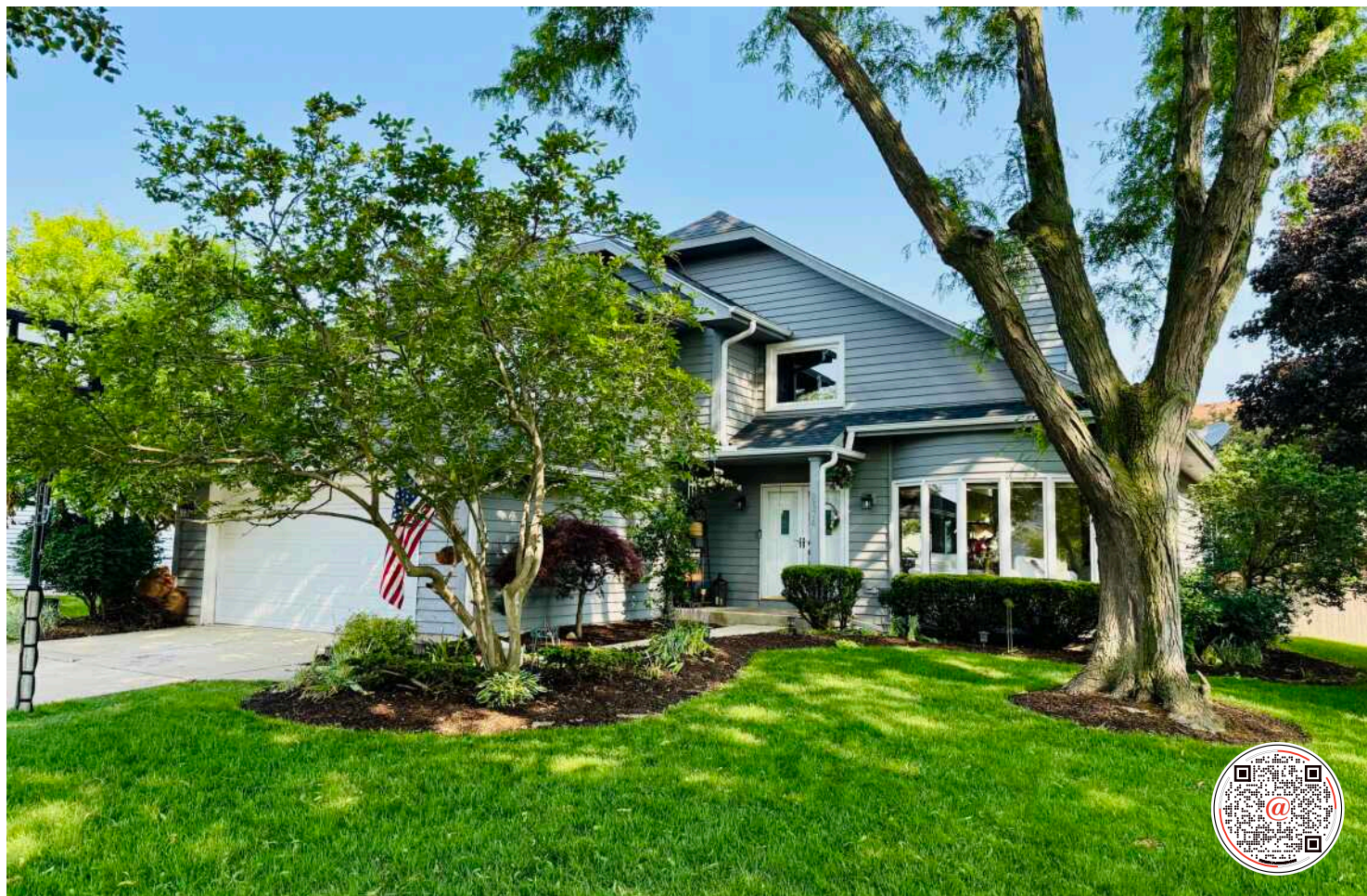


2674 CARRIAGE WAY
AURORA





ROOM DIMENSIONS

LIVING ROOM : 17' × 17'

FAMILY ROOM : 14' × 13'

KITCHEN : 12' × 12'

PRIMARY BEDROOM : 16' × 14'

SECOND BEDROOM : 21' × 11'

THIRD BEDROOM : 13' × 11'

FOURTH BEDROOM : 13' × 12'

LAUNDRY : 8' × 7'

BREAKFAST ROOM : 18' × 13'

