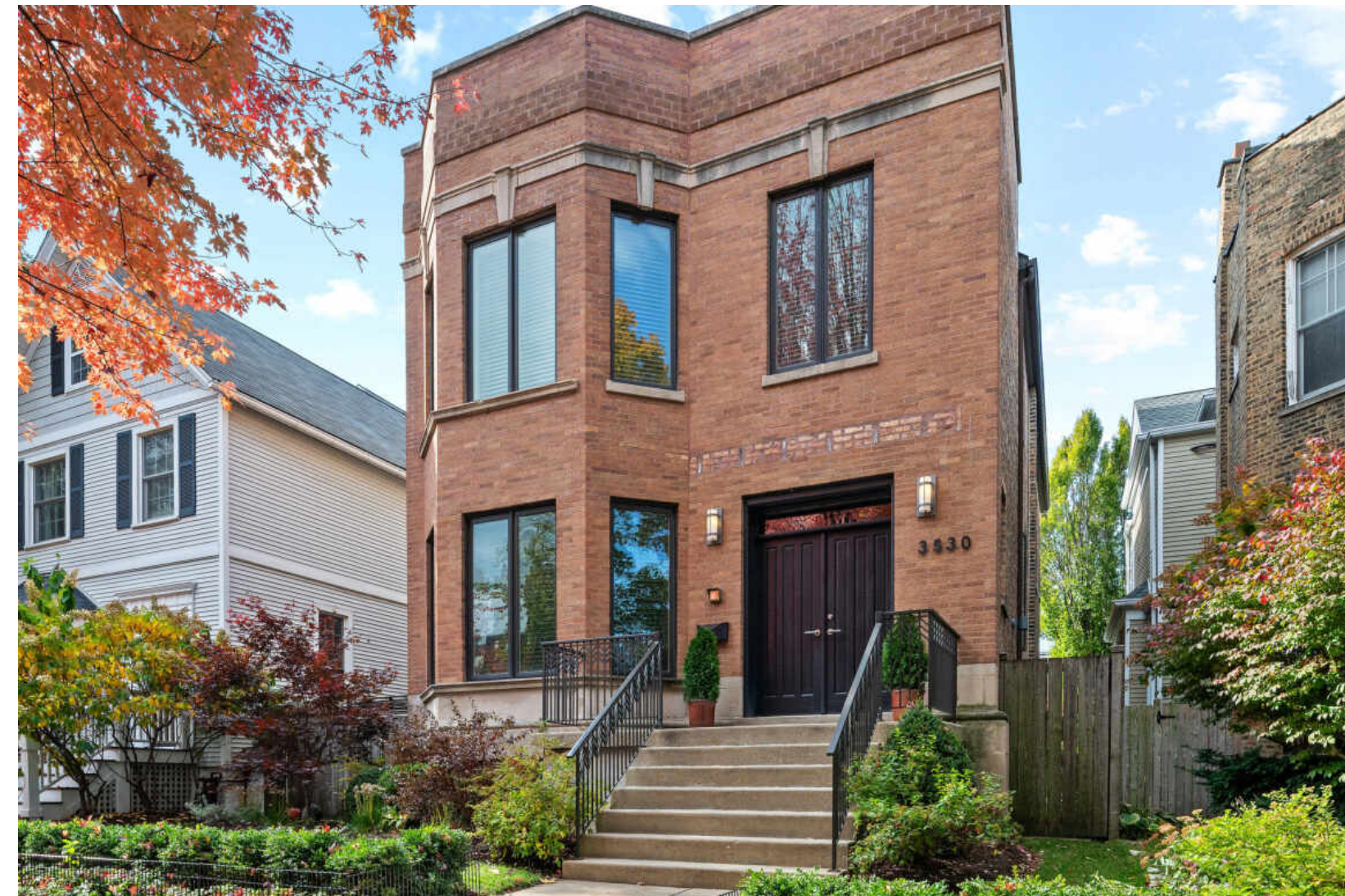




3530 N GREENVIEW AVENUE SOUTHPORT CORRIDOR + LAKEVIEW



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INTERNATIONAL REAL ESTATE

LP LUXURY
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3530 N GREENVIEW AVENUE WARM MODERN DESIGN ON RARE 37.5 FOOT LOT ON ONE OF SOUTHPORT'S MOST COVETED BLOCKS

FEATURES

Extraordinary architect designed home thoughtfully reimagined into a warm modern masterpiece defined by timeless finishes, exceptional craftsmanship, and meticulous attention to detail throughout. Perfectly balancing refined entertaining spaces with comfortable everyday living, this remarkable residence offers outstanding natural light, beautifully designed outdoor spaces, and a premier Southport Corridor location just steps from restaurants, boutiques, parks, and the Brown Line.

