

**2606 N STRATFORD ROAD**  
ARLINGTON HEIGHTS





**ROOM DIMENSIONS**

- LIVING ROOM : 18' × 12'
- DINING ROOM : 13' × 12'
- KITCHEN : 14' × 12'
- FAMILY ROOM : 19' × 12'
- LAUNDRY : 8' × 5'
- MASTER BEDROOM : 19' × 12'
- 2ND BEDROOM : 12' × 11'
- 3RD BEDROOM : 13' × 12'
- 4TH BEDROOM : 12' × 12'
- FOYER : 12' × 9'
- BASEMENT : 22' × 19'
- EATING AREA : 12' × 10'
- STORAGE : 27' × 17'

**4 BEDROOM**  
**2.1 BATH**  
**TAXES: \$9,756.42**

Pottery Barn-inspired elegance shines throughout this beautifully updated home. Stunning features to include: fully appointed kitchen, crisp white shaker cabinetry, quartz countertops and stainless-steel appliances that open seamlessly to the adjoining eating area and inviting family room with fireplace and decorative wall sconces. Step outside to a spacious paver patio-perfect for summer entertaining-overlooking a professionally landscaped fenced in yard. The formal dining room offers a classic setting for gatherings. Retreat to the luxurious primary suite with soaring cathedral ceiling, updated en-suite bath with separate shower, double vanity, a freestanding soaking tub and walk-in closet. Three additional generously sized bedrooms complete this stunning home. Finished basement offers additional flex space and ample storage. First floor laundry area, gleaming hardwood flooring throughout and designer light fixtures. Newer roof, windows, siding, gutters, fascia and the list goes on! All of this in prime location: steps to Lake Arlington!

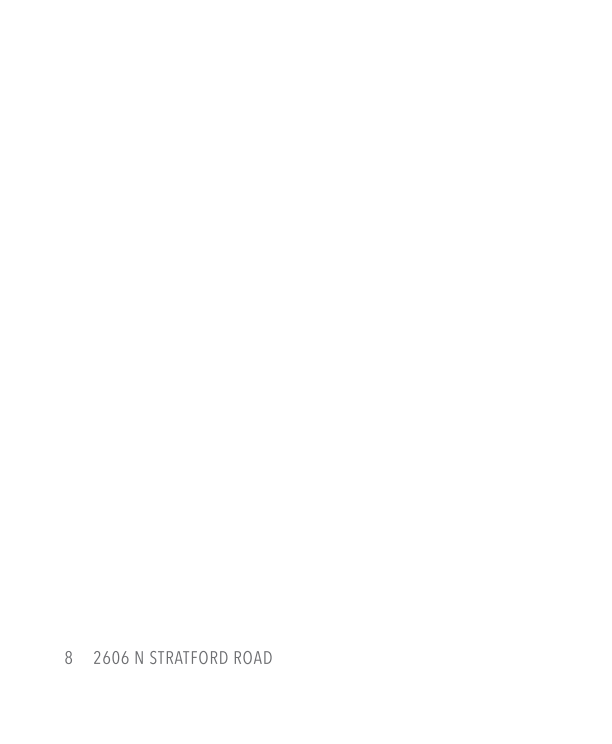


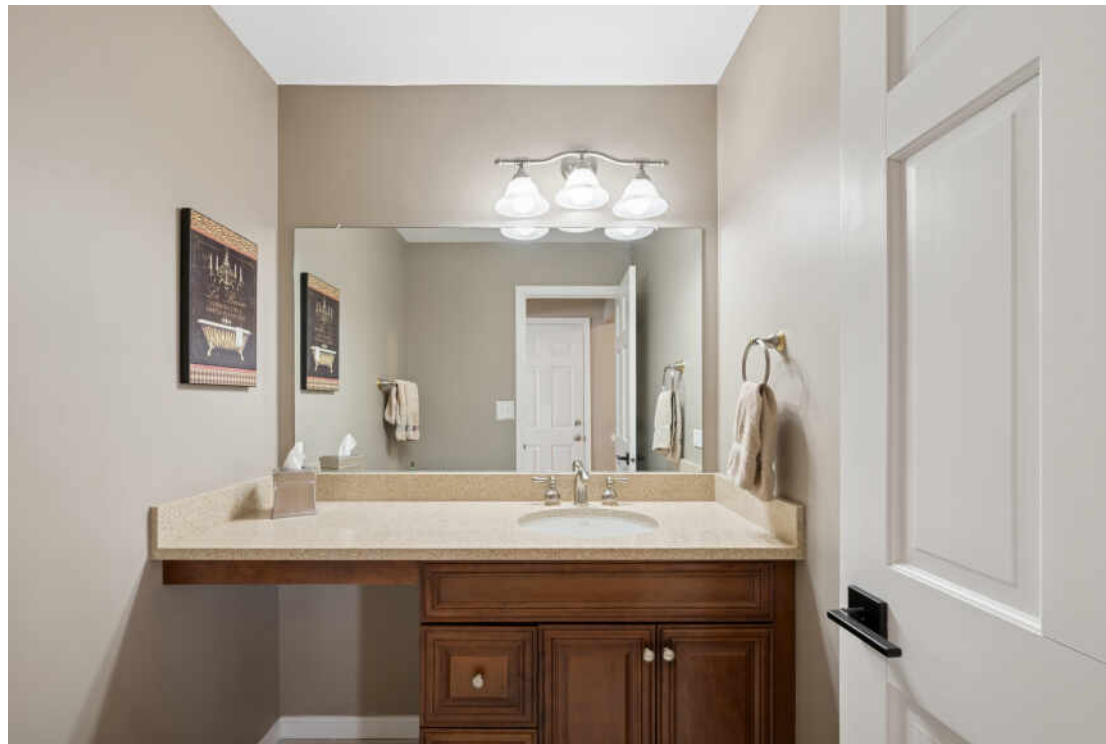
















## WITH ALL THE AMENITIES YOU WOULD EXPECT TO FIND IN LARGER URBAN SETTINGS, **ARLINGTON HEIGHTS** GIVES MOST CITIES A RUN FOR THEIR MONEY

Located 25 miles northwest of Chicago, the community has a vibrant downtown area, theaters, restaurants, shopping, parks, recreation, and two commuter train stations. It's no wonder Arlington Heights tops the list of the highest-populated villages in the country.

Arlington Heights is home to more than 200 restaurants, many situated in its downtown area and offering something for every taste.

The village hosts outdoor festivals, parades, and its ever-popular Frontier Days. Residents have plenty of bike paths, picnic areas, golf courses, lakefront paths, and more to enjoy.

Commuting downtown is a convenient 30-minute trip with two Metra stations offering direct access to Chicago's Ogilvie Station. The village also has direct access to I-90 as well as Route 53, which links to several interstates.





## NOTES

[illegible]





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