

2109 N CAMPBELL 2S AVENUE #2S
LOGAN SQUARE





3 BEDROOM
2 BATH
TAXES: \$13,200
ASSESSMENTS: \$417

2109 N. CAMPBELL AVE 2S | WEST BUCKTOWN

Sophisticated, modern three-bedroom, two-bath penthouse condo in the heart of West Bucktown. Unit #2S features a versatile open floor plan with hardwood floors throughout, dramatic 15-foot ceilings, and exceptional natural light from floor-to-ceiling windows.

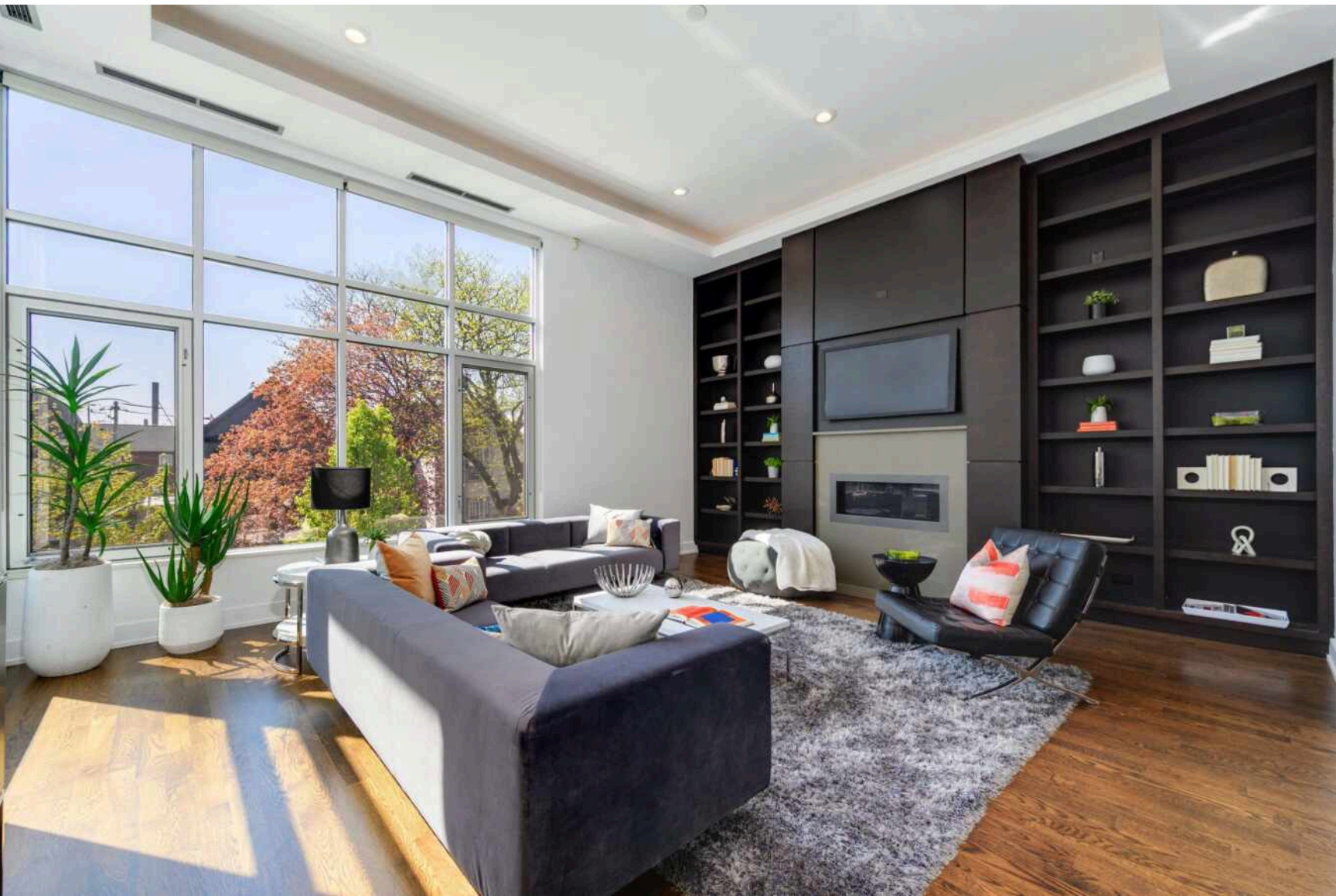
Design highlights include custom built-ins, backlit tray ceilings, and a quartz-tiled gas fireplace. The chef's kitchen offers a large center island, white quartz countertops, modern cabinetry with brushed chrome hardware, a glass backsplash, and a farmhouse sink with disposal. Premium stainless steel Dacor appliances include a French-door refrigerator, five-burner gas range, double oven, beverage fridge, and built-in microwave.

