



2036 W LEMOYNE STREET #D
IN RED- HOT WICKER PARK!

@properties®

CHRISTIE'S
INTERNATIONAL REAL ESTATE



ROOM DIMENSIONS

LIVING ROOM : 15' × 16'

FAMILY ROOM : 15' × 10'

KITCHEN : 10' × 10'

PRIMARY BEDROOM : 15' × 14'

SECOND BEDROOM : 15' × 11'

THIRD BEDROOM : 14' × 11'

PRIVATE RTDK : 26' × 15'

3 BEDROOM

3 BATH

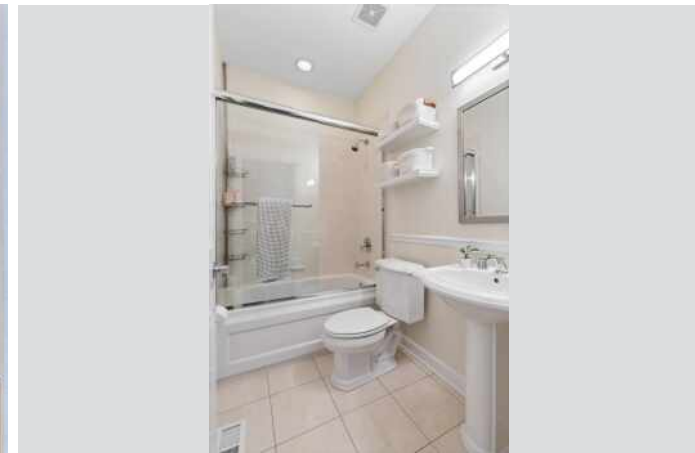
TAXES: \$13,038

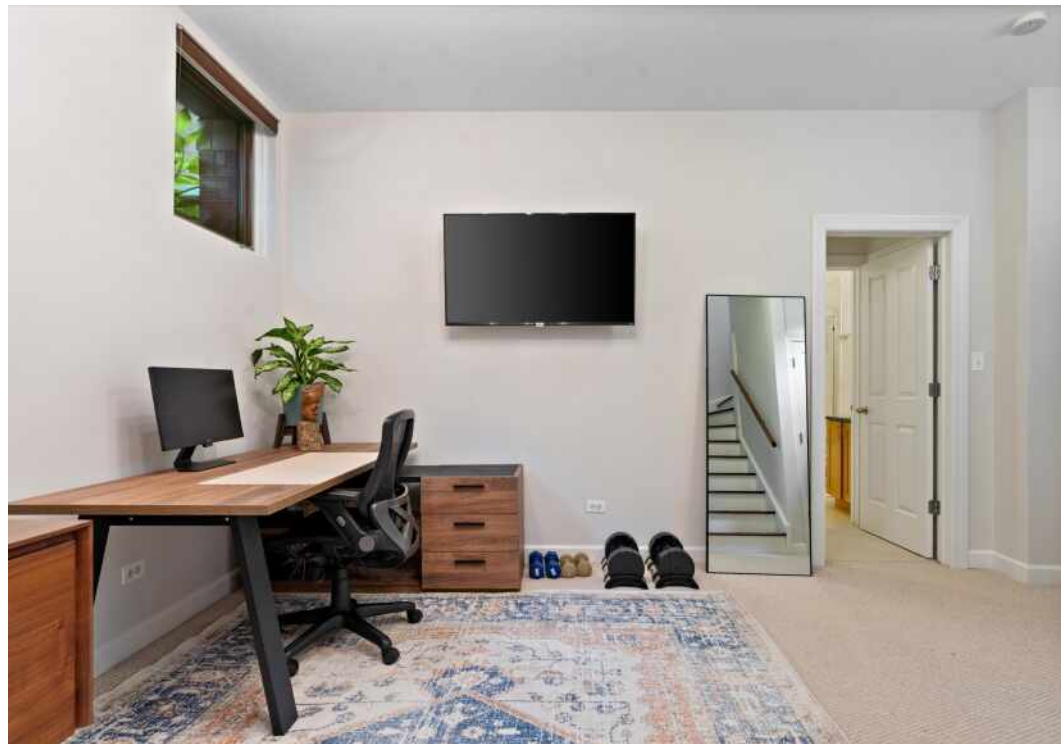
ASSESSMENTS: \$100 / MONTH

- Welcome to one of Wicker Park's most desirable hidden gems—a beautifully maintained, all-brick, fee-simple townhome that lives like a single-family home tucked behind a private gated entrance and surrounded by lush, manicured landscaping.
- Thoughtfully updated and designed for modern living, the kitchen featuring quartz countertops, refinished cabinetry, stainless steel appliances, walnut floating shelves, matte black designer lighting, and sleek chrome fixtures, opening effortlessly into the sun-drenched living and dining spaces, where oversized windows on two exposures fill the home with natural light and a gas fireplace creates a warm, inviting focal point for relaxing or entertaining.
- The luxurious primary suite is a true retreat, complete with hardwood floors and a marble clad bathroom featuring a whirlpool soaking tub, separate walk-in shower, double vanity, and abundant storage.
- A custom California Closets office transforms the second bedroom into the ultimate work-from-home space while easily serving as a guest bedroom when needed.
- On the lower level, soaring 10-foot ceilings create an airy feel in the spacious family room and third bedroom, accompanied by a private full bath that's ideal for guests, extended family, or a private suite.
- A spectacular private rooftop deck offers partial skyline views and the iconic Coyote Tower as your backdrop.
- Garage parking and additional storage are included, while the HOA takes care of exterior landscaping and snow removal, allowing you to enjoy a truly low-maintenance lifestyle.
- Perfectly positioned adjacent to the Wicker Park Historic District, you'll enjoy one of Chicago's most sought-after neighborhoods. The Blue Line, Wicker Park Farmers Market, acclaimed restaurants, boutique shopping, neighborhood parks, & the vibrant North, Damen, Milwaukee & Division corridors are all just moments from your front door.

