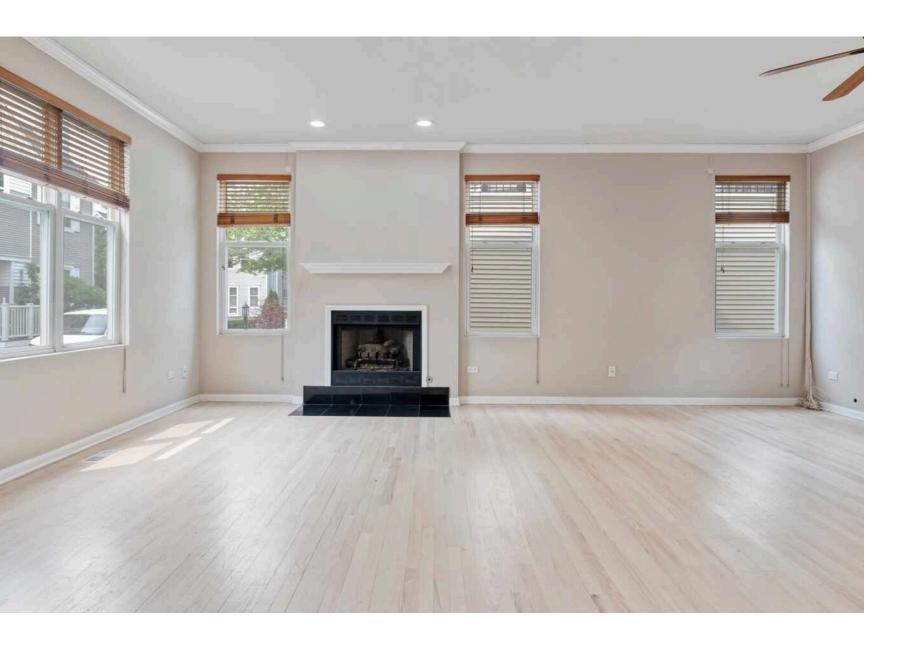
2847 N WOLCOTT AVENUE #D

LAKEVIEW WEST







ROOM DIMENSIONS

LIVING ROOM: 15' × 21'

DINING ROOM: 13' × 13'

KITCHEN: 12' × 10'

PRIMARY BEDROOM: 16' × 15'

SECOND BEDROOM: 11' × 11'

THIRD BEDROOM : 11' × 10'
RECREATION ROOM : 33' × 16'

