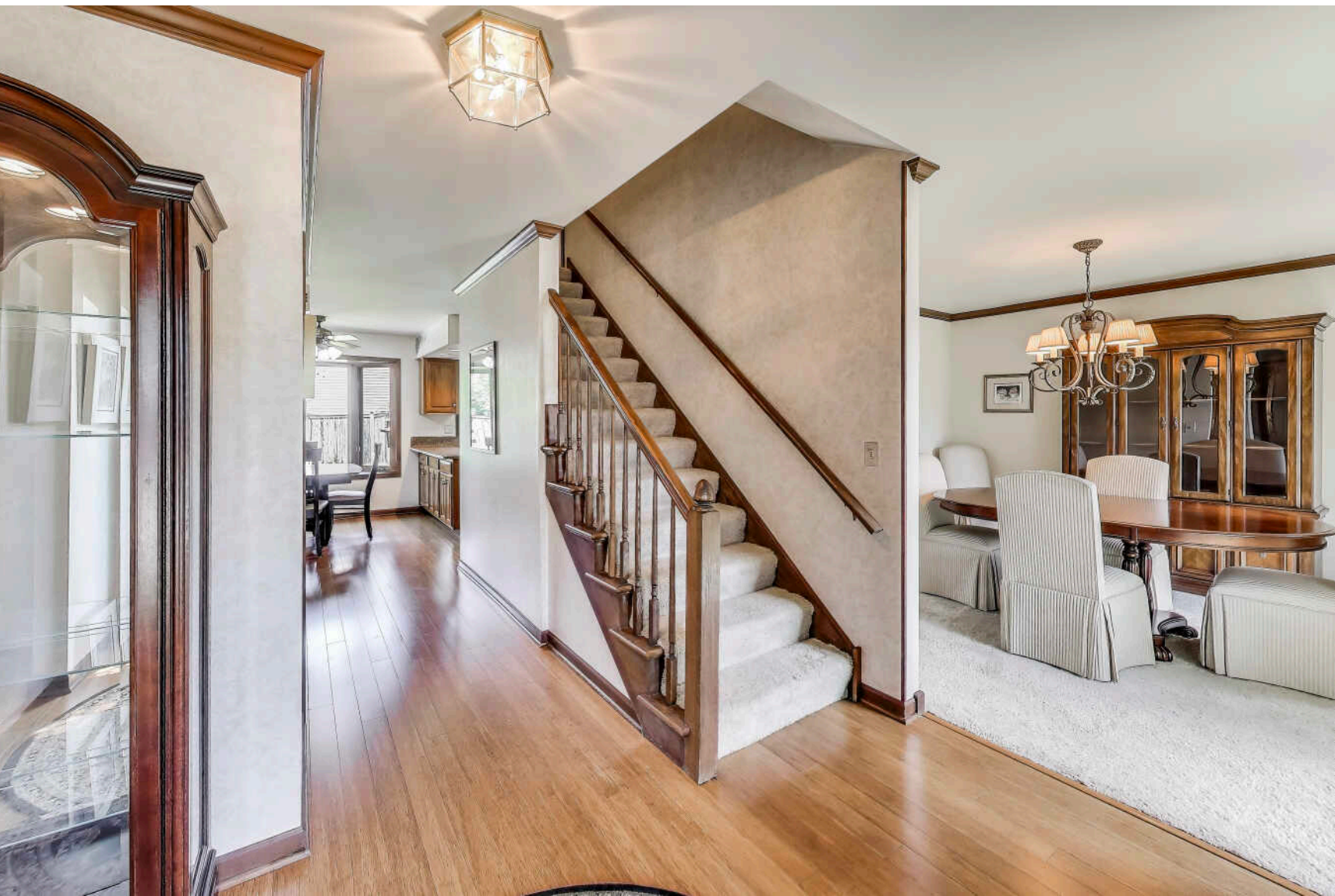


**3513 REGENT DRIVE**  
HOFFMAN ESTATES







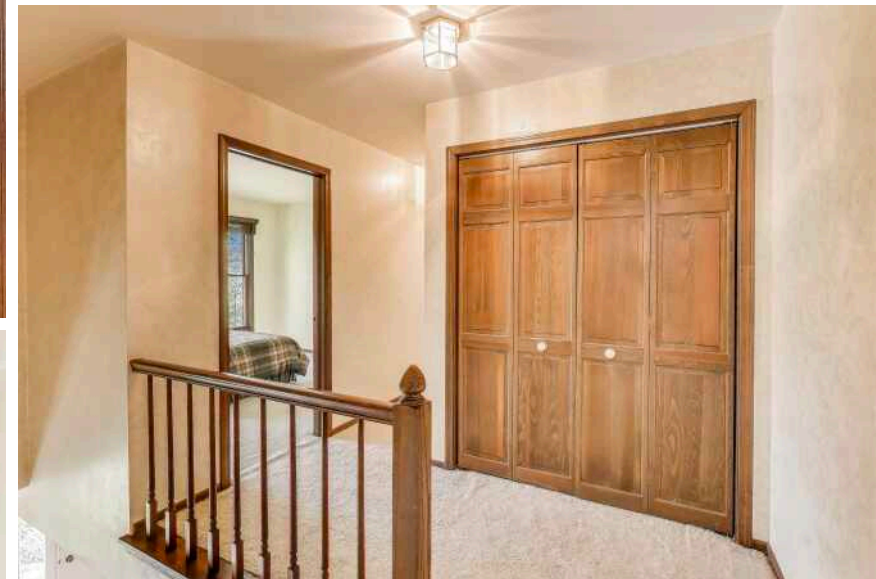
