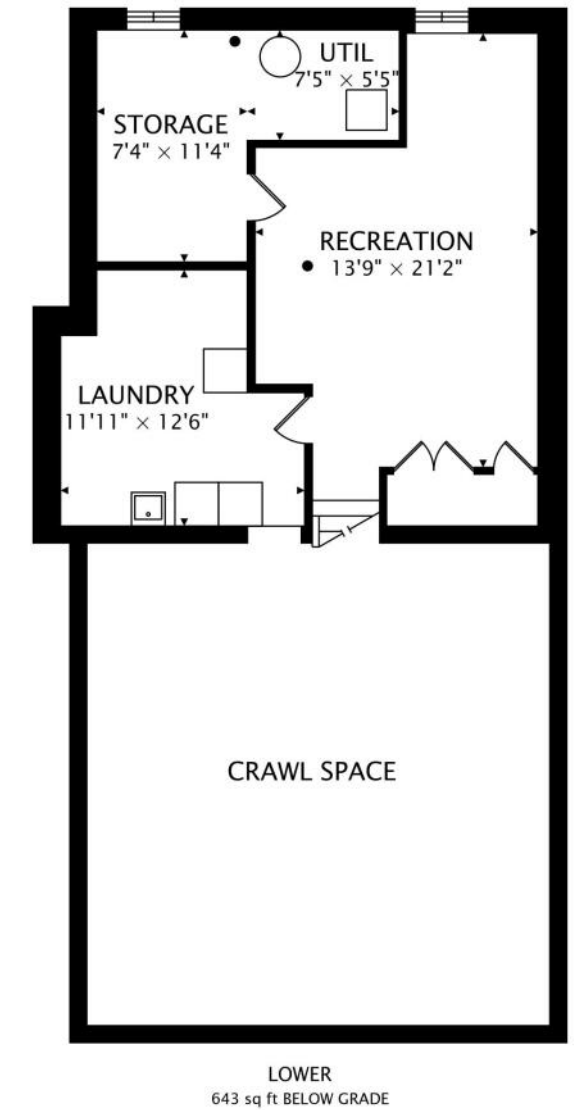
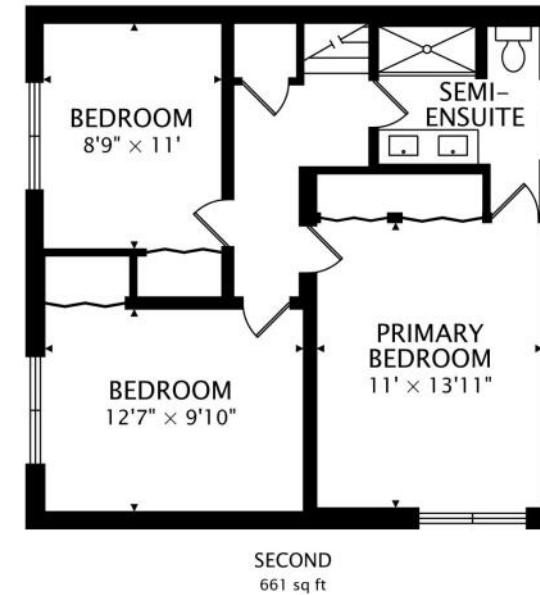
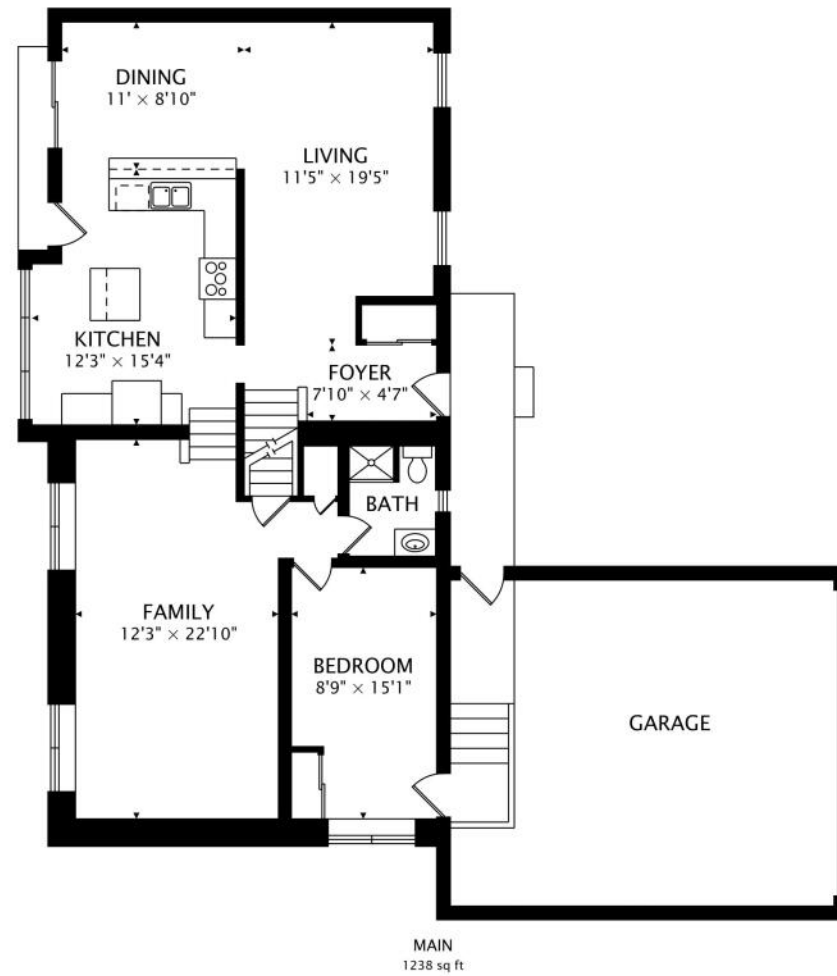
WELCOME HOME

