

3218 N. HALSTED STREET #1S LAKEVIEW







#### ROOM DIMENSIONS

LIVING ROOM: 14' × 11'

KITCHEN: 20' × 7'

EAT IN AREA: 11' × 9'

PRIMARY BEDROOM : 12' × 10'

SECOND BEDROOM: 10' × 11'

BACK DECK: 12' × 8'

## CHARMING UPDATED VINTAGE CONDO IN PRIME LAKEVIEW LOCATION

- Set back from Halsted, the building offers a peaceful retreat in the heart of Lakeview.
- Assigned gated parking space included in price.
- A striking 8-foot oak pocket door connects the living room to the first bedroom, which also works perfectly as an office, den, or dining room.
- The living room features custom built-ins, adding both style and functionality.
- The updated galley-style eat-in kitchen fits a table and chairs and opens directly to your private deck.
- A renovated bath, modern mechanicals, and in-unit laundry provide everyday comfort and convenience.
- The condo includes a large private storage locker and bike storage in the basement.
- Updates include: Furnace (2024), Water heater (2024), AC/condenser (2023), Kitchen & bath renovation (2017), LG stainless steel kitchen appliances (2017), Stacked GE washer/dryer (2017)
- Enjoy unbeatable convenience close to top restaurants, shopping, Target, and Whole Foods. CTA Red, Brown, and Purple lines at Belmont station, multiple bus routes, and the lakefront–less than half a mile away.

2 BEDROOM 1 BATH TAXES: 5,377.06

ASSESSMENTS: 368.92

























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# CHICAGOANS WILL FIND MORE THAN A FEW OF THEIR FAVORITE THINGS IN LAKEVIEW, ONE OF THE LARGEST NEIGHBORHOODS ON THE CITY'S NORTH SIDE.

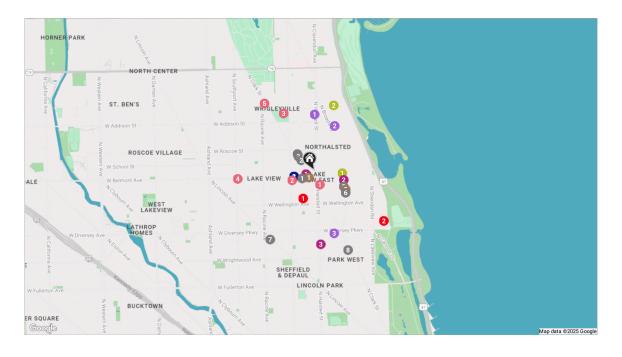
For starters, there's Lakeview's proximity to the beach and public transit, quiet residential streets, thriving restaurant and bar scene, and Wrigley Field.

Then there's the neighborhood's historic theaters and notable architecture. The Music Box Theater has been operating since it opened in 1929, originally showing silent films accompanied by a live organ player. It now plays independent and foreign films.

Did we mention the outdoor festivals, farmers markets, nightlife, and cultural attractions? Lakeview is home to the Belmont Theater District with over 30 theaters and live performance venues near the Belmont "L" station. Residents also have a front-row seat to the Chicago Marathon, Chicago Pride Parade, and Bike the Drive.

And we can't forget shopping - shops on the Southport Corridor, independent businesses on Lincoln Avenue, and unique boutiques sprinkled throughout the neighborhood.

Lakeview includes a variety of housing styles and prices. Homes run the gamut from vintage walk-ups, condominiums, new construction three-flats, loft buildings, converted courtyard buildings, and high-rises. There are also a variety of single-family homes from stately mansions near Lincoln Park to contemporary new construction throughout the neighborhood.



### RESTAURANTS\_

- Ann Sather Restaurant 909 W BELMONT AVE, 0.1 MI
- Mia Francesca 3311 NORTH CLARK STREET, 0.2 MI
- El Jardin 3335 N CLARK ST, 0.2 MI
- P.S.BANGKOK 3345 N CLARK ST, 0.2 MI
- Wilde Bar & Restaurant 3130 NORTH BROADWAY, 0.3 MI
- 6 The Bagel Restaurant and 3107 N BROADWAY, 0.3 MI
- Batter & Berries 2748 NORTH LINCOLN AVENUE, 0.7 MI
- The Wiener's Circle 2622 NORTH CLARK STREET, 0.8 MI

- COFFEE
- Starbucks
  3184 NORTH CLARK STREET, 0.1 MI
- 2 Intelligentsia Coffee
- 1 Target 3204 N CLARK ST, 0.1 MI
- 2 BottlesUp!
- 3 The Home Depot 2665 NORTH HALSTED STREET, 0.7 MI
- **Q** GROCERY

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- Whole Foods Market 3640 NORTH HALSTED STREET, 0.5 MI
- 2 Jewel-Osco 3531 NORTH BROADWAY, 0.5 MI

- Broadway Coffeebar 3123 NORTH BROADWAY, 0.3 MI
- SHOPPING\_

  - 3164 N BROADWAY, 0.3 MI
  - Ascension Saint Joseph -Chicago
  - - PENTERTAINMENT\_\_\_\_

**♀** GYM\_

■ MEDICAL

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Lakeview Athletic Club

FFC East Lakeview

Medical Center

3212 N BROADWAY, 0.3 MI

3657 N PINE GROVE AVE, 0.6 MI

836 WEST WELLINGTON AVENUE,

2900 NORTH LAKE SHORE DRIVE, 0.8 MI

Briar Street Theatre 3133 NORTH HALSTED STREET, 0.1 MI

- 2 The Vic Theatre 3 Trader Joe's 667 WEST DIVERSEY PARKWAY, 0.6 MI 3145 NORTH SHEFFIELD AVENUE,
  - Wrigley Field 1060 WEST ADDISON STREET, 0.6 MI
    - Schubas Tavern 3159 NORTH SOUTHPORT AVENUE, 0.7 MI
    - 6 Metro 3730 NORTH CLARK STREET, 0.8 MI
- ☐ TRANSIT\_ Advocate Illinois Masonic
  - Belmont CTA - BROWN LINE, 0.2 MI
  - 2 Belmont CTA - PURPLE LINE, 0.2 MI
  - Belmont CTA - RED LINE, 0.2 MI

| NOTES |  |  |  |
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