

311 LEITCH AVENUE

LA GRANGE





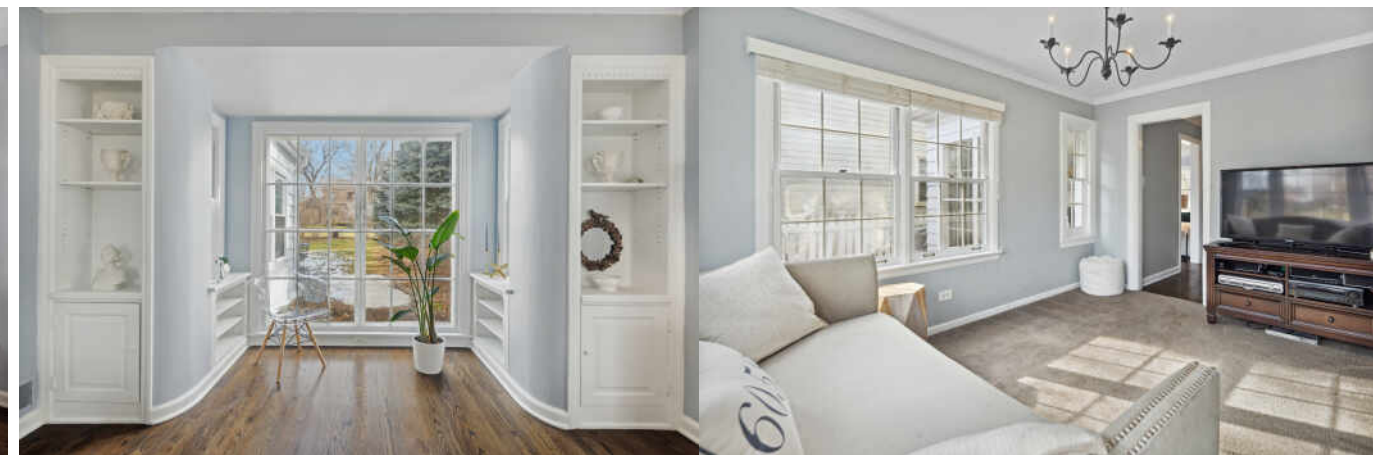
ROOM DIMENSIONS

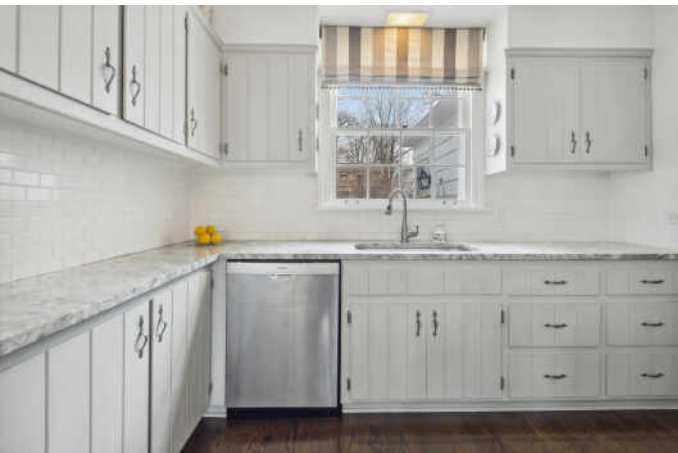
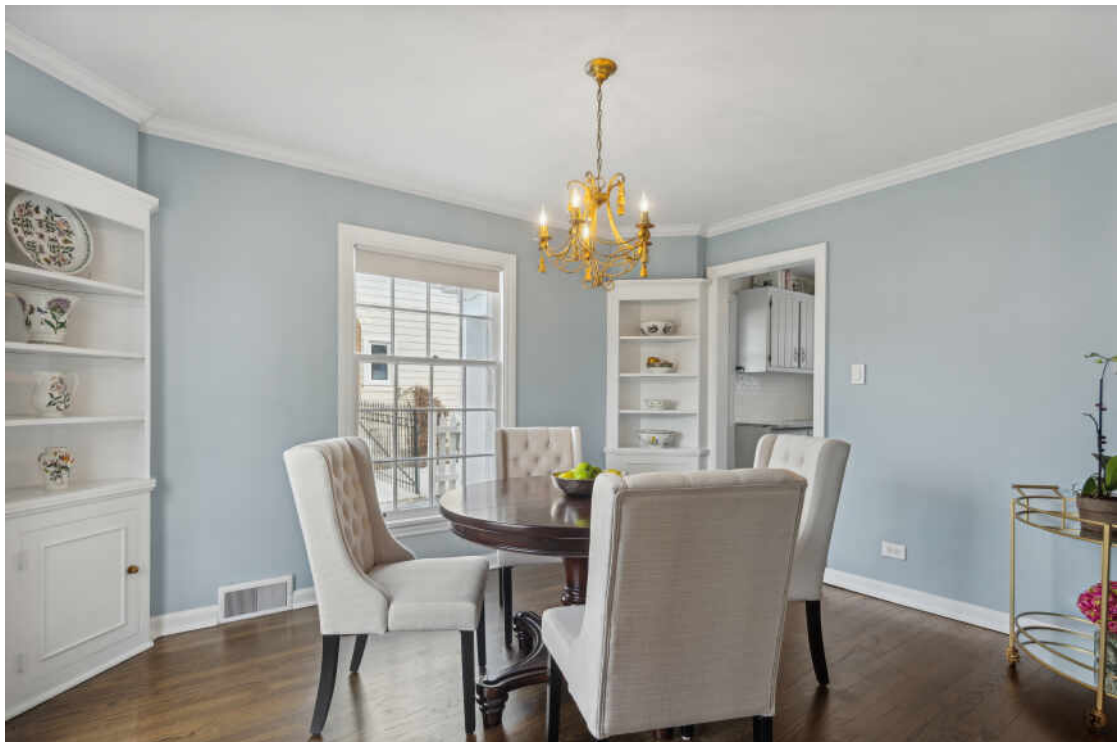