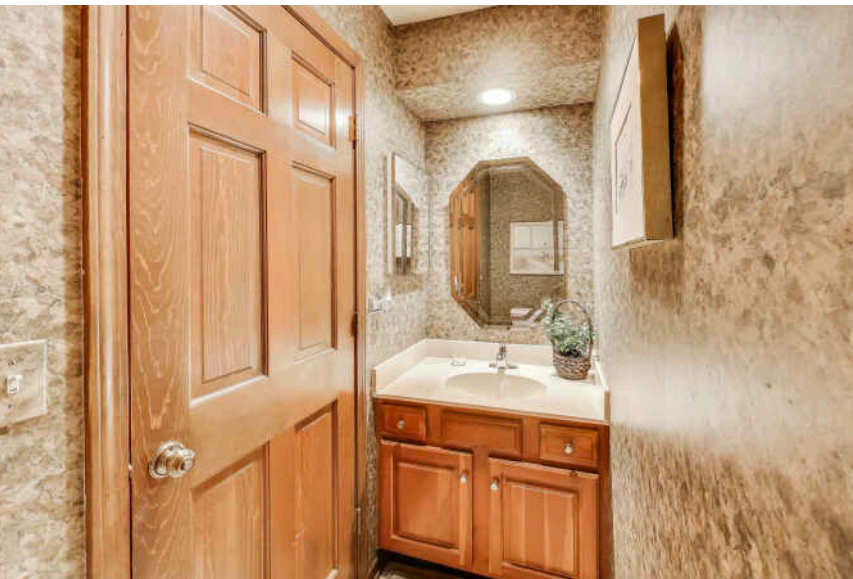
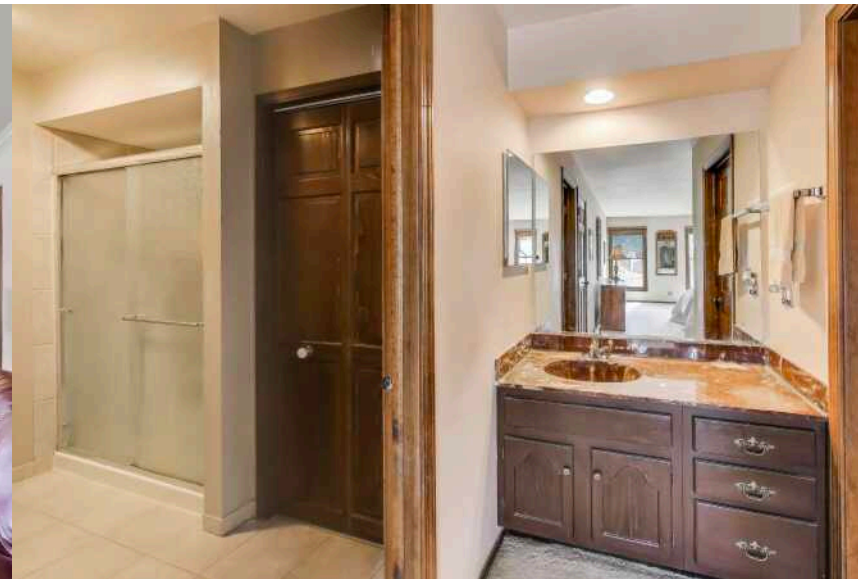
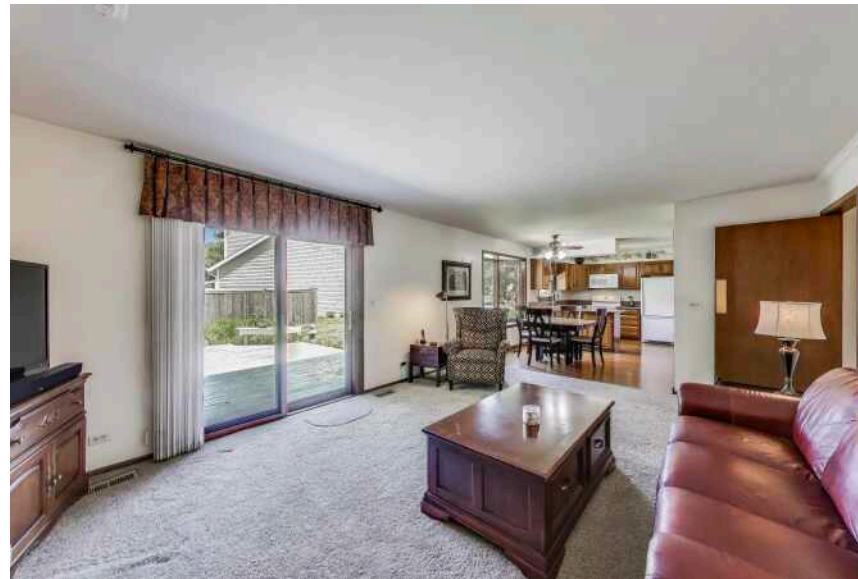
4 BEDROOM  
2.1 BATH  
TAXES: \$10,346