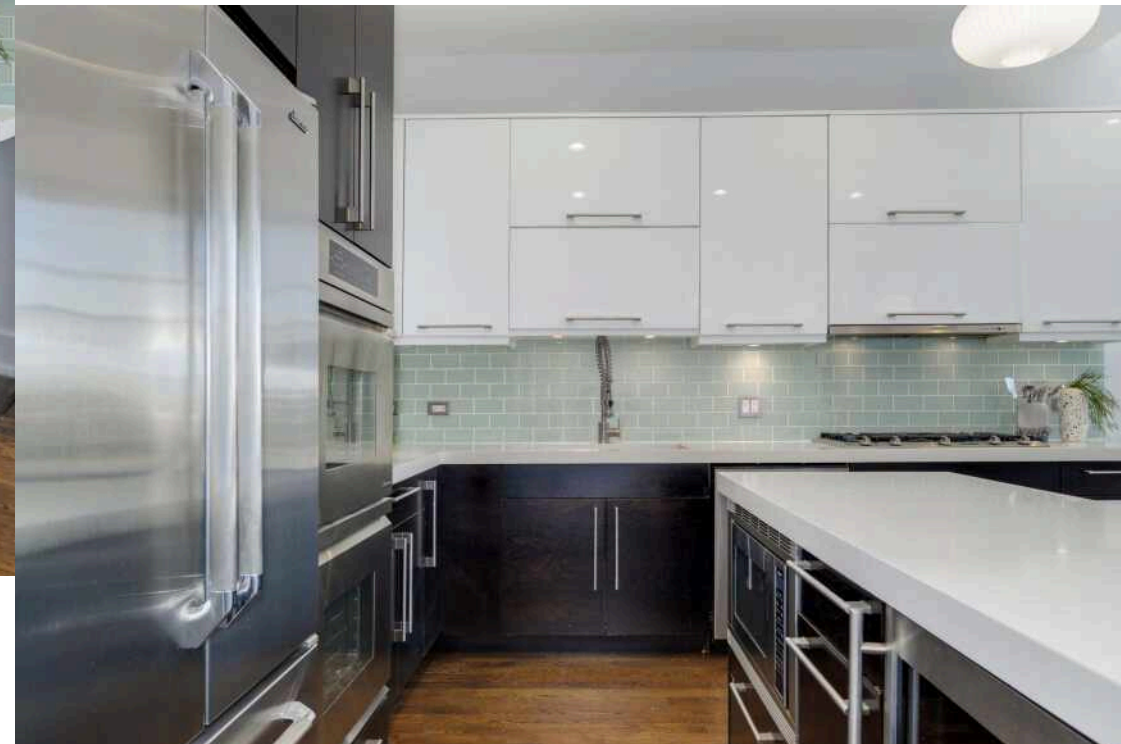
The light-filled primary suite features glass doors leading to a private balcony, a backlit tray ceiling, three custom closets, and a spa-inspired bath with heated floors, ceramic tile, a floating dual-sink quartz vanity, and a glass-enclosed steam shower.

Two additional spacious bedrooms are complemented by a beautifully appointed guest bath featuring basketweave tile, a floating vanity, quartz countertops, chrome fixtures, and a jetted soaking tub. Enjoy three private outdoor spaces, including a balcony, a dedicated garage roof deck, and roof rights above the unit.