3 BEDROOM

3 BATH TAXES: \$14,280

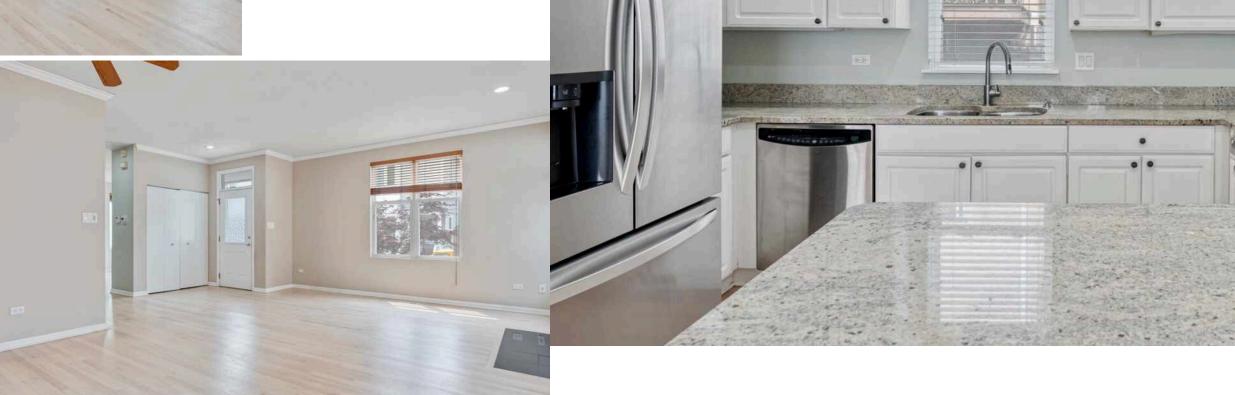
ASSESSMENTS: \$144

LANDMARK VILLAGE - CHICAGO'S PREMIER GATED COMMUNITY

Welcome to Landmark Village - Chicago's premier gated community in West Lakeview. This 3-bedroom, 3-bathroom single-family home offers beautiful hardwood floors flowing throughout the main level, seamlessly connecting the living, dining, and kitchen areas. The updated kitchen is equipped with stainless steel appliances, ample cabinetry, and access to a private rear patio. Upstairs, the spacious primary suite features two walk-in closets and a well-appointed en-suite bathroom, while the second bedroom offers direct access to a private roof deck (over the garage). The 3rd bedroom & 2nd full bath are also located on the 2nd floor. The finished basement offers even more living space with an open recreation room and a full bathroom, making it ideal for movie nights, a home gym, or a play area (similar properties in LV have put up a wall to create a 4th bedroom - perfect as an in-law suite). Parking is a breeze with a one-car garage and an additional exterior space. Residents of Landmark Village enjoy a welcoming, close-knit atmosphere. The community offers professionally maintained landscaping, snow removal, and a secure gated layout. Recent upgrades completed in 2022 include a new garage roof, new roof deck, new carpet in the bedrooms, and a refreshed front porch. Walking distance to the heart of Roscoe Village and all the boutique shops & restaurants the area offers.