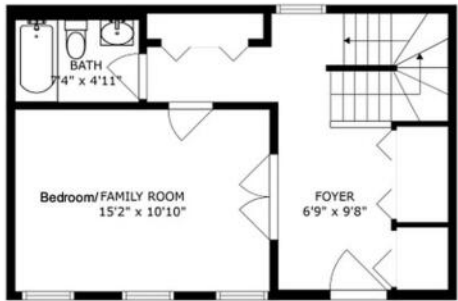








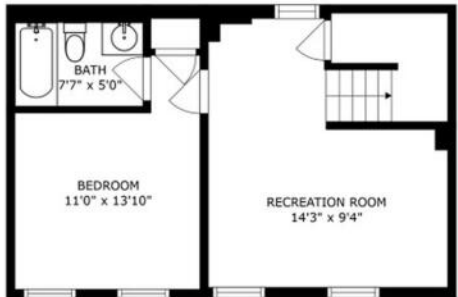




FLOOR 2



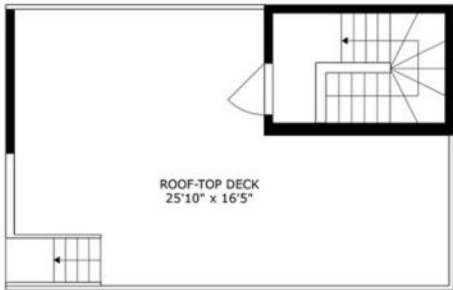
FLOOR 4



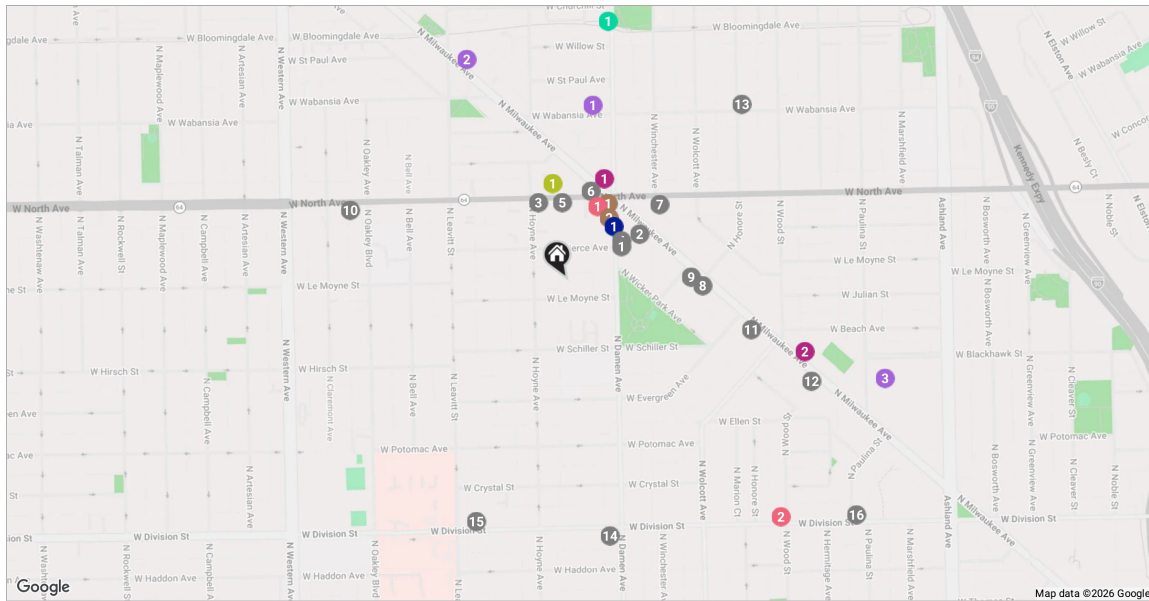
FLOOR 1



FLOOR 3



FLOOR 5



RESTAURANTS

- 1 Big Star
1531 NORTH DAMEN AVENUE, 0.1 MI
- 2 Taxim
1558 NORTH MILWAUKEE AVENUE, 0.1 MI
- 3 Sultan's Market
2057 WEST NORTH AVENUE, 0.1 MI
- 4 Dove's Luncheonette
1545 N DAMEN AVE, 0.1 MI
- 5 VAJRA | Indian
2039 W NORTH AVE, 0.1 MI
- 6 The Up Room
2018 W NORTH AVE, 0.1 MI
- 7 Piece Pizzeria and Brewery
1927 WEST NORTH AVENUE, 0.2 MI
- 8 Bongo Room
1470 NORTH MILWAUKEE AVENUE, 0.2 MI
- 9 CAVA
1484 N MILWAUKEE AVE, 0.2 MI

COFFEE

- 1 Starbucks
1588 NORTH MILWAUKEE AVENUE, 0.1 MI
- 2 Stan's Donuts & Coffee
1560 NORTH DAMEN AVENUE, 0.1 MI
- 10 Handlebar
2311 WEST NORTH AVENUE, 0.3 MI
- 11 Cumin Restaurant - Wicker Park
1414 N MILWAUKEE AVE, 0.3 MI
- 12 Antique Taco Wicker Park
1360 NORTH MILWAUKEE AVENUE, 0.4 MI