Rare opportunity! This original owner home is being offered for the first time. Nestled on a quiet cul-de-sac in the highly sought-after Highland Woods neighborhood (Fremd High School district), this spacious home offers the perfect blend of comfort and convenience. Featuring a rare for the neighborhood 3-car garage and a full basement-partially finished. This beautiful home is ready for your personal touch and provides abundant space for living, entertaining, and storage. When you enter the home there's a large formal living room and formal dining room on either side of the foyer. You continue on into the kitchen that opens into the family room with a brick fireplace. The first floor is complete with a nice size laundry room. Upstairs you'll find the large ensuite primary bedroom with walk-in closet and three additional very nice size bedrooms all with plenty of closet space. The private backyard is tree lined for privacy and has a large deck to enjoy time with family and friends. Don't miss this rare opportunity to live in this fantastic neighborhood with D15 schools and Fremd HS.

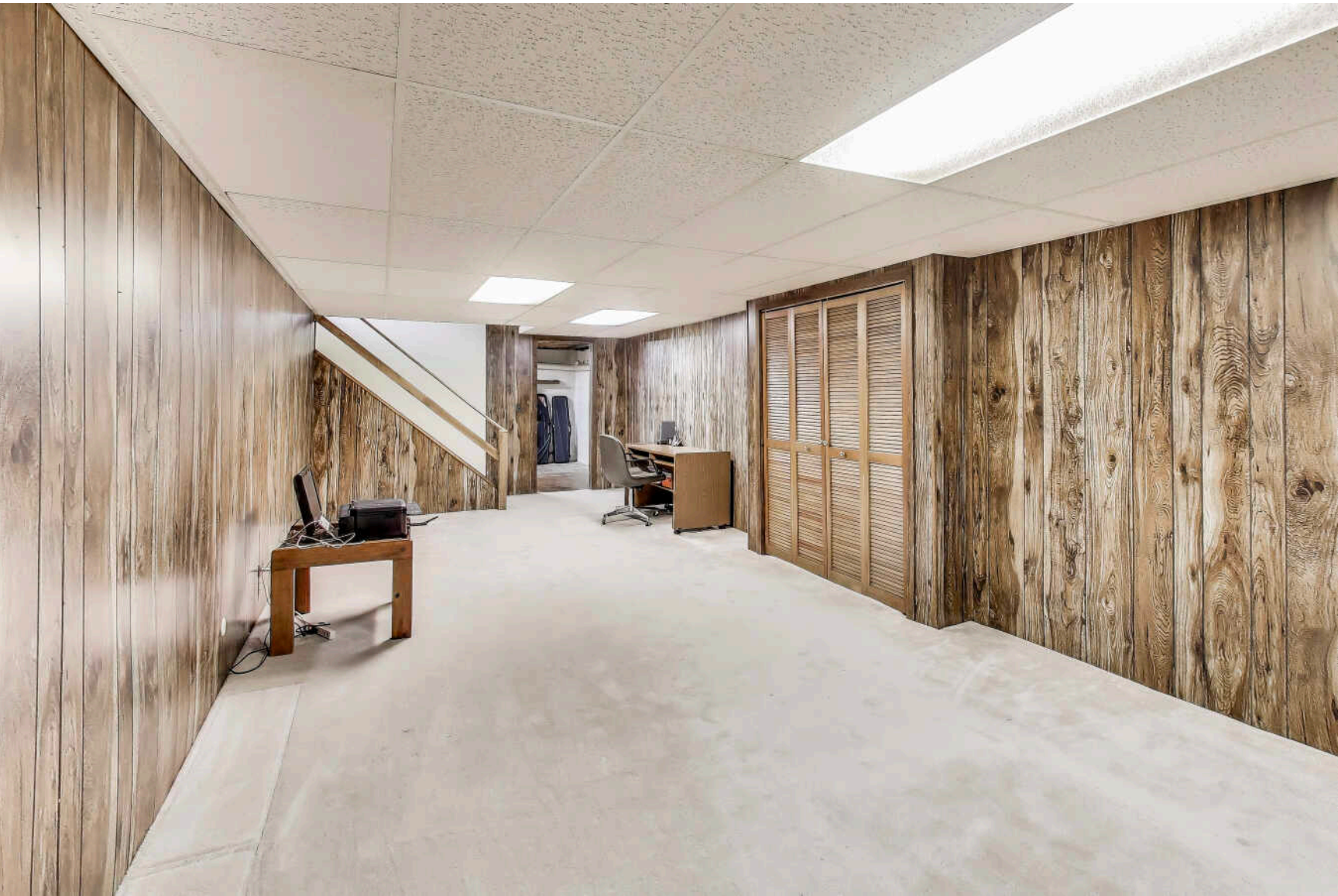




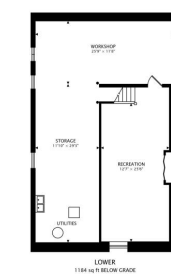
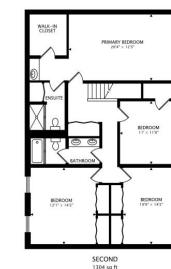
















