

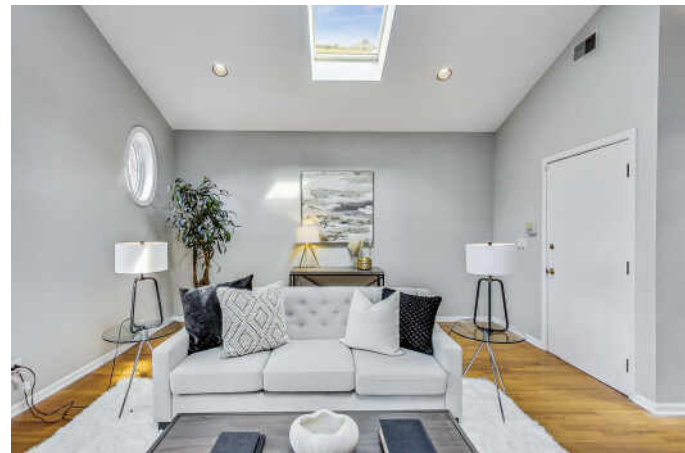
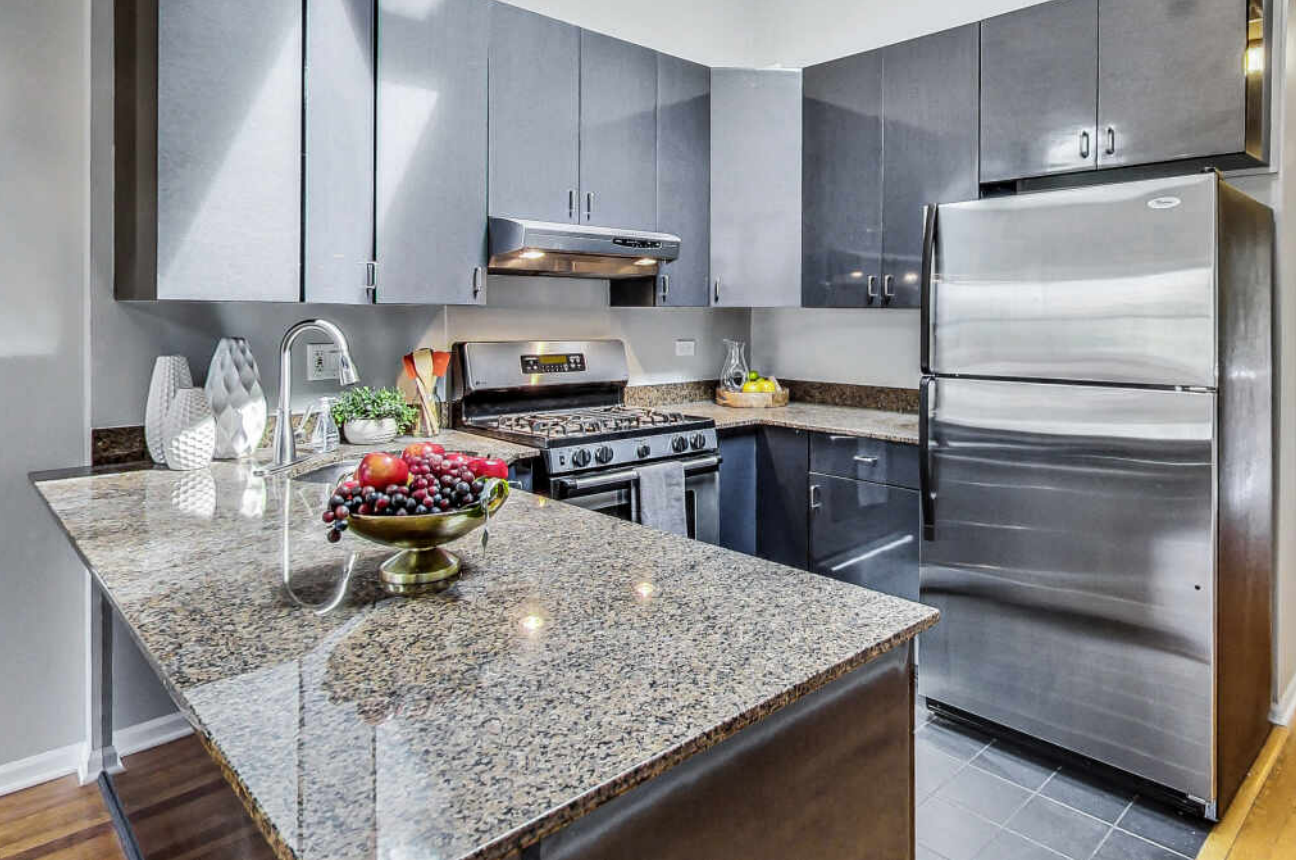
3317 N KENMORE AVENUE #3
LAKEVIEW