- 13 Club Lucky
1824 WEST WABANSIA AVENUE, 0.4 MI
- 14 Fatpour Wicker Park:
Ultimate Chicago Sports Bar
2005 WEST DIVISION STREET, 0.4 MI
- 15 Enoteca Roma Ristorante
2146 WEST DIVISION STREET, 0.4 MI
- 16 Bangers & Lace Wicker Park
1670 WEST DIVISION STREET, 0.6 MI
- 17 Le Bouchon
1958 NORTH DAMEN AVENUE
APARTMENT 3, 0.6 MI

SHOPPING

- 1 Barnes & Noble
1601 N MILWAUKEE AVE, 0.2 MI
- 2 Reckless Records
1379 NORTH MILWAUKEE AVENUE, 0.4 MI
- 1 Olivia's Market
2014 WEST WABANSIA AVENUE, 0.3 MI
- 2 ALDI
1753 NORTH MILWAUKEE AVENUE, 0.4 MI
- 3 Jewel-Osco
1341 NORTH PAULINA STREET, 0.5 MI

GYM

- 1 Bucktown Athletic Club
2040 WEST NORTH AVENUE, 0.1 MI

ENTERTAINMENT

- 1 Subterranean
2011 WEST NORTH AVENUE, 0.1 MI
- 2 Phyllis' Musical Inn
1800 W DIVISION ST, 0.5 MI

TRANSIT

- 1 Damen
CTA - BLUE LINE, 0.1 MI

PARKS

- 1 The Bloomingdale Trail -
Damen Access Point
N DAMEN AVE & BLOOMINGDALE
TRAIL, 0.4 MI



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