

2296 BRIARHILL DRIVE
NAPERVILLE





ROOM DIMENSIONS

LIVING ROOM : 15' x 14'

DINING ROOM : 13' x 10'

KITCHEN : 11' x 10'

FAMILY ROOM : 19' x 16'

PRIMARY BEDROOM : 15' x 12'

2ND BEDROOM : 13' x 11'

3RD BEDROOM : 13' x 10'

4TH BEDROOM : 11' x 11'

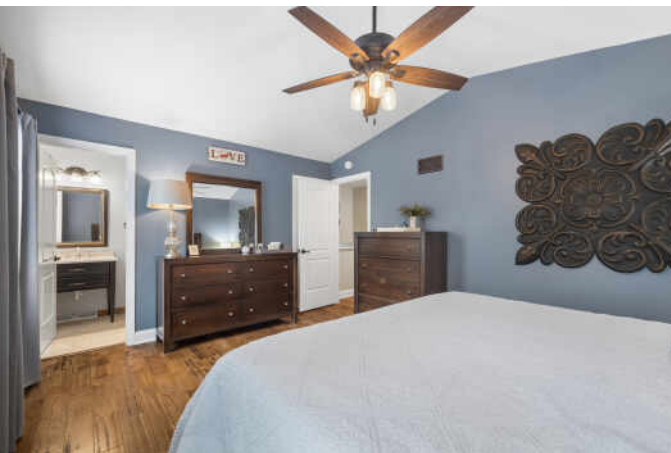
LAUNDRY ROOM : 11' x 8'

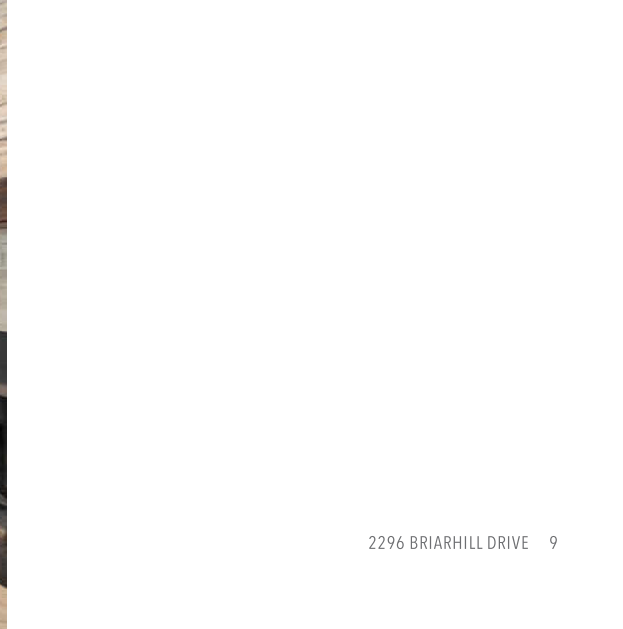
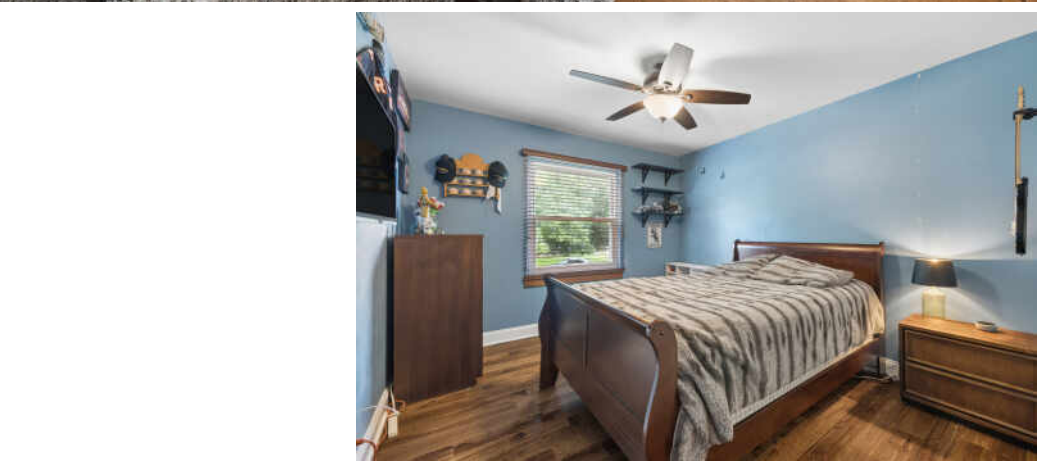
4 BEDROOM