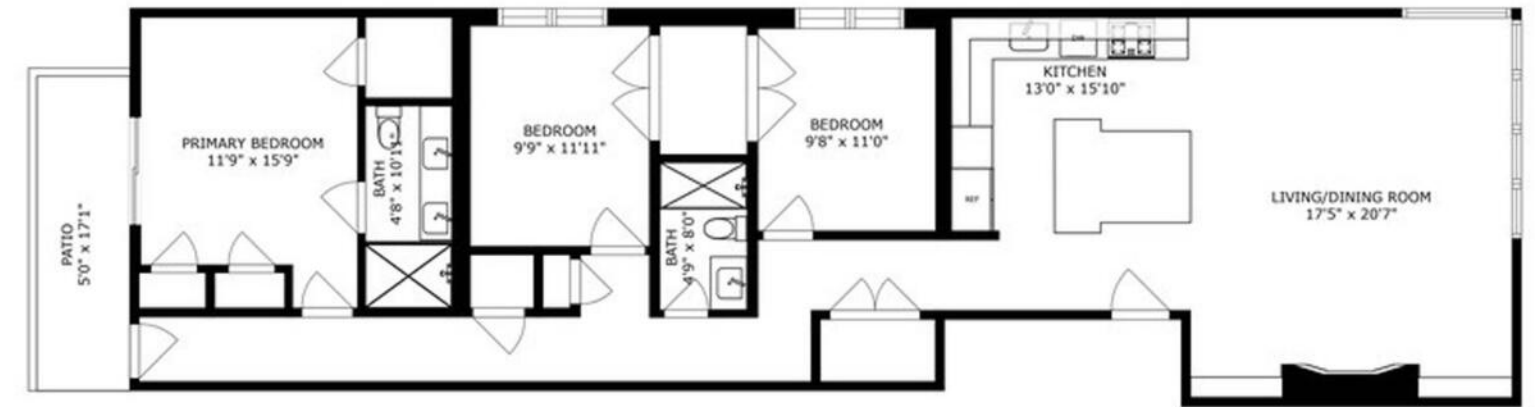
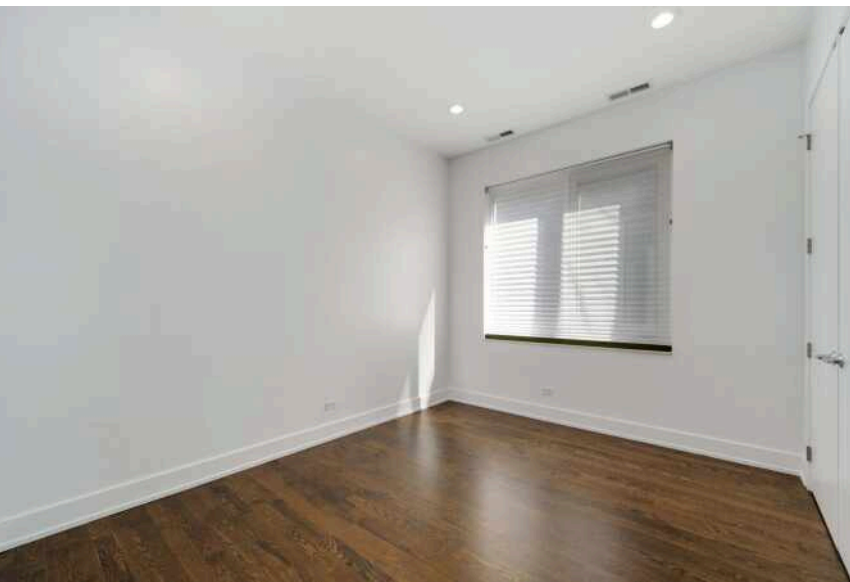
Additional features include custom window treatments, recessed lighting, 9-foot interior doors, built-in sound wiring, keyless building entry, extra storage, and one garage parking space.

Ideally located just steps from the CTA Western Blue Line, Metra, Holstein Park, and the 606/Bloomington Trail, with easy access to neighborhood restaurants, shops, and grocery stores. Experience the best of Bucktown and Logan Square living.









SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



LOGAN SQUARE PROVES THAT IT IS HIP TO BE SQUARE AFTER ALL.

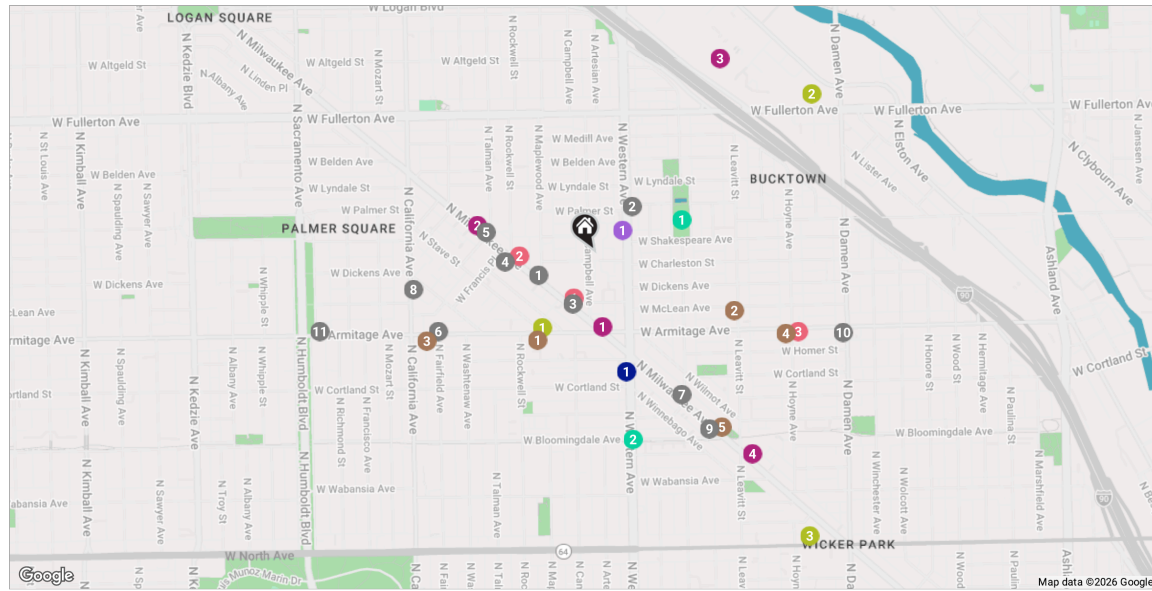
The neighborhood attracts residents with its artistic vibe, park-like boulevards, and thriving dining scene.