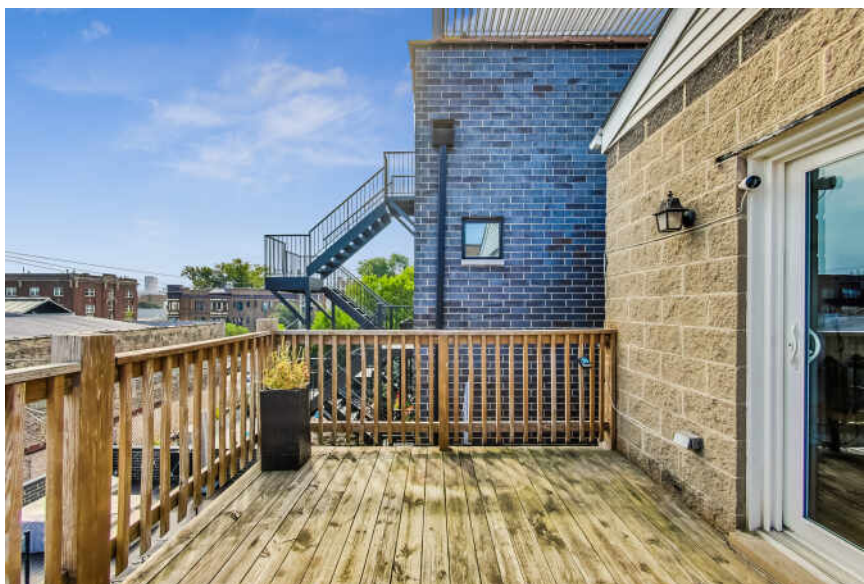




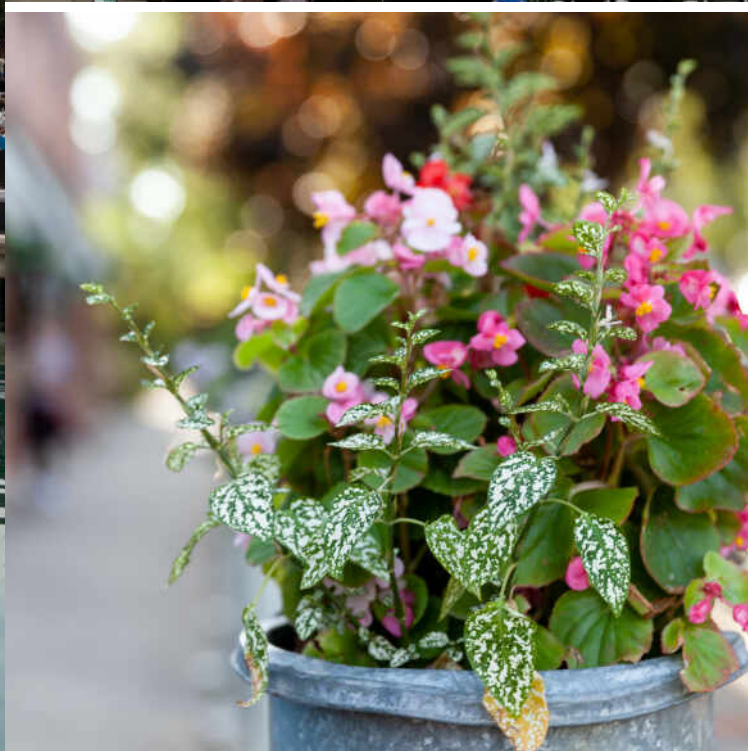
2 BEDROOM
2 BATH
TAXES: \$9,249
ASSESSMENTS: \$202 / MONTH

- Spacious 2 bed/2 bath East Lakeview gem on a quiet, tree-lined street!
- Top floor condo features a large open floorplan with cozy woodburning fireplace and skylights galore
- Open kitchen with granite counters, stainless appliances, cool on-trend slate blue cabinets, large island w/ breakfast bar and separate dining area
- Additional features include hardwood floors throughout, extra large bedrooms with organized closets (Elfa organized in the Primary)
- 2 full baths with bright white tub/shower in each (Primary Bath with huge soaking tub and large linen closet)
- Large private back deck and more: New LG front-load washer & dryer 2023, New windows & patio slider 2018, New hot water heater 2018, New AC unit, AC condenser & Nest 2018.
- Huge common storage closet + 2-car tandem parking INCLUDED!
- All of this blocks from Wrigley, East Lakeview hotspots, Lake and Belmont L (5 min walk!) In the heart of the Southport Corridor and Award-Winning Nettelhorst School District!!





