

**209 RIVERSHIRE LANE #503**  
LINCOLNSHIRE





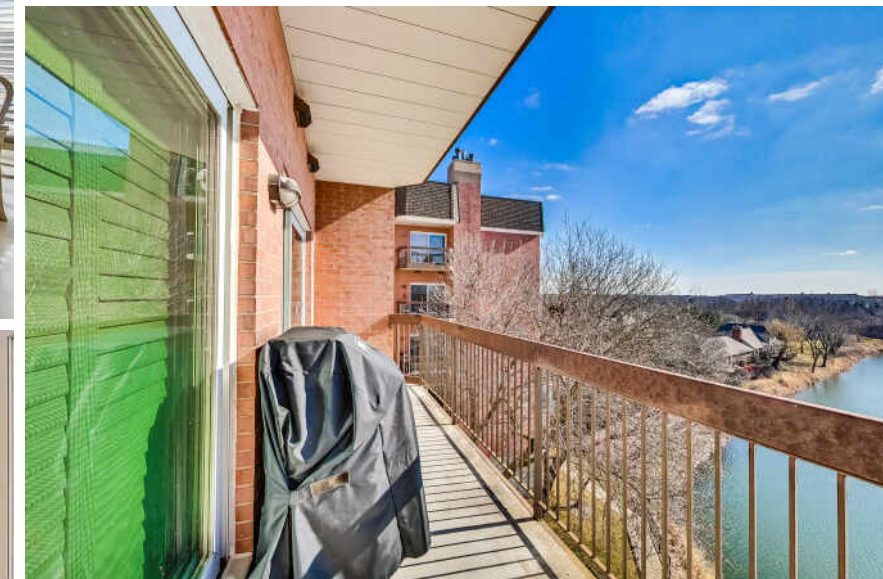
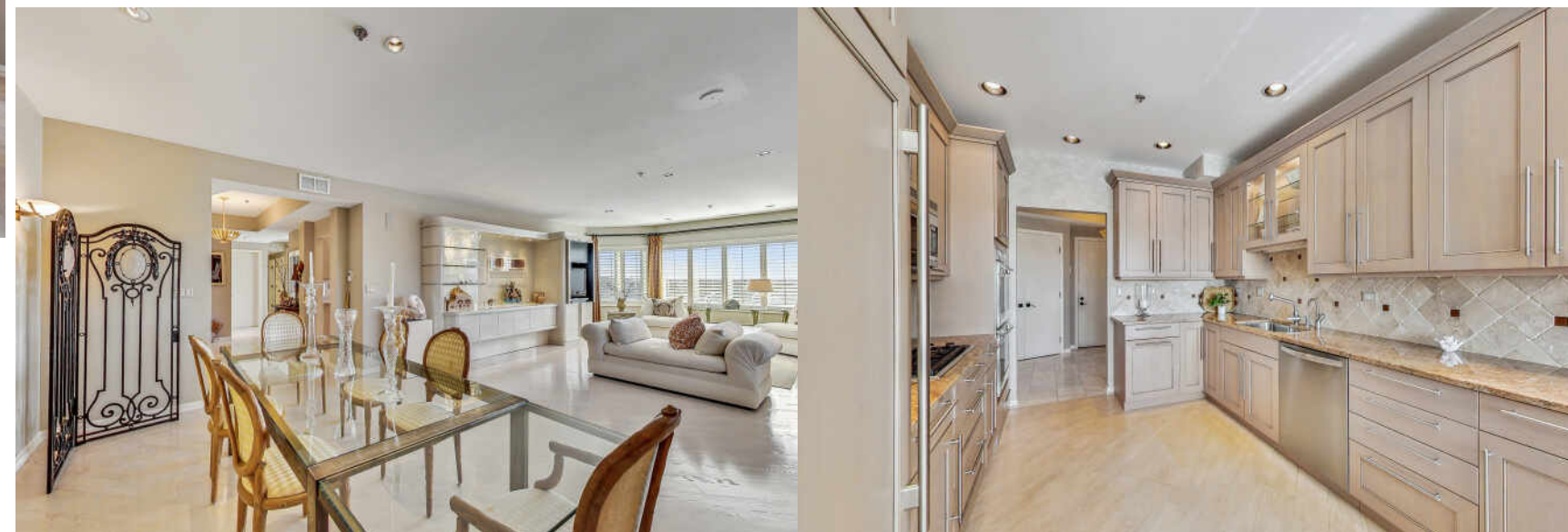
**ROOM DIMENSIONS**