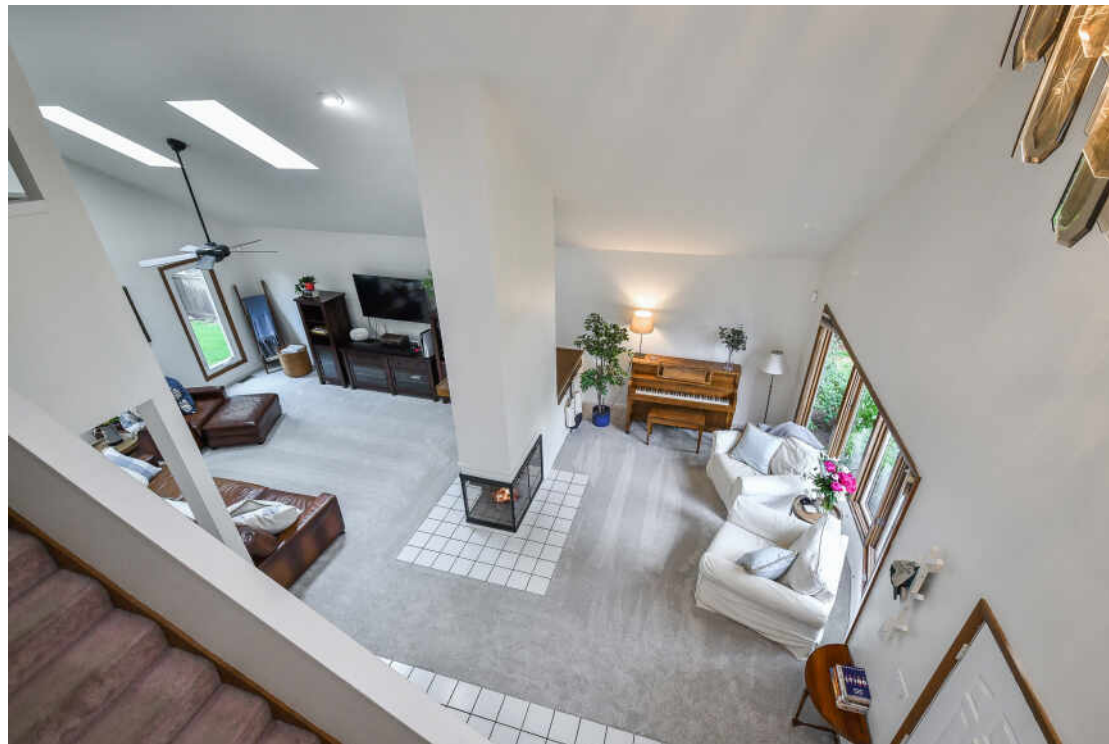
REC ROOM : 25' × 24'

STORAGE : 26' × 17'

DECK : 20' × 10'

WELCOME TO 2674 CARRIAGE WAY IN OAKHURST...

Beautiful soft Contemporary in the heart of Oakhurst and Naperville Indian Prairie School District 204. Two story Foyer, Living Room and Family Room features a two-sided gas log fireplace, all new neutral carpeting, beamed ceiling adjacent to the Dining/Breakfast Room area. Totally open floorplan is an entertainer's dream...wet bar, currently used as a coffee bar, is plumbed and a quick switch will provide you with a wet bar for entertaining. Kitchen features access to the large deck and lovely landscaped fenced yard. Refinished cabinetry and newer SS appliances, Corian countertops. Adjacent to the Dining area is a Study/4th Bedroom complete with closet and glass French doors. First floor Laundry/Mud Room with access to the 2 car garage. The Primary Bedroom features a vaulted ceiling, large walk-in closet AND a newly renovated Full Bath with vaulted ceiling, heated flooring, large luxury shower, skylight and dual vanity. Two generous additional Bedrooms and a Full Bath complete the 2nd level. The finished Basement is perfect for extra entertaining space or play area for the family. A large portion of the Basement has been reserved for storage or exercise area. Home also features a security system and lawn sprinkler. Walk to Oakhurst pool and parks, Waubansie Lake and High School. This is perfect for those wanting an open floorplan. 2024: Roof, skylights, Kitchen appliances, interior painting, deck refurbished. 2025: Total rehab of Primary Bath, Windows replaced (except LR bow window), new carpeting on main level.