- Updated kitchen
- Private rear patio
- Roof deck
- Large finished basement

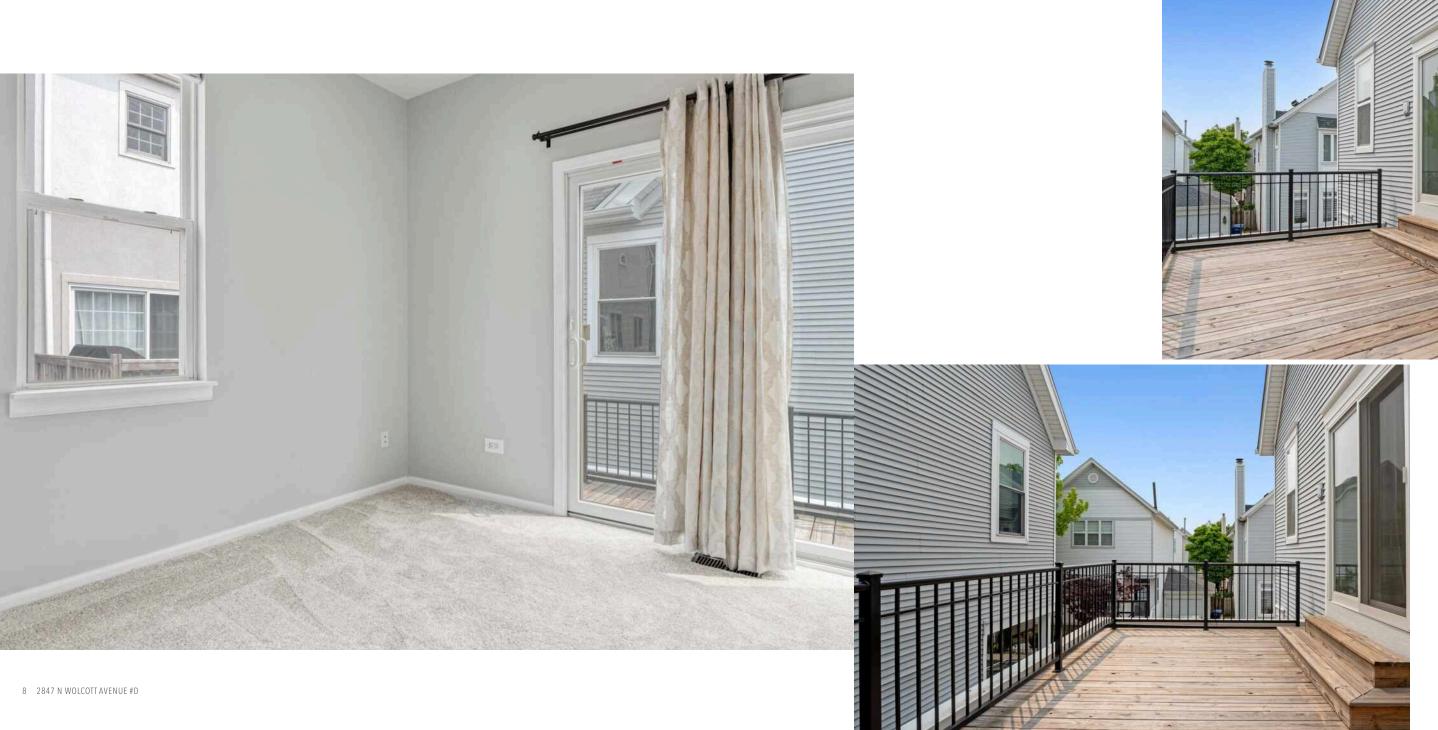














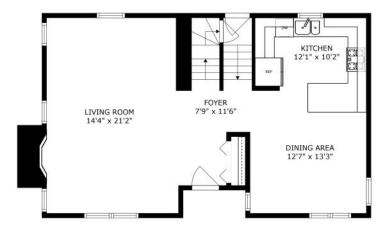














FLOOR 2

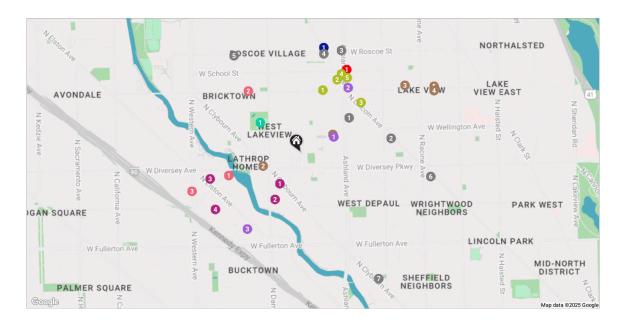
FLOOR 3



FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

12 2847 N WOLCOTT AVENUE #D 2847 N WOLCOTT AVENUE #D 13



RESTAURANTS_

- The Art of Pizza
 3033 NORTH ASHLAND AVENUE, 0.4 MI
- 2 Las Tablas On Lincoln 2942 NORTH LINCOLN AVENUE, 0.6 MI
- 3 Cafe El Tapatio 3400 NORTH ASHLAND AVENUE, 0.7 MI
- 4 Frasca Pizzeria & Wine Bar 3358 NORTH PAULINA STREET, 0.7 MI
- Turquoise Cafe &
 Restaurant
 2147 WEST ROSCOE STREET, 0.8 MI
- 6 Batter & Berries 2748 NORTH LINCOLN AVENUE, 0.9 MI
- Pequod's Pizza
 2207 NORTH CLYBOURN AVENUE,
 1.0 MI
- COFFEE____
- 1 Starbucks 2940 NORTH ASHLAND AVENUE, 0.2 MI

- Hexe Coffee Co. 2000 WEST DIVERSEY PARKWAY, 0.3 MI
- Great American Bagel 1248 WEST BELMONT AVENUE, 0.8 MI
- Oark Matter Coffee -Osmium Coffee Bar 1117 WEST BELMONT AVENUE, 1.0 MI
- 5 Bittersweet Pastry Shop & Cafe
 1114 WEST BELMONT AVENUE, 1.0 MI
- SHOPPING_
- 1 Ulta Beauty 2754 NORTH CLYBOURN AVENUE SPC A2, 0.2 MI
- 2 Costco Wholesale 2746 NORTH CLYBOURN AVENUE, 0.3 MI
- 3 HomeGoods 2731 NORTH ELSTON AVENUE, 0.6 MI
- 4 Target 3240 2656 NORTH ELSTON AVENUE, 0.7 MI

₹ GROCERY____

- Jewel-Osco 2940 NORTH ASHLAND AVENUE, 0.2 MI
- 2 Whole Foods Market 3201 NORTH ASHLAND AVENUE, 0.5 MI
- 3 Fresh Thyme Market 2500 NORTH ELSTON AVENUE, 0.6 MI

Y GYM.

- Evolve Fitness Chicago:
 Boutique Personal Training
 Studio
 1704 WEST BELMONT AVENUE, 0.4 MI
- CorePower Yoga Roscoe Village 3232 NORTH LINCOLN AVENUE, 0.5 MI
- Power Sculpt Fitness
 3119 NORTH LINCOLN AVENUE, 0.5 MI
- 4 LA Fitness 3240 NORTH ASHLAND AVENUE, 0.6 MI
- 5 Pure Barre 3245 NORTH ASHLAND AVENUE STE 1, 0.6 MI

MEDICAL_

Midwest Express Clinic
 Urgent Care
 3301 NORTH ASHLAND AVENUE, 0.6 MI

₹ ENTERTAINMENT___

- 1 Diversey River Bowl 2211 WEST DIVERSEY PARKWAY, 0.5 MI
- 2 Beat Kitchen 2100 WEST BELMONT AVENUE, 0.5 MI
- Regal City North
 2600 NORTH WESTERN AVENUE, 0.8 MI
- TRANSIT____
- 1 Paulina CTA - BROWN LINE, 0.7 MI
- PARKS_____
- 1 Hamlin Park 3035 NORTH HOYNE AVENUE, 0.3 MI

NOTES			

14 2847 N WOLCOTT AVENUE #D 2847 N WOLCOTT AVENUE #D 15



JUSTIN LUCAS (312) 989-0512 JUSTINLUCAS@ATPROPERTIES.COM WWW.JUSTINLUCASGROUP.COM