## TREE-LINED STREETS, ABUNDANT GREEN SPACE, AND AMPLE RECREATIONAL ACTIVITIES CHARACTERIZE THE VILLAGE OF **HOFFMAN ESTATES.**

The community offers easy access to nearby nature attractions such as the Spring Valley Nature Center & Heritage Farm in Schaumburg and the Deer Grove Forest Preserve in Palatine. Meanwhile, Bridges of Poplar Creek Country Club features an 18-hole golf course with over 6,000 yards of fairways and greens. Golf aficionados also take to the Hilldale Golf Club and Highland Woods Golf Course.

The village is most notably home to the Now Arena, providing sports, musical, and theatrical entertainment throughout the year. Residents also enjoy trying different cuisines at Hoffman Estates' many restaurants.

In the summertime, locals and visitors gather at the Seascope Family Aquatic Center, where they can swim, dig in the sand, and go down any of the four water slides. Other recreational facilities include the Triphahn Community Center & Ice Arena, Willow Recreation Center, and the Club at Prairie Stone.

Hoffman Estates is located along I-90 and has access to major regional roadways such as Illinois Routes 58, 59, 62, and 72. Commuters are also served by two Metra rail lines, the Union Pacific Northwest Line and the Milwaukee District West Line.









## LISA COLBY

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STOP LOOKING START FINDING



All specifications, features, designs, price, assessments, taxes and materials are subject to change without notice. Depicted floor plans and architectural renderings are only an artist's impression.