The Logan Square Boulevards District, lined with beautiful homes and mature trees, is a designated Chicago landmark.

Although it's surrounded by some of Chicago's trendiest areas for nightlife, the neighborhood definitely holds its own. Logan Square is home to locally-owned restaurants, bars, and bistros, including hotspots noted by *Bon Appétit* as among Chicago's best. Artists and musicians live and work in the neighborhood, performing and displaying their art at local coffee shops, cafes, and theaters.

Known for its historic greystones, large bungalows, and stately mansions, Logan Square has seen a boom of residential development, including condominiums, lofts, townhomes, three-flats, and single-family homes. While there is ample new construction, the community still retains its historic charm by repurposing and preserving its landmarks.

The neighborhood's easy access to the CTA Blue Line is another draw for residents along with The 606 trail.



RESTAURANTS

- 1 Ramen Wasabi - Logan Square
2101 NORTH MILWAUKEE AVENUE, 0.1 MI
- 2 Chef's Special Cocktail Bar
2165 N WESTERN AVE, 0.1 MI
- 3 Stay Cafe
2043 N MILWAUKEE AVE, 0.1 MI
- 4 Pilot Project Brewing - Logan Square
2140 N MILWAUKEE AVE, 0.2 MI
- 5 Navigator Taproom
2211 N MILWAUKEE AVE #100, 0.3 MI
- 6 Table, Donkey and Stick
2728 WEST ARMITAGE AVENUE, 0.4 MI
- 7 Irazu Costa Rican Restaurant & Catering
1865 NORTH MILWAUKEE AVENUE, 0.4 MI
- 8 Bang Bang Pie & Biscuits
2051 NORTH CALIFORNIA AVENUE, 0.4 MI

- 9 The StopAlong
1812 N MILWAUKEE AVE, 0.5 MI
- 10 Le Bouchon
1958 NORTH DAMEN AVENUE APT 3, 0.6 MI
- 11 Parson's Chicken & Fish (Logan Square)
2952 WEST ARMITAGE AVENUE, 0.7 MI

COFFEE

- 1 Caffè Umbria
2545 WEST ARMITAGE AVENUE, 0.2 MI
- 2 Red June Cafe
2020 NORTH LEAVITT STREET, 0.3 MI
- 3 Katherine Anne Confections
2745 WEST ARMITAGE AVENUE, 0.4 MI
- 4 Starbucks Coffee Company
2101 W ARMITAGE AVE, 0.5 MI
- 5 Ipsento 606
1813 N MILWAUKEE AVE, 0.5 MI

SHOPPING

- 1 Walgreens Pharmacy
2001 N MILWAUKEE AVE, 0.2 MI
- 2 Beautiful Rind
2211 N MILWAUKEE AVE, 0.3 MI
- 3 The Home Depot
2570 NORTH ELSTON AVENUE, 0.5 MI
- 4 ALDI
1753 NORTH MILWAUKEE AVENUE, 0.6 MI

GROCERY

- 1 Agora Market
2134 NORTH WESTERN AVENUE, 0.1 MI

GYM

- 1 Moksha Yoga Center
2528 WEST ARMITAGE AVENUE, 0.2 MI
- 2 Midtown Athletic Club
2444 NORTH ELSTON AVENUE, 0.6 MI
- 3 Bucktown Athletic Club
2040 WEST NORTH AVENUE, 0.8 MI

ENTERTAINMENT

- 1 Concord Music Hall
2047 NORTH MILWAUKEE AVENUE, 0.1 MI
- 2 Congress Theater Chicago, IL
2135 NORTH MILWAUKEE AVENUE, 0.2 MI
- 3 Map Room
1949 NORTH HOYNE AVENUE, 0.5 MI

TRANSIT

- 1 Western
CTA - BLUE LINE, 0.3 MI

PARKS

- 1 Holstein Park
2200 NORTH OAKLEY AVENUE, 0.2 MI
- 2 The Bloomingdale Trail - Western Access Point
NORTH WESTERN AVENUE & 0.4 MI

NOTES



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