1236 sq ft + 142 sq ft DECK



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

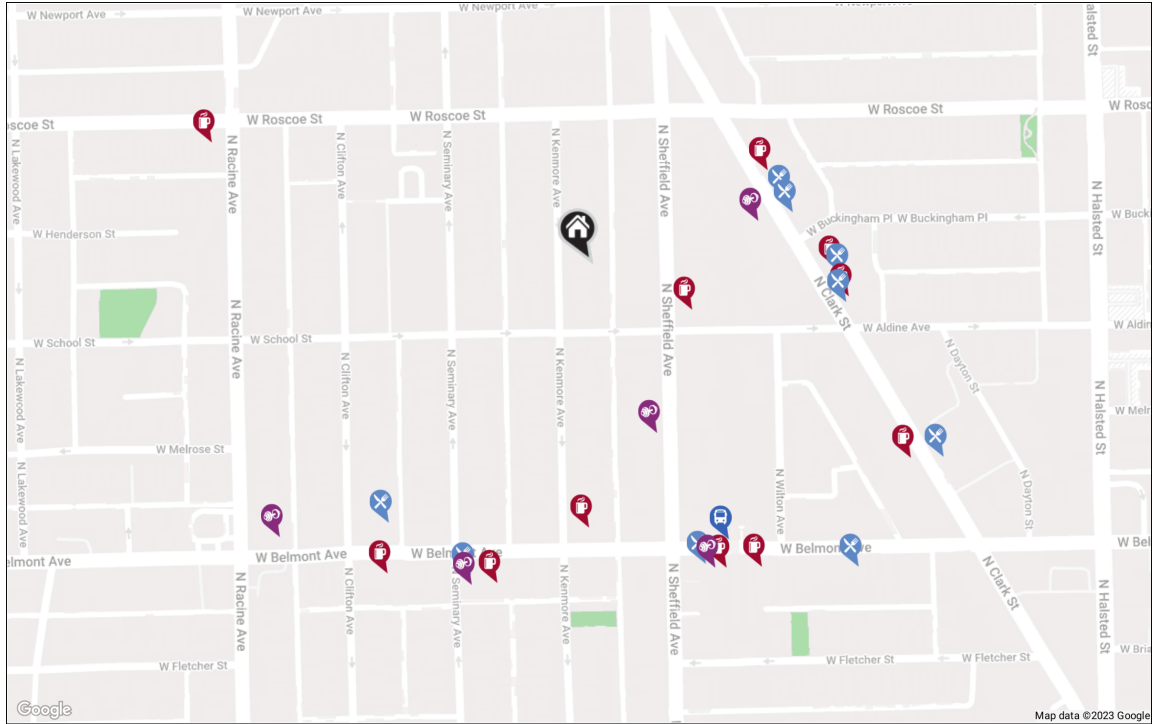
For starters, there’s Lakeview’s proximity to the beach and public transit, quiet residential streets, thriving restaurant and bar scene, and Wrigley Field.

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

- Mia Francesca**
3311 NORTH CLARK STREET, 0.1 MI
- El Jardin**
3335 NORTH CLARK STREET, 0.1 MI
- Hutch American Bistro**
3301 NORTH CLARK STREET, 0.1 MI
- Lowcountry Lakeview**
3343 NORTH CLARK STREET, 0.1 MI
- Bittersweet Pastry Shop & Cafe**
1114 WEST BELMONT AVENUE, 0.2 MI
- Ukaï Sushi & Ramen**
1059 WEST BELMONT AVENUE, 0.2 MI
- Ann Sather Restaurant**
909 WEST BELMONT AVENUE, 0.2 MI
- Bánh Mì & Co**
3227 NORTH CLARK STREET, 0.2 MI

Chicago Bagel Authority
955 WEST BELMONT AVENUE, 0.2 MI

COFFEE SHOPS

- Jennivee's Bakery**
3301 NORTH SHEFFIELD AVENUE, 0.1 MI
- BITES Asian Kitchen + Bar**
3313 NORTH CLARK STREET, 0.1 MI
- Maison Parisienne - French Café**
3307 NORTH CLARK STREET, 0.1 MI
- Naiboia Latin Store**
3349 NORTH CLARK STREET, 0.1 MI
- Dunkin'**
945 WEST BELMONT AVENUE, 0.2 MI
- Dark Matter Coffee - Osmium Coffee Bar**
1117 WEST BELMONT AVENUE, 0.2 MI

Two Hearted Queen
1201 WEST ROSCOE STREET, 0.2 MI

- Ancient Grounds**
1022 WEST BELMONT AVENUE, 0.2 MI
- Coffee, Hip-Hop & Mental Health Cafe**
1051 WEST BELMONT AVENUE, 0.2 MI
- Pedestrian Coffee**
939 WEST BELMONT AVENUE, 0.2 MI
- Bonus Round Game Cafe**
3230 NORTH CLARK STREET, 0.2 MI

HEALTH CLUBS

- Moksha Yoga**
3334 NORTH CLARK STREET, 0.1 MI
- Number One Gym**
3232 NORTH SHEFFIELD AVENUE, 0.1 MI

The Barre Code Chicago - Lakeview
959 WEST BELMONT AVENUE, 0.2 MI

- LEAP Chicago**
1057 WEST BELMONT AVENUE, 0.2 MI
- Uplift Strength and Wellness**
1150 WEST BELMONT AVENUE, 0.2 MI

TRANSIT

Belmont
CTA - BROWN LINE, 0.2 MI





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