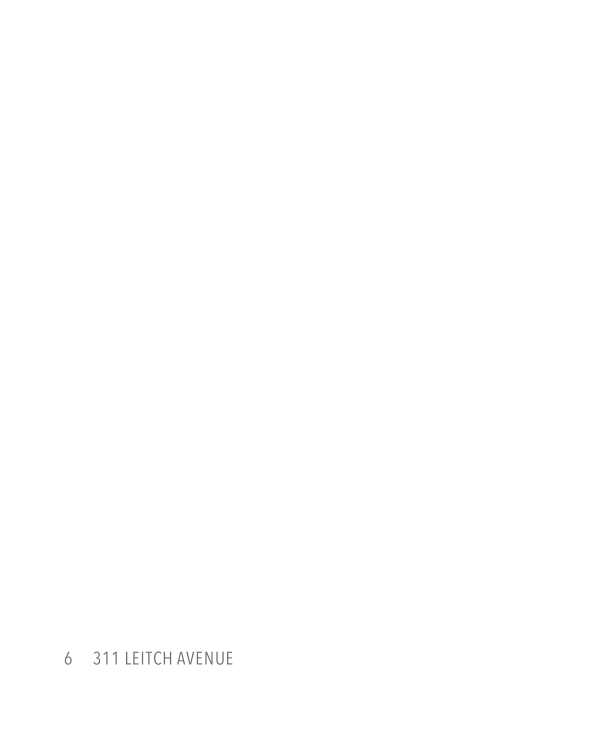
LIVING ROOM : 26' × 12'
FAMILY ROOM : 14' × 11'
DINING ROOM : 13' × 11'
KITCHEN : 11' × 10'
PRIMARY BEDROOM : 17' × 11'
SECOND BEDROOM : 12' × 10'
THIRD BEDROOM : 12' × 12'