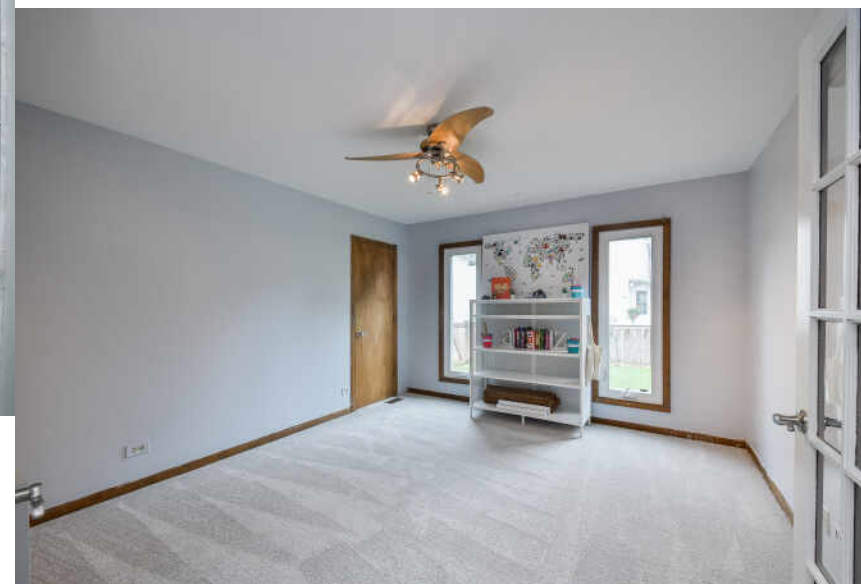
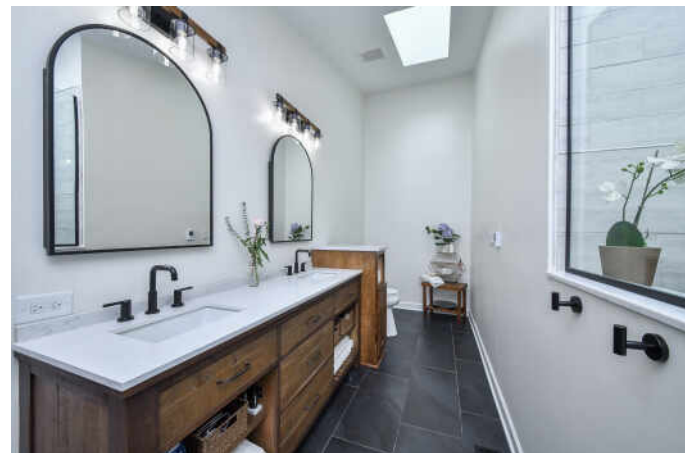
4 BEDROOM

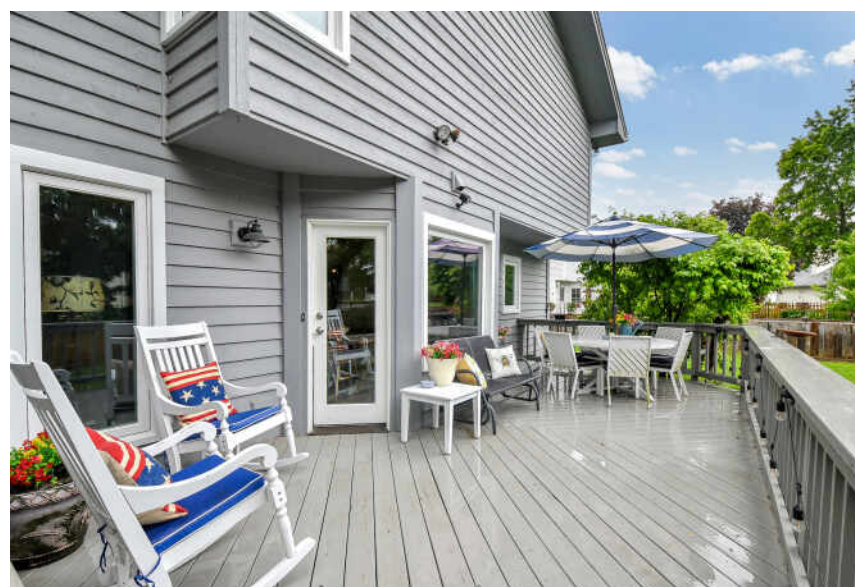
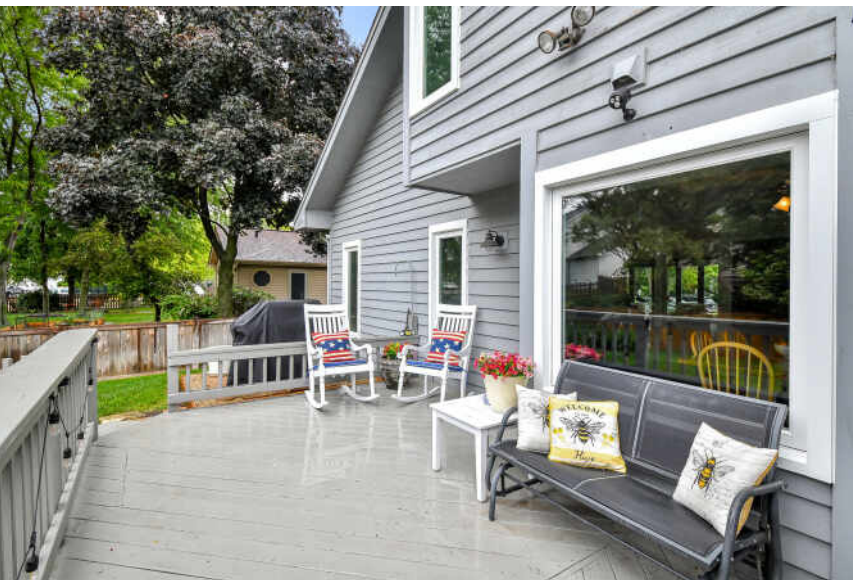
2.1 BATH

