

**33 CHESTNUT AVENUE**  
CLARENDON HILLS



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CHRISTIE'S  
INTERNATIONAL REAL ESTATE



Basement



1st Floor



2nd Floor



4th Floor



3rd Floor

**ROOM DIMENSIONS**

LIVING ROOM : 15' x 20'

DINING ROOM : 9' x 20'

KITCHEN : 13' x 9'

PRIMARY BEDROOM : 10' x 19'

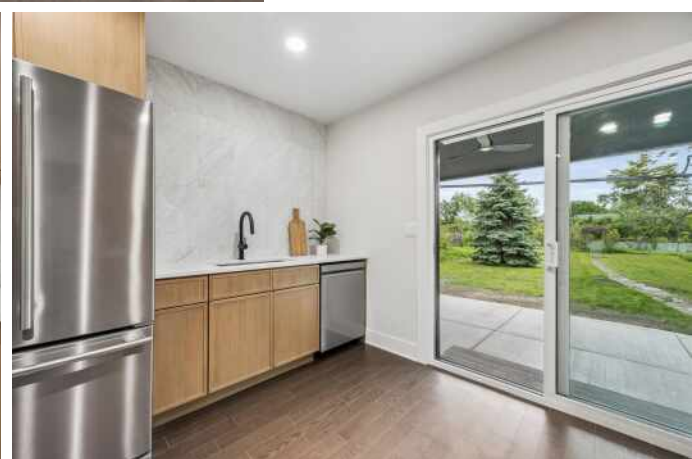
SECOND BEDROOM : 12' x 11'

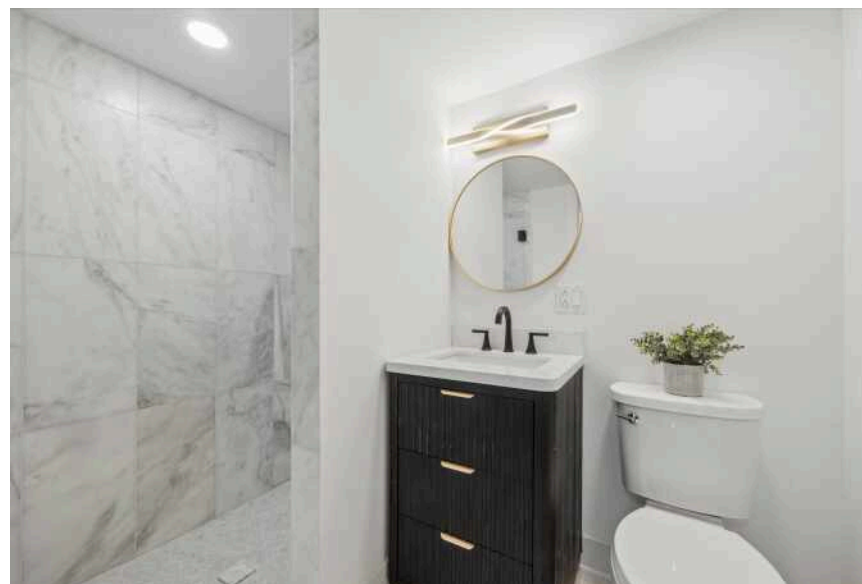
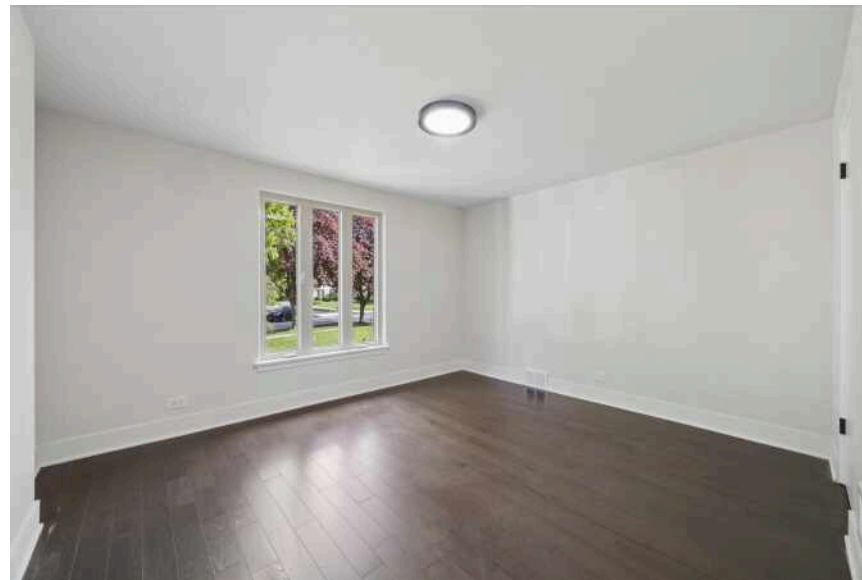
THIRD BEDROOM : 9' x 12'

**REIMAGINED MODERN LIVING**

Completely reimaged, this exceptional 3 bed, 3 bath modern Tudor seamlessly blends timeless character with sophisticated contemporary design in one of Clarendon Hills' most sought-after, walk-to everything, locations. Situated on an oversized double lot with endless expansion possibilities, this turnkey home is just two blocks from downtown Clarendon Hills, the Metra train, Prospect Elementary, and Clarendon Hills Middle School. Chef's kitchen features white oak cabinetry, quartz countertops, full-height stone backsplash, stainless steel appliances, and large sliding doors opening to the expansive backyard and covered patio - perfect for indoor/outdoor entertaining. The luxurious primary suite offers a spa-inspired bath with dual-vanities, illuminated mirrors, premium fixtures, and a stunning oversized marble shower. The home offers true peace of mind with all new electrical, plumbing, mechanicals, windows, doors, flooring, and roof - providing the feel and functionality of new construction while maintaining the charm of an established neighborhood. The rare double lot provides exceptional outdoor space with room for future additions, a pool, sport court, or expanded entertaining areas. Truly one-of-a-kind Clarendon Hills opportunity.







Basement



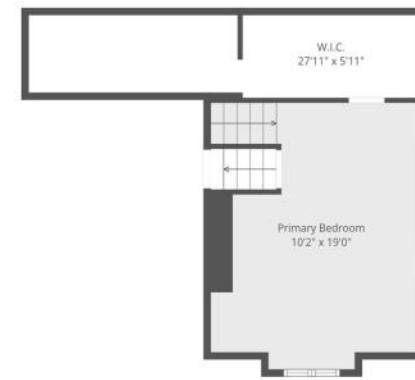
1st Floor



2nd Floor



4th Floor



3rd Floor

THE COLLECTIVE

Produced By The Collective.





KNOWN FOR ITS CURVED ROADS THAT WERE INFLUENCED BY FAMED LANDSCAPE ARCHITECT FREDERICK LAW OLMSTED, **CLARENDON HILLS** HAS A UNIQUE STREET PLAN THAT CONTOURS ITS BEAUTIFUL NATURAL LANDSCAPE

The rapidly-growing village has been named one of the best places to live in the Chicago area by *West Suburban Living* and today is home to more than 80 businesses. Eight parks spanning nearly 50 acres offer recreational activities, with amenities including baseball diamonds, soccer fields, basketball and tennis courts, trails, and areas for picnicking.

Once known as "Daisy Fields," Clarendon Hills celebrates its beginnings every June with Daisy Days and the annual Daisy Dash, consisting of a 5K run to benefit local charities.

Transportation is convenient for commuters with the Clarendon Hills Metra station, which provides service to Chicago and Aurora along the BNSF Railway.





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