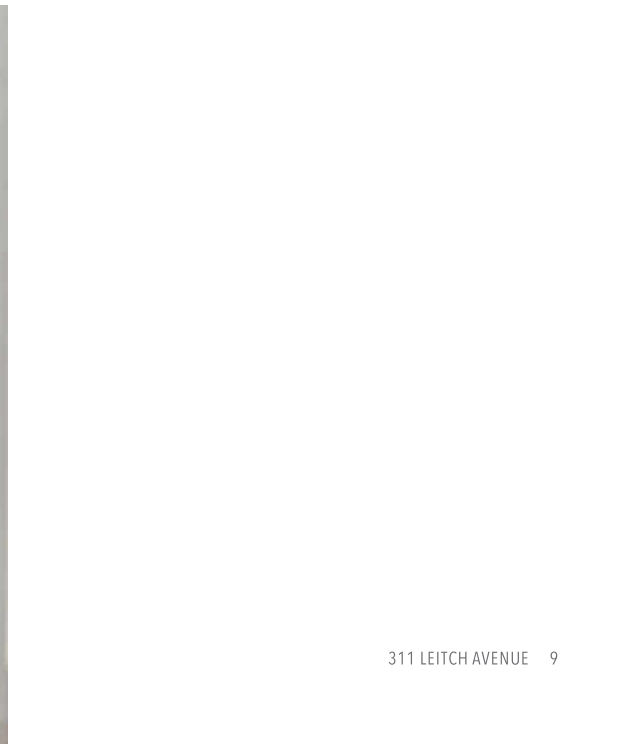
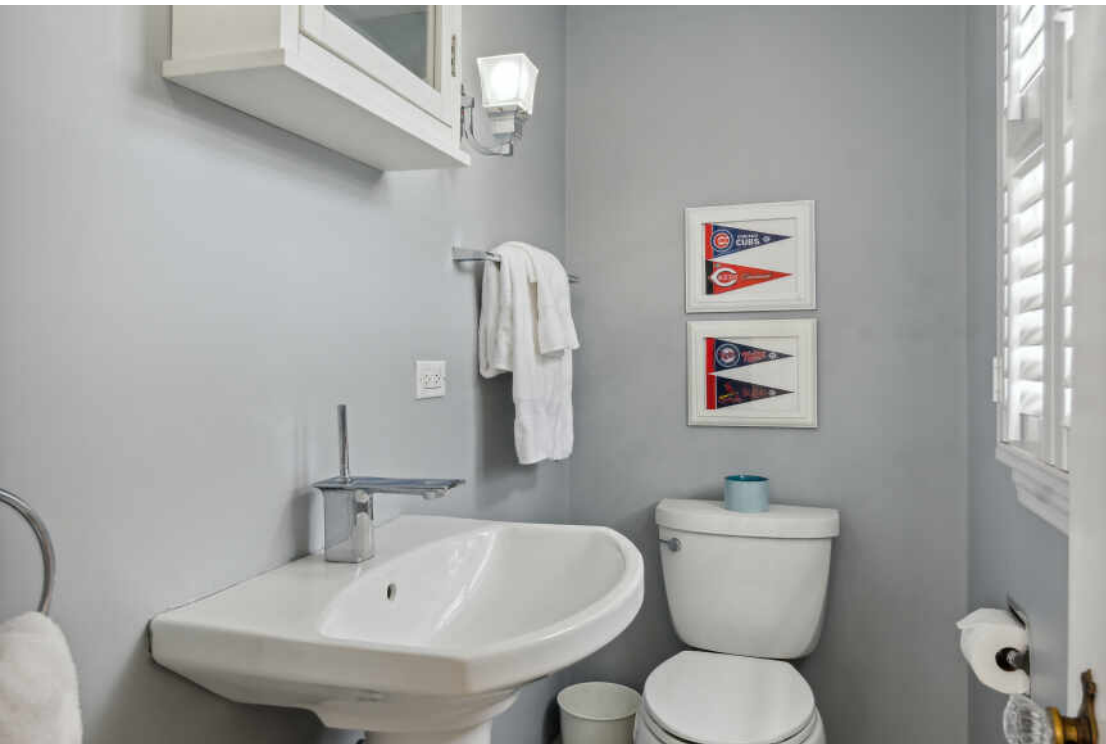
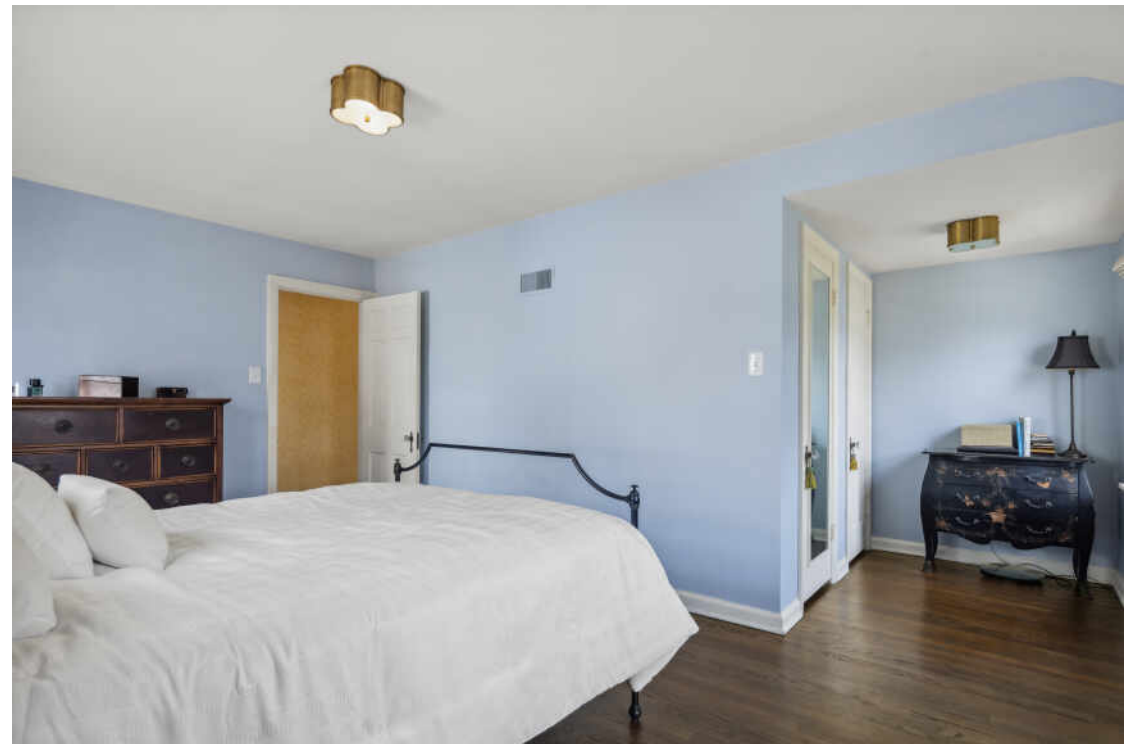
3 BEDROOM
1.2 BATH
TAXES: \$10,007

