



22898 N FOXTAIL DRIVE KILDEER

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LUXURY PORTFOLIO INTERNATIONAL



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22898 N FOXTAIL DRIVE TRANQUIL LUXURY & UNPARALLELED DESIGN

ROOM DIMENSIONS

| | |
|----------------------------|---------|
| Living Room | 15'x18' |
| Family Room | 22'x26' |
| Dining Room | 14'x17' |
| Kitchen | 10'x15' |
| Breakfast Area | 14'x24' |
| Foyer | 17'x16' |
| Primary Bedroom | 14'x29' |
| Second Bedroom | 12'x17' |
| Third Bedroom | 11'x17' |
| Fourth Bedroom | 13'x12' |
| Fifth Bedroom/Office | 14'x12' |
| Recreation Room | 49'x37' |
| All Purpose Room | 15'x12' |
| Utility Room | 16'x21' |

FEATURES

Experience unparalleled luxury in this gracious estate within Kildeer's prestigious Foxborough Estates. This home has been reimagined with a fresh, neutral palette and is bathed in natural light through expansive windows. The main level strikes a perfect balance of elegance and practicality, boasting soaring ceilings and hardwood floors throughout. Enjoy the huge kitchen with granite countertops and abundant cabinet space overlooking the two-story family room with a fireplace and a wet bar. A standout feature is the private elevator, which offers seamless accessibility between the main floor and the second-floor primary suite. Newer Culligan water softener. Newer roof - approximately 2021. Whether hosting in the sun-drenched rooms or enjoying the basement's recreation space, this home offers a preferred lifestyle. Award-winning Districts 96 and 125 (Stevenson High School). Close to great restaurants and shopping.

- 5 Bedroom or 4 Bedrooms Plus Office
- 5 1/2 Bathrooms
- Private Elevator from Main to Second Floors
- Natural Hardwood Throughout
- Sweeping Staircase and Open Floor Plan
- Oversized 3 Car Garage
- .11 Acres
- School Districts 96 and 125



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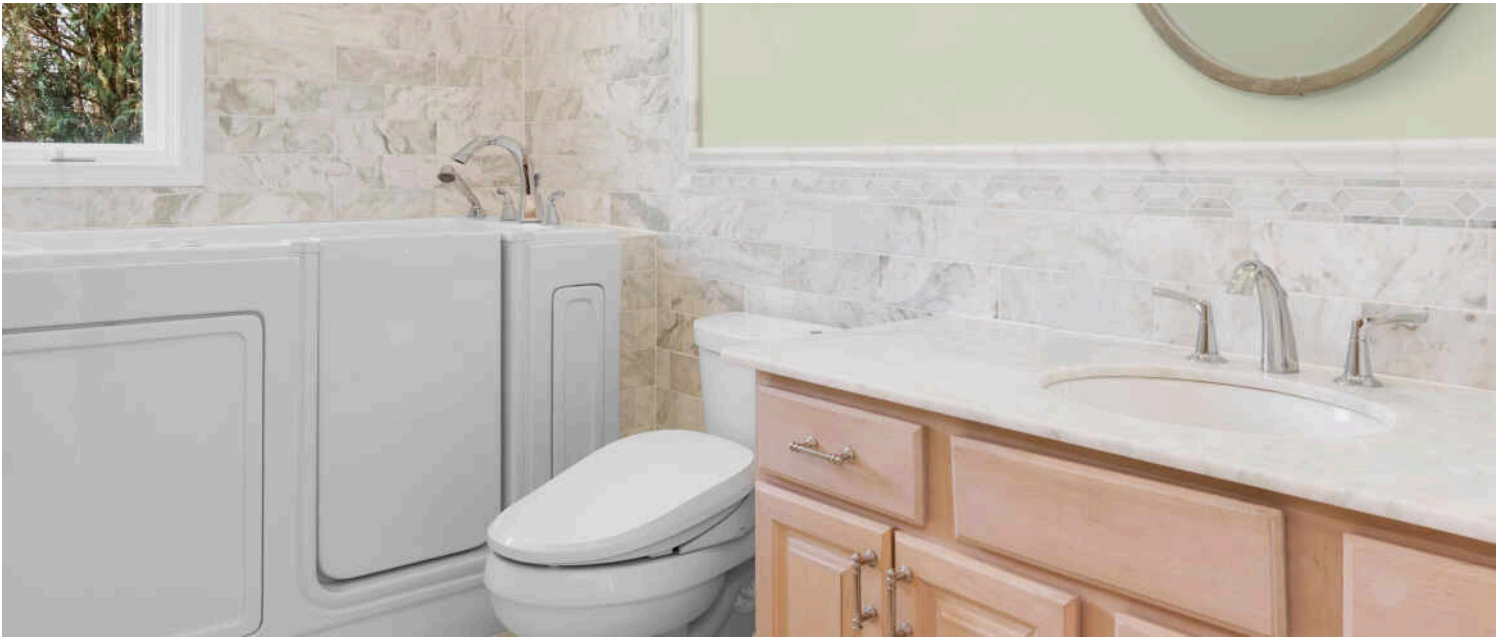
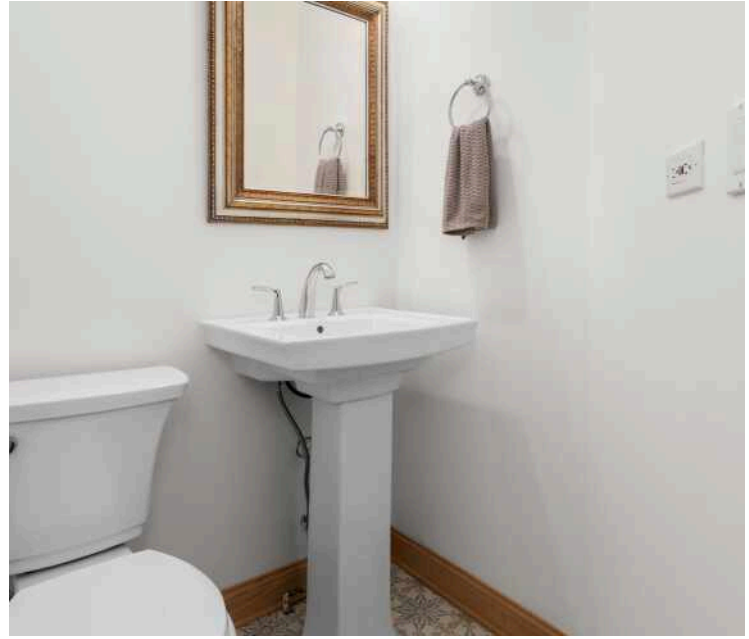
