LIVING ROOM : 26' × 16'  
FAMILY ROOM : 15' × 21'  
DINING ROOM : 16' × 10'  
KITCHEN : 22' × 11'  
PRIMARY BEDROOM : 21' × 15'  
SECOND BEDROOM : 15' × 12'  
SITTING ROOM : 12' × 8'

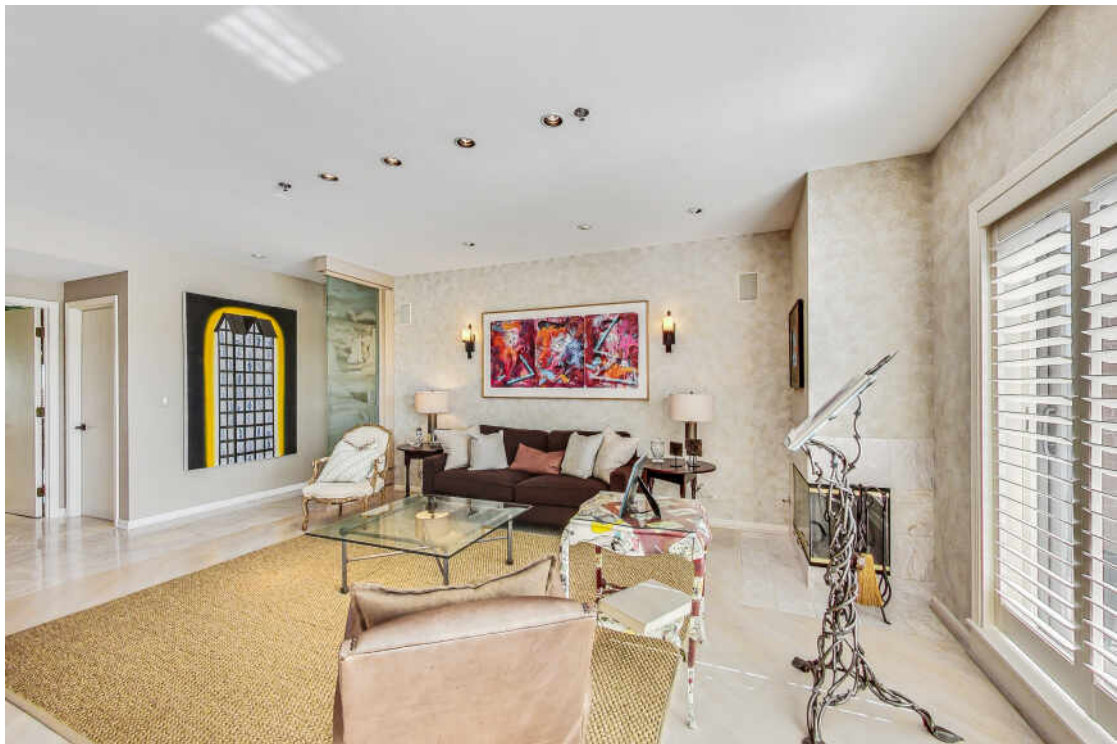
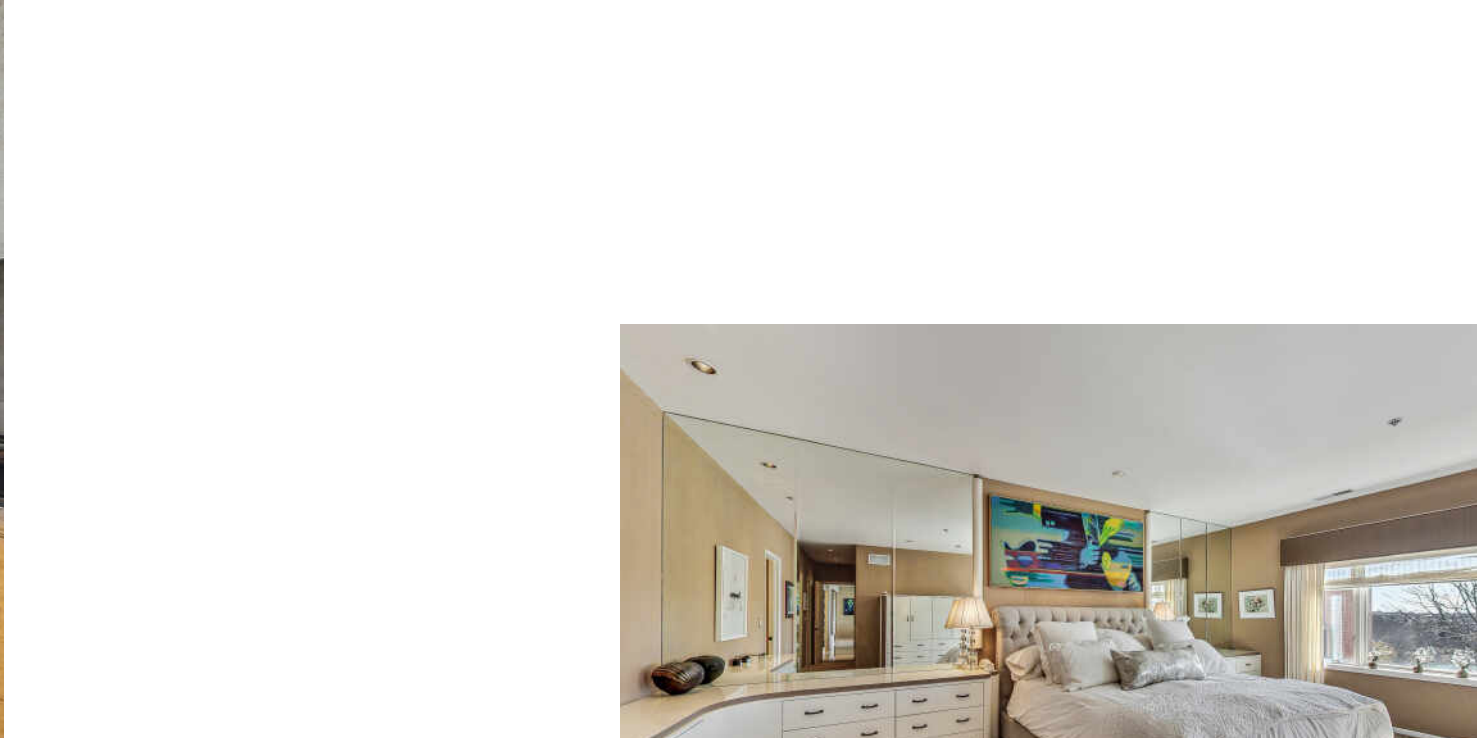
**2 + SITTING ROOM BEDROOM**  
**2.1 BATH**  
**ASSESSMENTS: \$905 / MONTH**