TAXES: \$10,453

ASSESSMENTS: \$360/ANNUAL









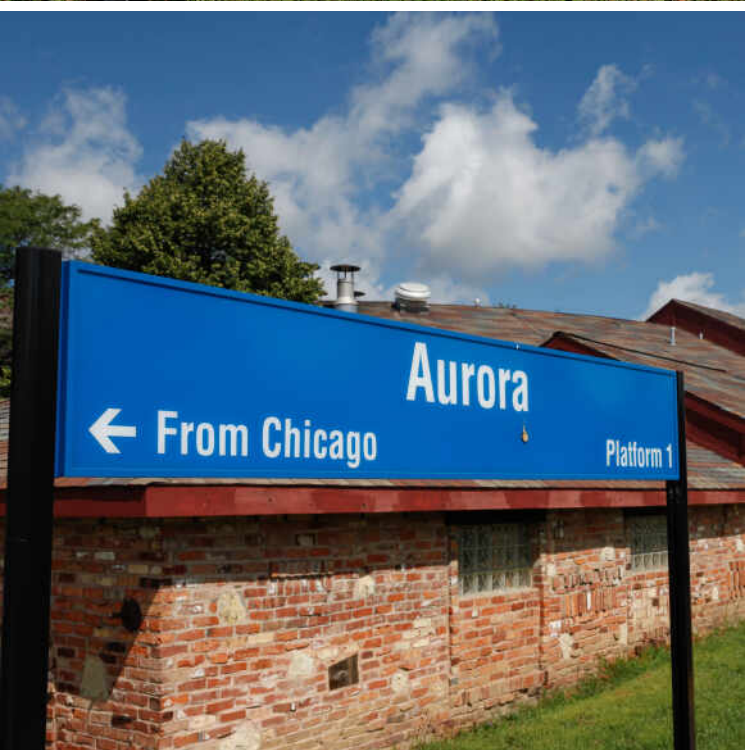
Portraits of Home
 TOTAL: 2118 sq. ft.
 INCLUDES GARAGE: 18'0" x 21'0" (11'0" x 11'0" FLOOR IS 2'0" BELOW FINISHED GRADE)
 EXCLUDED AREA: GARAGE: 18'0" x 21'0" (11'0" x 11'0" FLOOR IS 2'0" BELOW FINISHED GRADE)
 MEASUREMENTS AND SQUARE FOOTAGE ARE APPROXIMATE



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THE CITY OF **AURORA** IS ONE OF THE
FASTEST GROWING COMMUNITIES IN THE
COUNTRY.

Located along the Fox River, its historic downtown has a number of architectural landmarks including the Paramount Theatre, as well as several commercial buildings by George Grant Elmslie, a famed Prairie School architect. The city is also home to the Phillips Park Zoo, which offers free access to its visitors.

Aurora also has an impressive collection of structures by renowned architects such as Frank Lloyd Wright, Ludwig Mies van der Rohe, Bruce Goff, and Elmslie. The city also has a large collection of historic Sears Catalog Homes and Lustron all-steel homes.

Residents enjoy local city events including Downtown Alive, a festival with live music and food booths; Blues on the Fox with national blues artists; and the Aurora ArtWalk with food, art, live music, and theater.

Aurora has a long history as a regional transportation hub. It is the final stop on Metra’s BNSF line. The city also has a stop at the Route 59 station, which borders Naperville.



NOTES

[illegible]



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