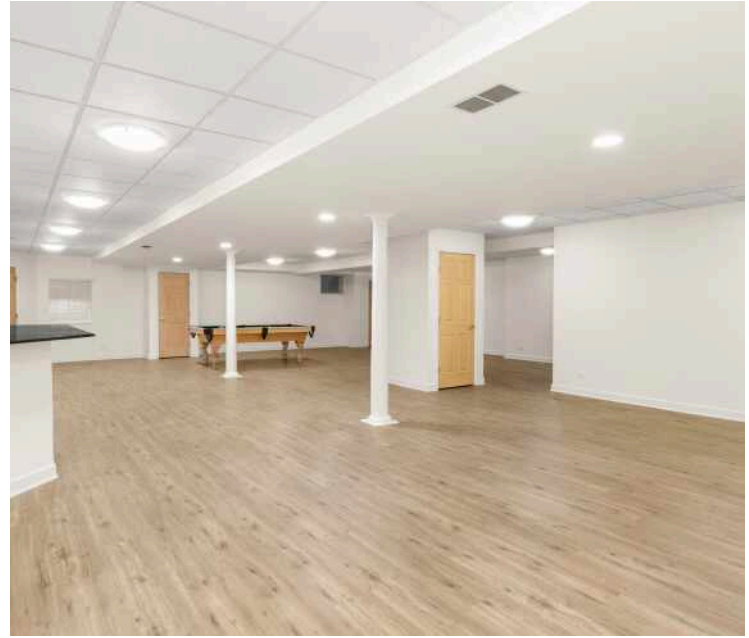






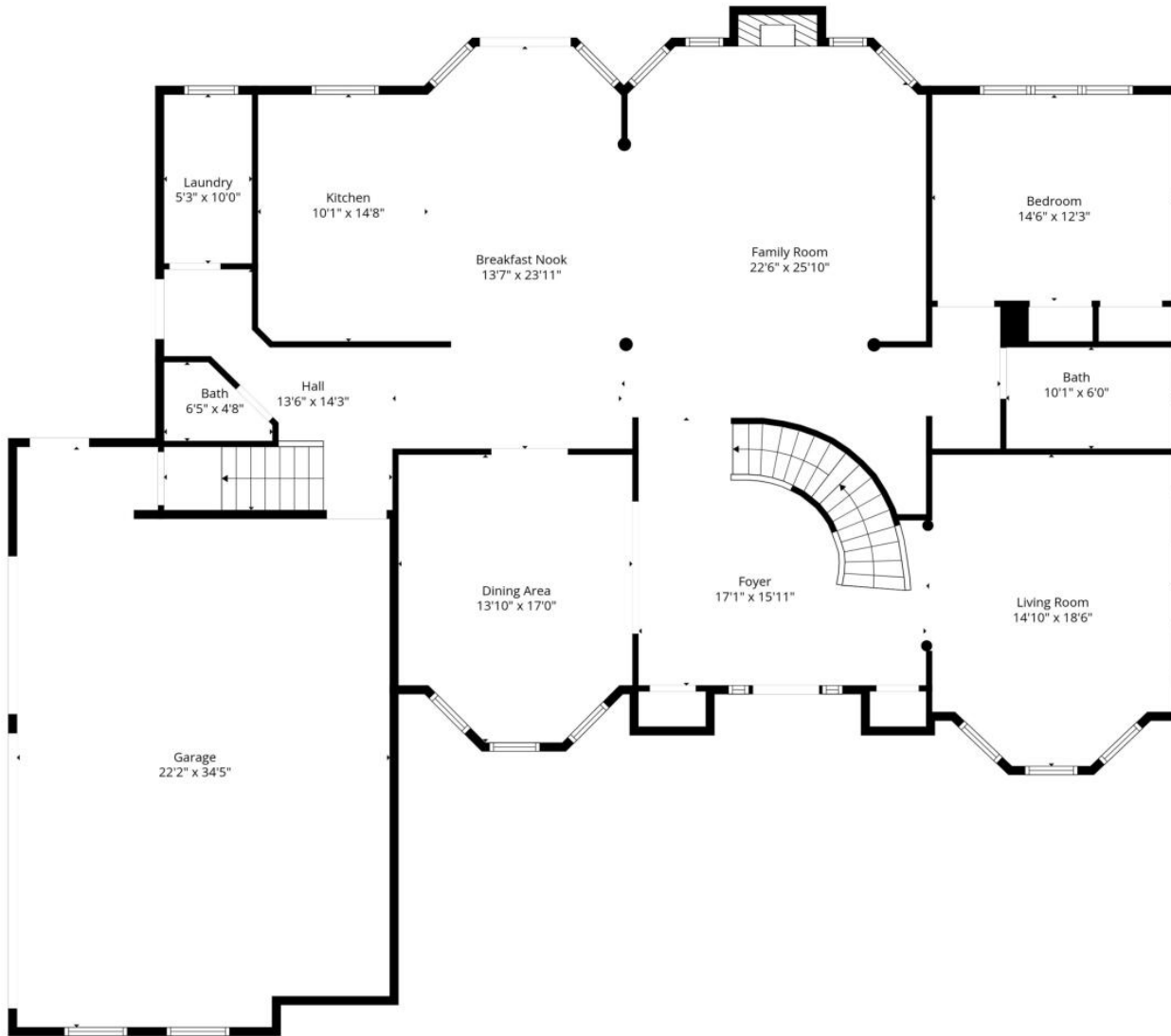










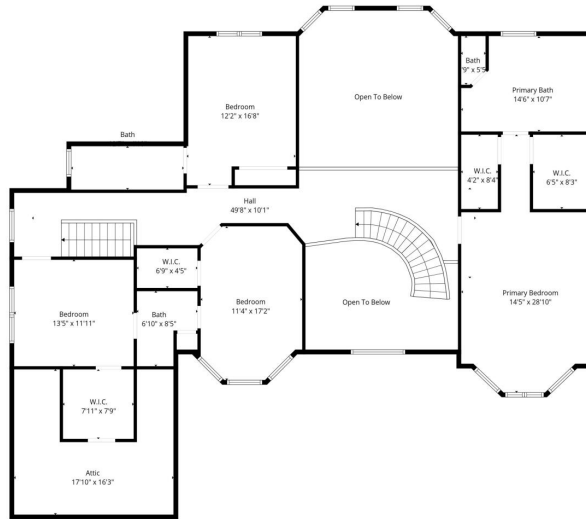


TOTAL: 5700 sq. ft

Basement: 1834 sq. ft, 1st floor: 2125 sq. ft, 2nd floor: 1741 sq. ft

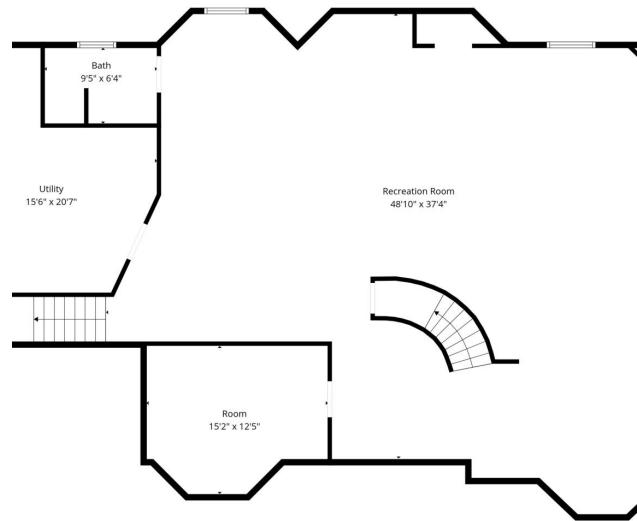
EXCLUDED AREAS: UTILITY: 237 sq. ft, GARAGE: 690 sq. ft, FIREPLACE: 11 sq. ft,
ATTIC: 220 sq. ft, OPEN TO BELOW: 474 sq. ft, WALLS: 371 sq. ft

Sizes And Dimensions Are Approximate, Actual May Vary.



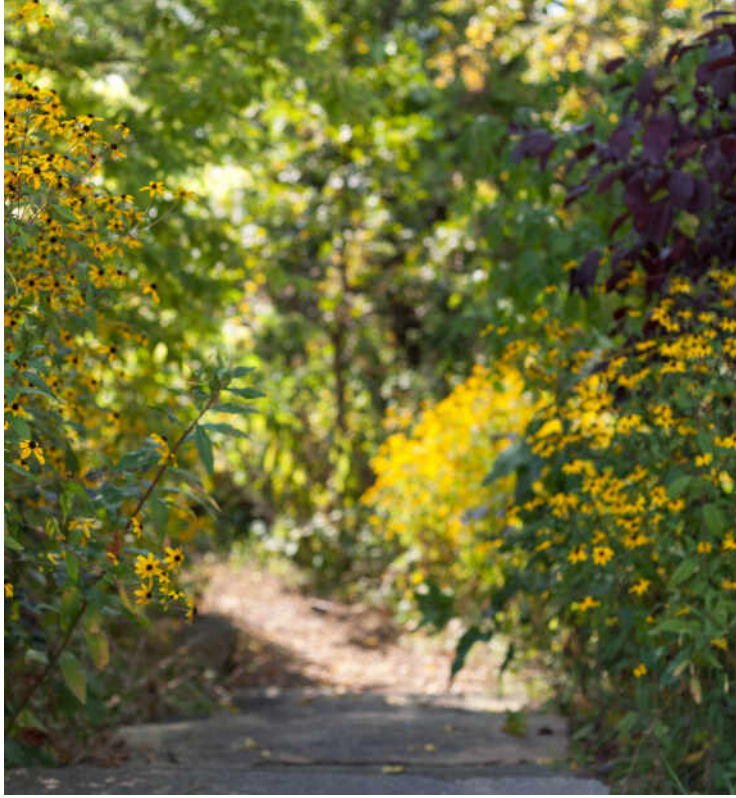
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THE COMMUNITY OF **KILDEER** HAS ALWAYS TREASURED ITS TRANQUIL, RURAL SETTING.

Locals love the rural tranquility that comes with living in Kildeer. They also enjoy the local country clubs, neighborhood pools, and sports and tennis courts.

So much so that when a developer moved in with plans to buy up and rezone land to build a “billion-dollar city,” they stood their ground.

The community persevered, incorporating as a village in 1958. Today the village of 4,000 continues to maintain its rural tranquility and requiring developers to meet strict zoning codes, including building only one house per acre.

Although Kildeer is known for its quiet lifestyle, there are several amenities here. Residents enjoy local eateries and shopping centers with upscale retailers at Deer Park and the Shops at Kildeer. There are also local country clubs and neighborhood pools, sports, and tennis courts. A new bike path connects the village to forest preserves.

The community is ranked as one of the top suburbs based on its livability ratings including its amenities, public services, and transportation. Commuters can catch the Metra train at the nearby Palatine station. Highway 53 also provides easy access to I-90.

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