Welcome to this stunning 2 BR + Sitting Room/2.1 BA Corner unit on the 5th floor in the premier gated community of Rivershire! Originally designed as a 3-bedroom unit, the current sitting room and 3rd walk in closet can be converted back making it ideal for various living arrangements. Enjoy spectacular pond views from every room, creating a tranquil and relaxing ambiance throughout the condo. Plantation shutters on most windows and sliding doors add a touch of elegance and privacy. Step inside and be greeted by the large foyer with 2 guest closets and fabulous Living Room with stunning light hardwood floors & plenty of recessed lights. The dining room seamlessly flows into the living room, making it perfect for hosting large gatherings. The eat-in kitchen is a chef's dream with top-of-the-line appliances - Subzero/Wolf and 42" custom cabinets with sliders overlooking the pond. The cozy family room boasts a gas fireplace, and another set of sliding doors leading to the balcony and pond view. The primary suite is a true oasis, featuring three extra-large walk-in closets, a sitting room, and a luxurious bathroom with a whirlpool tub and separate shower. Enjoy the convenience of in-unit laundry with a side-by-side washer and dryer and 2 heated parking spaces (numbers 22 and 23). Residents have access to the pool, tennis courts, club facilities, and a beautiful walking trail, providing ample opportunities for recreation and relaxation. The condo is part of an award-winning school district #103 and #125 Steven HS. The location is unbeatable, with easy access to shopping, restaurants, movie theaters, and the tollway.