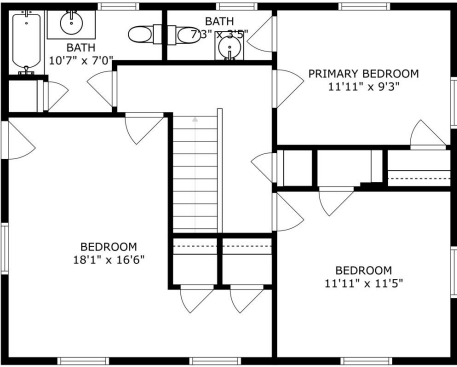
LIVING LAGRANGE

Charming two story colonial in a idyllic location in sought-after LaGrange. 311 Leitch offers 3 bedrooms, 1 full bath, 2 half baths, hardwood floors throughout, 1st floor fireplace, 1st floor family room/den, granite counters, stainless steel appliances, and an unfinished clean/dry basement waiting to be finished for more living space. Recently painted inside and out, 311 Leitch highlights a fantastic traditional floor plan with designer craftsmanship. Don't miss the beautiful blue paver stone patio and side walkway. Roof and HVAC new in 2012. Outstanding location is short walk to schools, downtown, train and parks.

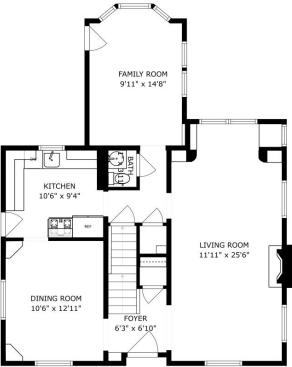




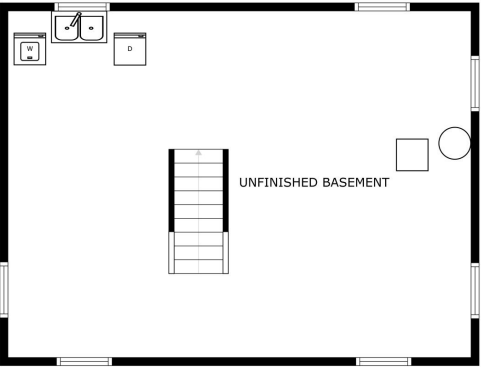




SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



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ALL ROADS LEAD TO **LA GRANGE**, JUST ONE OF THE REASONS THE SUBURB IS A POPULAR PLACE TO CALL HOME.

One of the Chicago area’s top transit suburbs, La Grange has two Metra train stations providing direct transportation to Chicago’s Union Station. Two major highways also run through the village and intersect with I-294 and I-55, putting the community within easy reach of airports and the city.

Of course, location is not all that La Grange has to offer. The community also has a charming downtown and a historic district designated by the National Register of Historic Places.

La Grange offers a variety of single-family homes in a range of styles and prices. Many homes are architecturally significant and have been carefully restored to preserve their original charm such as Victorian, Queen Anne, and Prairie School-style homes. The village has a few homes designed by Frank Lloyd Wright, including a “bootleg” house that Wright designed on the side while working for architect Louis Sullivan.

With dining, shopping, nightlife, and a movie theater, La Grange has a vibrant downtown, earning the village a place on *Chicago* magazine’s list of best neighborhoods and suburbs.

A number of events are held each year, including the annual Pet Parade, craft show, Endless Summerfest, and West End Art Festival, along with seasonal celebrations. Residents also enjoy abundant recreation, with the community’s park district maintaining dozens of acres of parkland.





NOTES



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