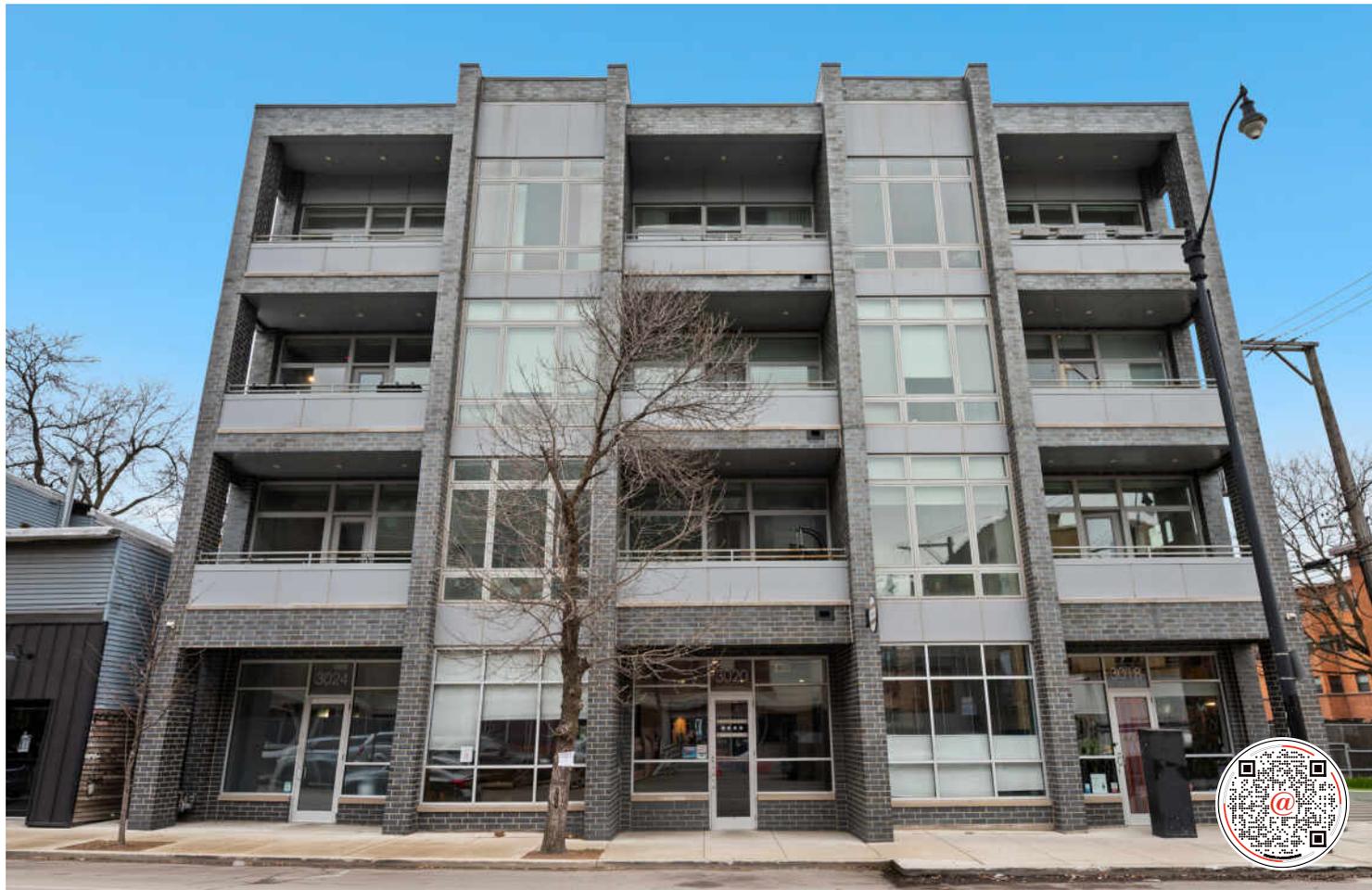


3024 W ARMITAGE AVENUE #3
LOGAN SQUARE





ROOM DIMENSIONS

LIVING ROOM : 24' × 16'

KITCHEN : 10' × 16'

PRIMARY BEDROOM : 17' × 12'

2ND BEDROOM : 11' × 11'

3RD BEDROOM : 11' × 11'

TERRACE : 37' × 22'

FRONT BALCONY : 12' × 6'