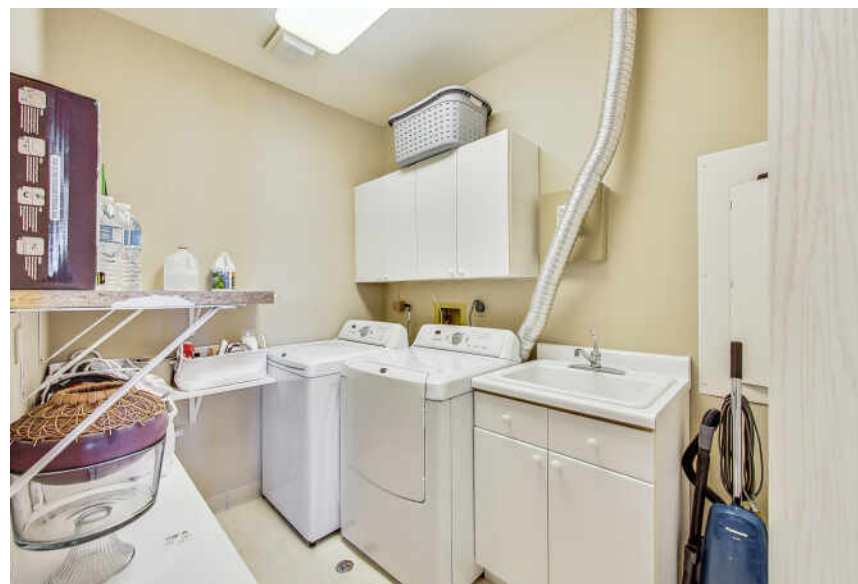




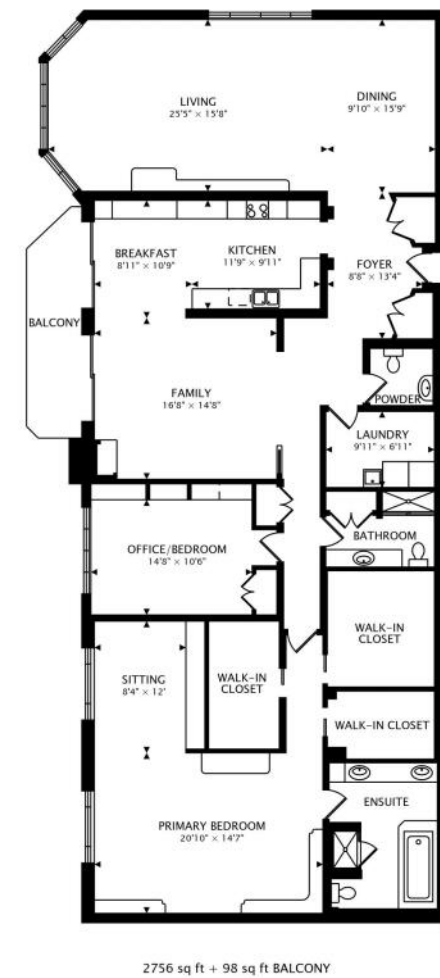




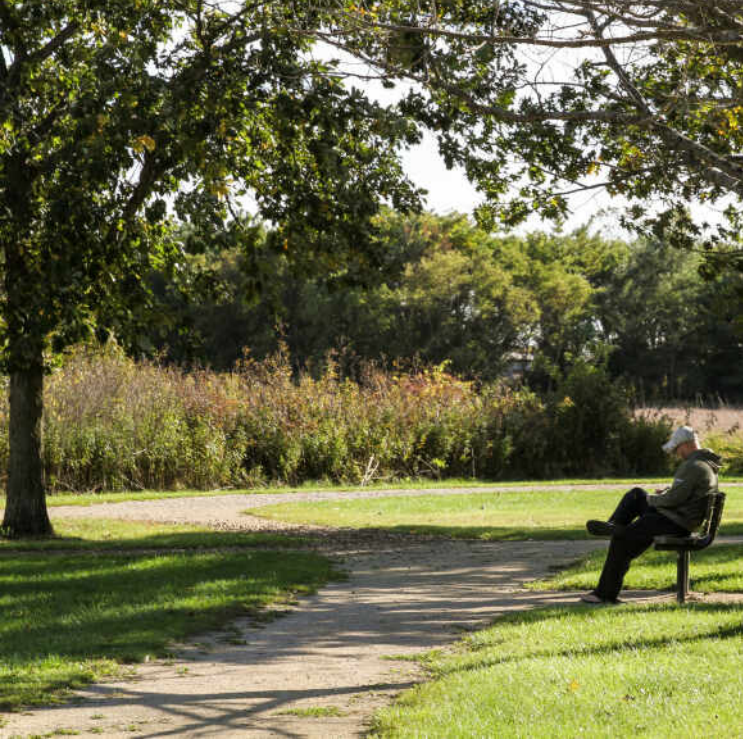












## LINCOLNSHIRE IS NOT YOUR TYPICAL SUBURBAN BEDROOM COMMUNITY, BUT IT'S NOT STRICTLY BUSINESS EITHER

The village masterfully blends diverse business, hospitality, entertainment, and retail with nature, recreation, and residential areas.

Housing in the picturesque village includes single-family homes, townhomes, and condominiums nestled among parks, green spaces, and forest preserves.