Welcome to this freshly painted 4-bedroom, 2-bath tri-level home in the highly sought-after Greenbrier Subdivision. With a bright, open layout and abundant natural light, this home offers a spacious and welcoming atmosphere. The second floor features 3 bedrooms and a newly renovated shared bathroom (2025), while the main level boasts a kitchen with maple cabinets, granite countertops, newer stainless steel appliances (2023-2025), an island, and a breakfast bar. The adjacent dining area and living room provide a perfect space for entertaining. The lower level includes a cozy family room, a bedroom, and a full bathroom. The sub-basement offers a versatile recreation room and additional storage space. Notable updates include newer roof (2018), patios (2016), a new washer (2023), water heater (2023), new AC unit (2025), and new flooring throughout the main and lower levels (2025). Enjoy the outdoors with a fenced yard and patio, ideal for relaxing or entertaining. The 2-car attached garage provides convenience and additional storage. This prime location is just a short walk to Frontier Park and Greenbrier Elementary School, and a quick bike ride to nearby amenities. With easy access to Route 53, you're just 2 miles from the Arlington Park Metra Station and enjoy a 30-minute commute to O'Hare International Airport. A must see!











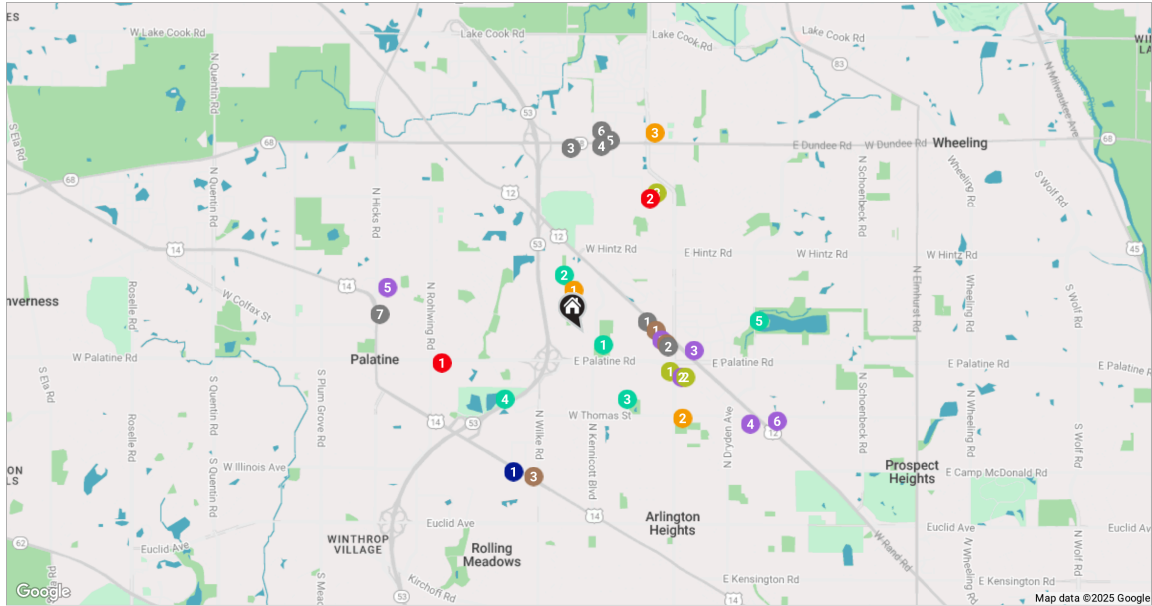
WITH ALL THE AMENITIES YOU WOULD EXPECT TO FIND IN LARGER URBAN SETTINGS, **ARLINGTON HEIGHTS** GIVES MOST CITIES A RUN FOR THEIR MONEY