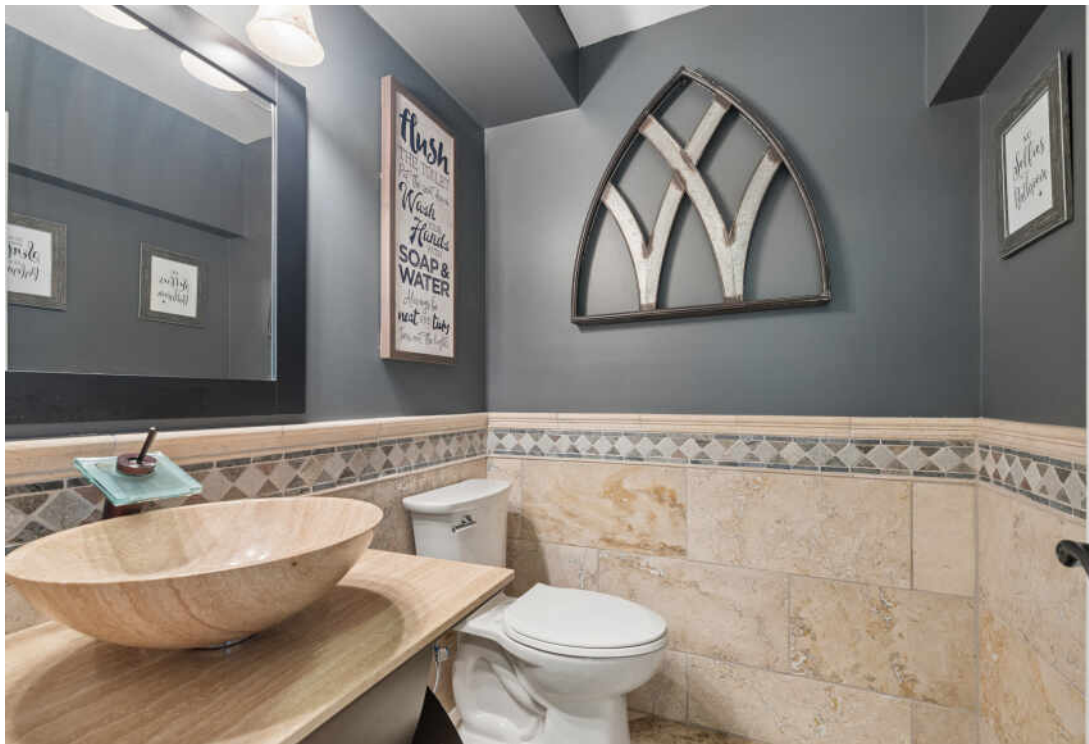
2.1 BATH

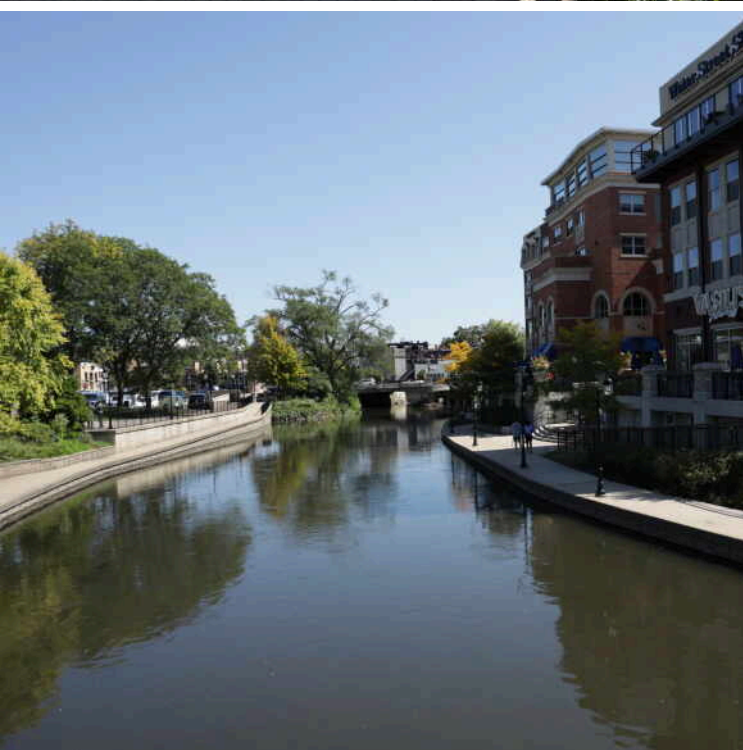
Beautifully updated 4 bedroom, 2.5 bath home featuring wide plank hickory hardwood flooring throughout the main and upper levels, custom hardwood stairs, upgraded 5.25 inch baseboards throughout, crown molding and stylish light fixtures. The remodeled kitchen offers white cabinetry, quartz countertops, upgraded lighting and convenient outlets with device charging capabilities. Additional highlights include remodeled bathrooms, new interior doors, custom blinds, a striking fireplace with custom mantel and stonework, and LVP flooring in the lower level. Enjoy the landscaped backyard with a peaceful water feature and brick patio. Major improvements include a new roof in 2019, furnace in 2018, newer windows, attic and bathroom exhaust fans in 2025, backup sump pump and battery in 2026, washer and dryer in 2023, dishwasher and microwave in 2024, and two new toilets in 2025. Smart home features include a Nest thermostat, Ring doorbell, front and rear Ring cameras with spotlights, keyless garage entry and a security system. This home is completely move in ready. Families will appreciate being situated in a top tier school district, attending the highly acclaimed Neuqua Valley High School.











NAPERVILLE IS A VIBRANT COMMUNITY THAT COMBINES THE AMENITIES OF A MODERN CITY WITH THE CHARM OF A SMALL TOWN.

Among those amenities is a popular Riverwalk that features nearly two miles of brick paths and bridges as well as recreational facilities along the DuPage River. Nearby Centennial Beach is another attraction that draws thousands of visitors and goes from zero to 15 feet deep.

An assortment of local boutiques, well-known retailers, and fine restaurants can also be found in downtown Naperville. Meanwhile, there’s endless entertainment for all ages thanks to the DuPage Children’s Museum, Summer Place Theatre, Magical Starlight Theatre, and DuPage Symphony Orchestra.

While Naperville has seen significant growth over the past few decades, the city maintains a strong sense of community through annual events, from farmers markets and sidewalk sales to festivals and a summer concert series. The community’s character is also preserved in the Naperville Historic District and Naper Settlement, where visitors can step back in time at an outdoor museum.

With plentiful amenities and diverse housing stock in a variety of styles and price points, Naperville has received numerous accolades and continues to capture the interest of homebuyers. The city also offers Metra and Amtrak service, providing convenient access to downtown Chicago and surrounding communities.



NOTES



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All specifications, features, designs, price, assessments, taxes and materials are subject to change without notice. Depicted floor plans and architectural renderings are only an artist's impression.