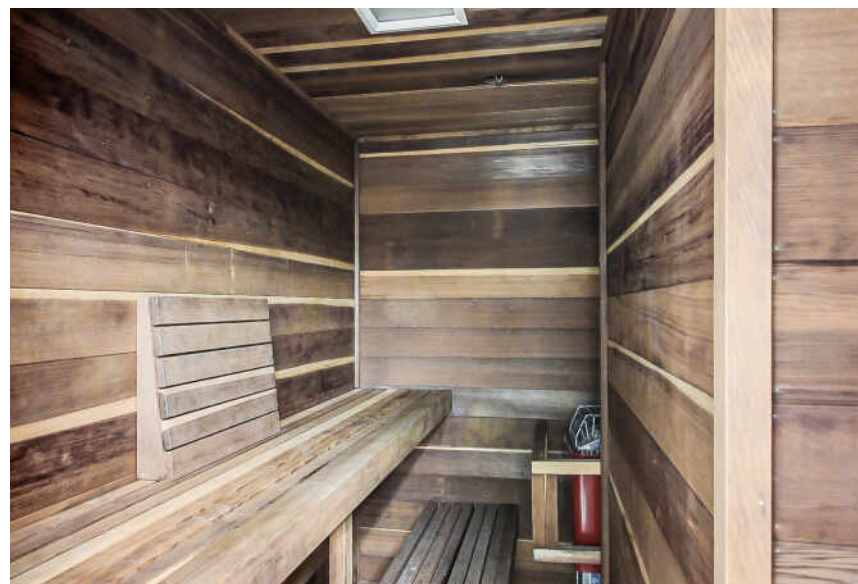
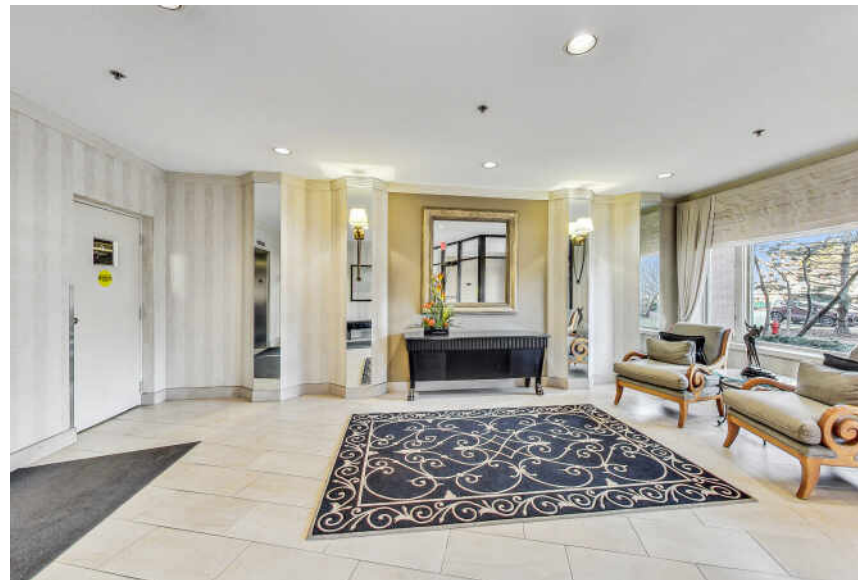
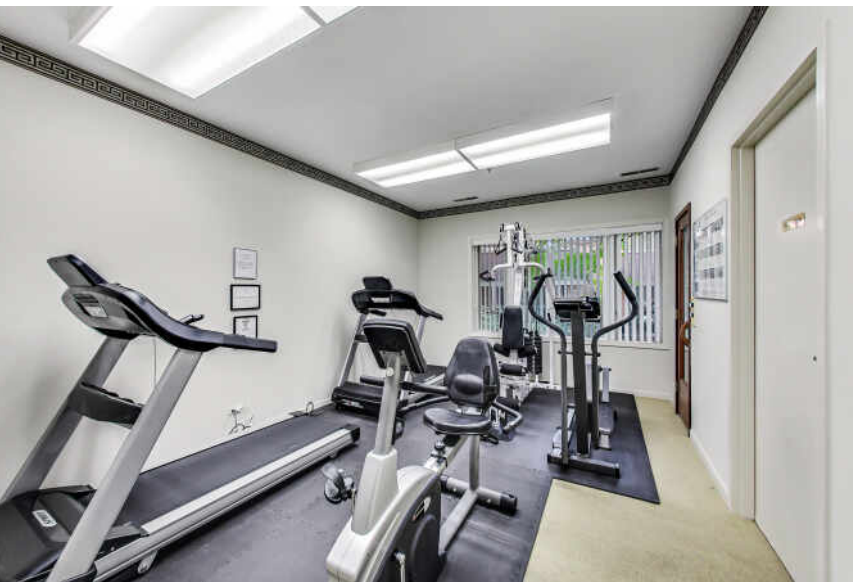
Several office parks house prominent employers with a workforce of thousands and square footage in the millions.

Lincolnshire is home to several hotels including Marriott's sprawling Lincolnshire Resort with 170 acres of hotel rooms, restaurants, lounges, a PGA championship golf course, event space, and an acclaimed live musical theater that draws audiences from throughout the region. For those who prefer their entertainment on the big screen, Lincolnshire's massive movie theater has 21 screens to fit the bill.

The village is also a shopping and dining destination with fine dining restaurants, national chains, and several specialty shops. Popular local events include the Taste of Lincolnshire and an annual art festival. A number of public parks can also be found throughout the community.

Lincolnshire is bordered by I-94, with an interchange at Route 22, Milwaukee Avenue, and other major arterial streets as well. Commuter trains stop in nearby communities such as Vernon Hills and Buffalo Grove.





NOTES





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