Located 25 miles northwest of Chicago, the community has a vibrant downtown area, theaters, restaurants, shopping, parks, recreation, and two commuter train stations. It's no wonder Arlington Heights tops the list of the highest-populated villages in the country.

Arlington Heights is home to more than 200 restaurants, many situated in its downtown area and offering something for every taste.

The village hosts outdoor festivals, parades, and its ever-popular Frontier Days. Residents have plenty of bike paths, picnic areas, golf courses, lakefront paths, and more to enjoy.

Commuting downtown is a convenient 30-minute trip with two Metra stations offering direct access to Chicago's Ogilvie Station. The village also has direct access to I-90 as well as Route 53, which links to several interstates.



RESTAURANTS

- 1 Sun Shui Asian Kitchen & Sushi
155 WEST RAND ROAD, 0.6 MI
- 2 Garibaldi's Italian Eatery
1960 NORTH ARLINGTON HEIGHTS ROAD, 0.8 MI
- 3 Jameson's Original Charhouse
1331 WEST DUNDEE ROAD, 1.7 MI
- 4 Walker Bros. Original Pancake House
825 DUNDEE ROAD, 1.7 MI
- 5 Portillo's Arlington Heights
806 WEST DUNDEE ROAD, 1.8 MI
- 6 Rokbonki Japanese Steakhouse
876 WEST DUNDEE ROAD, 1.9 MI
- 7 Lou Malnati's Pizzeria
287 NORTH NORTHWEST HIGHWAY, 1.9 MI

COFFEE

- 1 Starbucks
115 WEST RAND ROAD, 0.7 MI
- 2 Panera Bread
5 WEST RAND ROAD, 0.8 MI
- 3 Dunkin'
1818 WEST NORTHWEST HIGHWAY, 1.4 MI

GROCERY

- 1 Trader Joe's
17 WEST RAND ROAD, 0.7 MI
- 2 Amazon Fresh
325 EAST PALATINE ROAD, 1.0 MI
- 3 Jewel-Osco
440 EAST RAND ROAD, 1.0 MI
- 4 ALDI
1432 EAST RAND ROAD, 1.8 MI
- 5 Mariano's
545 N HICKS RD, 1.8 MI

GYM

- 1 Pure Barre
1810 NORTH ARLINGTON HEIGHTS ROAD, 0.9 MI
- 2 LA Fitness
345 EAST PALATINE ROAD, 1.0 MI
- 3 CrossFit Arlington Heights
12 WEST COLLEGE DRIVE A, 1.5 MI

MEDICAL

- 1 NCH Medical Group
855 EAST PALATINE ROAD, 1.3 MI
- 2 NorthShore Medical Center
15 WEST COLLEGE DRIVE, 1.4 MI

SCHOOLS

- 1 Greenbrier Elementary School
2330 NORTH VERDE DRIVE, 0.4 MI

Target Grocery
1700 EAST RAND ROAD, 2.0 MI

Thomas Middle School
1430 NORTH BELMONT AVENUE, 1.2 MI

Buffalo Grove High School
1100 WEST DUNDEE ROAD, 2.0 MI

TRANSIT

ARLINGTON PARK
METRA - UNION PACIFIC NORTHWEST, 1.4 MI

PARKS

- 1 Frontier Park
1933 NORTH KENNICOTT DRIVE, 0.2 MI
- 2 Greenbrier Park
ARLINGTON HEIGHTS, 0.6 MI
- 3 Hasbrook Park
333 WEST MAUDE AVENUE, 0.7 MI
- 4 Twin Lakes
1371 EAST BARONET LANE, 0.9 MI
- 5 Lake Arlington
2201 NORTH WINDSOR DRIVE, 1.6 MI

NOTES



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