3 BEDROOM

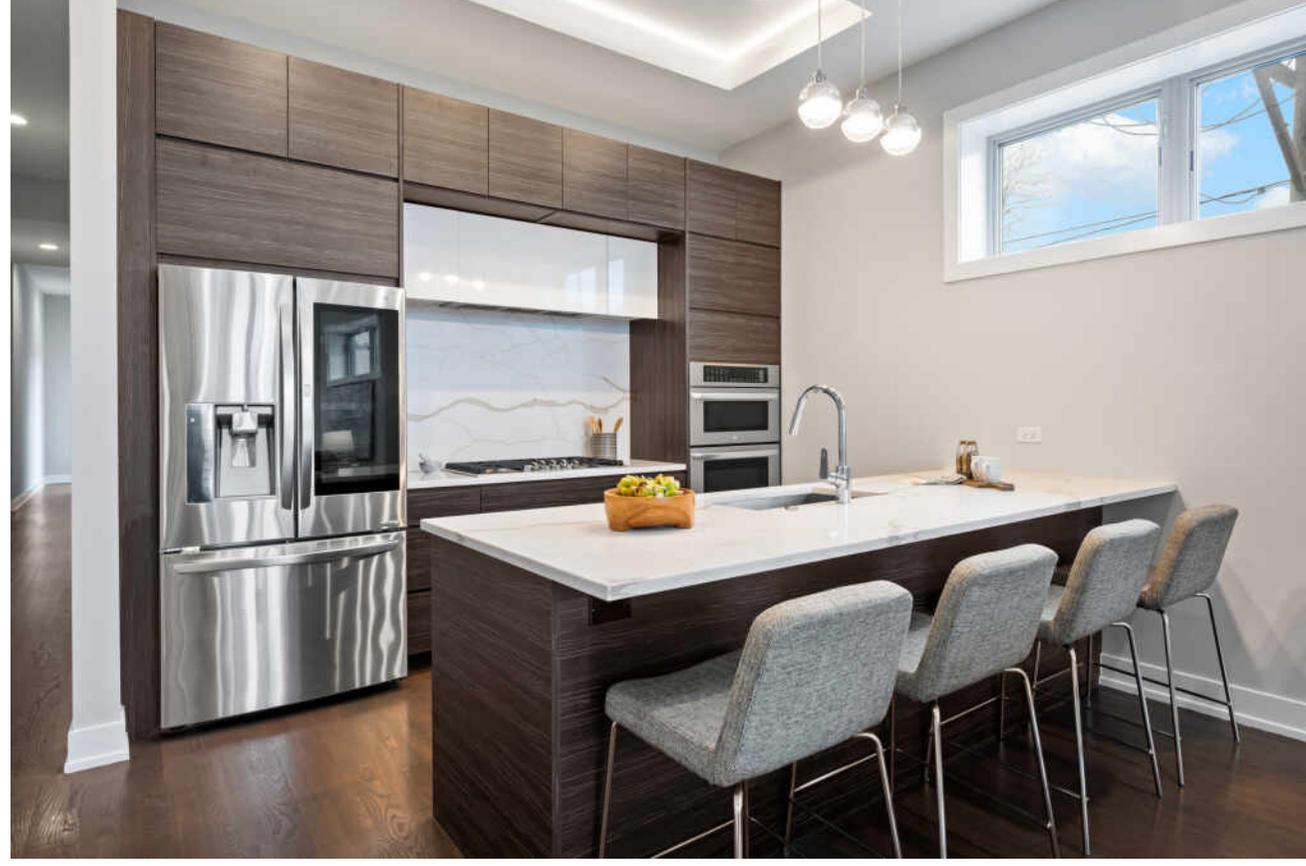
2.1 BATH

TAXES: \$12,170

ASSESSMENTS: \$433

DISCOVER REFINED CITY LIVING IN THIS STRIKING 3-BEDROOM, 2.1-BATH RESIDENCE FEATURING AN EXCEPTIONALLY LARGE PRIVATE OUTDOOR RETREAT-A RARE FIND-SET WITHIN A BOUTIQUE ELEVATOR BUILDING IN THE HEART OF LOGAN SQUARE

A thoughtfully designed, extra-wide floor plan is anchored by 11-foot ceilings, floor-to-ceiling windows, and rich hardwood floors, flooding the home with natural light. The open-concept living and dining areas flow seamlessly to a spacious front balcony, perfect for grilling and entertaining, while the expansive private terrace (800+sq/ft) offers an additional outdoor living space ideal for lounging or hosting. The chef-inspired kitchen impresses with sleek modern cabinetry, quartz countertops and backsplash, stainless steel appliances, and a generous island made for gathering. Retreat to the expansive primary suite, complete with a walk-in closet and a spa-caliber ensuite featuring heated floors, dual vanity, and an oversized walk-in shower. Two additional bedrooms are generously sized and include custom closet organization. Additional highlights include side-by-side in-unit laundry, excellent storage, and refined finishes throughout. Residents enjoy a shared rooftop deck with sweeping skyline views. Heated, attached extra-wide garage parking and a dedicated storage unit are included. Ideally located just blocks from neighborhood favorites including Giant, Gretel, Scofflaw, Moonlighter, Parsons Chicken & Fish, Middle Brow Bungalow, and Solemn Oath Brewery, plus effortless access to Palmer Square Park and the 606 Trail just steps away. A rare opportunity to own a modern, light-filled home with remarkable outdoor space in one of Chicago's most vibrant neighborhoods.











LOGAN SQUARE PROVES THAT IT IS HIP TO BE SQUARE AFTER ALL.

The neighborhood attracts residents with its artistic vibe, park-like boulevards, and thriving dining scene.

The Logan Square Boulevards District, lined with beautiful homes and mature trees, is a designated Chicago landmark.

Although it's surrounded by some of Chicago's trendiest areas for nightlife, the neighborhood definitely holds its own. Logan Square is home to locally-owned restaurants, bars, and bistros, including hotspots noted by *Bon Appétit* as among Chicago's best. Artists and musicians live and work in the neighborhood, performing and displaying their art at local coffee shops, cafes, and theaters.

Known for its historic greystones, large bungalows, and stately mansions, Logan Square has seen a boom of residential development, including condominiums, lofts, townhomes, three-flats, and single-family homes. While there is ample new construction, the community still retains its historic charm by repurposing and preserving its landmarks.

The neighborhood's easy access to the CTA Blue Line is another draw for residents along with The 606 trail.





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