- Thoughtfully redesigned by Debra McQueen with only the finest materials
- Flexible and light filled floor plan with exceptional entertaining and living spaces
- Impeccable finishes and custom details throughout
- Dramatic custom steel staircase with substantial 3 inch treads
- Stunning chef's kitchen with quarter sawn white oak cabinetry and lava stone countertops custom Heath tile backsplash, top appliances and spacious island with prep sink, seating, and abundant storage
- Seamless connection to beautifully designed outdoor living space and landscaped yard
- Luxurious primary suite with organized walk in-closet and spa inspired bath
- Spectacular top floor family room opening directly to private terrace
- Lower level with recreation space, fitness room, guest suite, and extensive storage
- Solar panels provide hot water heating and partial home heating (~40%)
- Oversized two car garage with full attic storage



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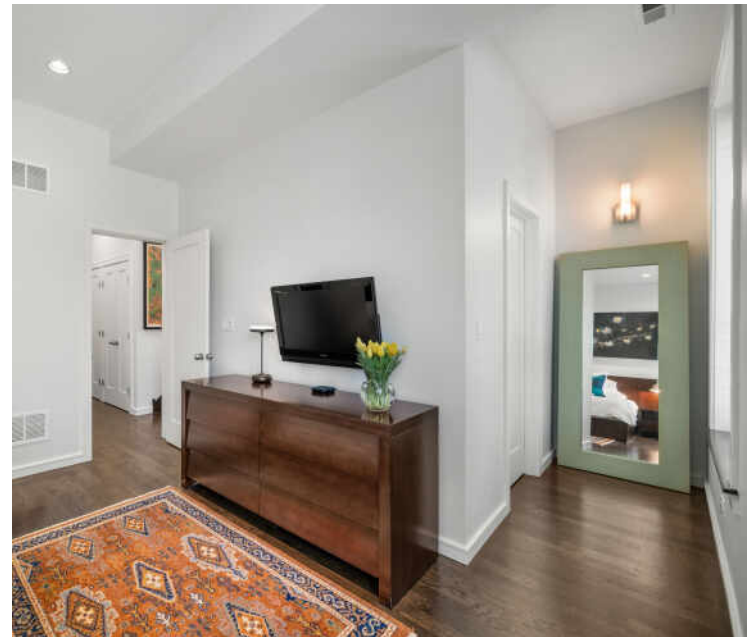


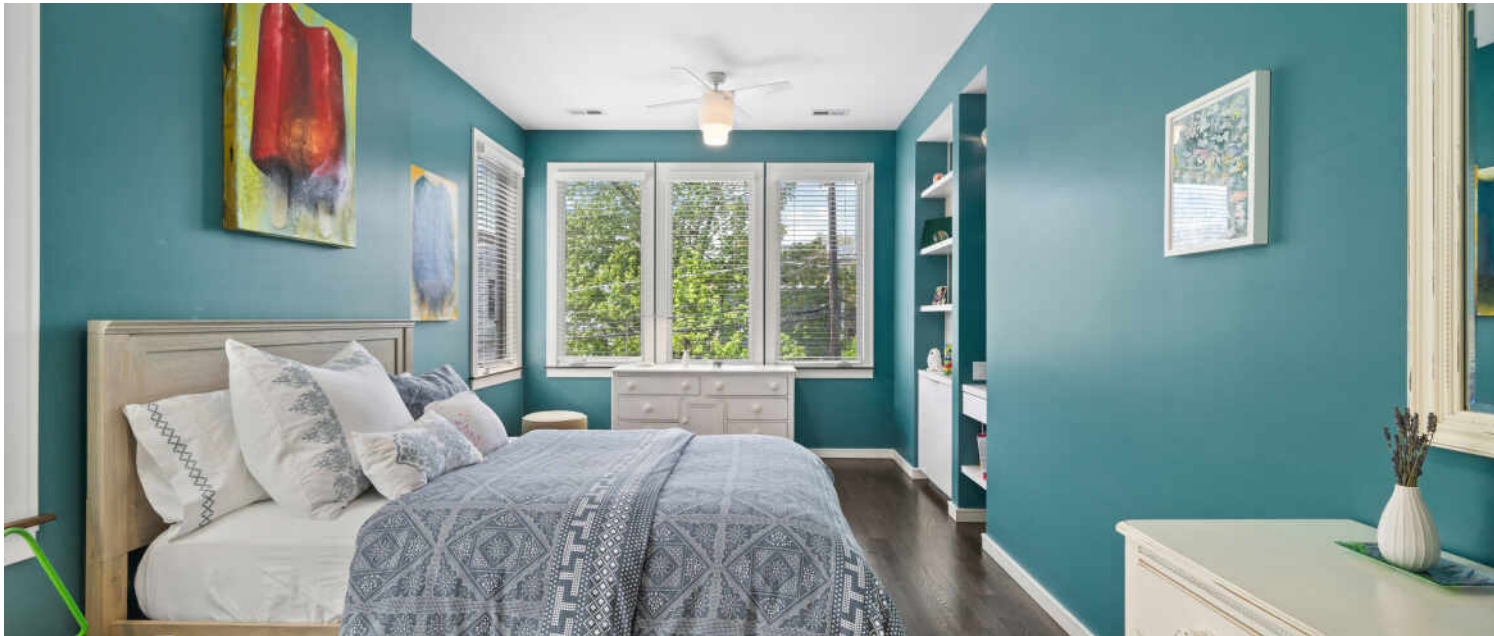




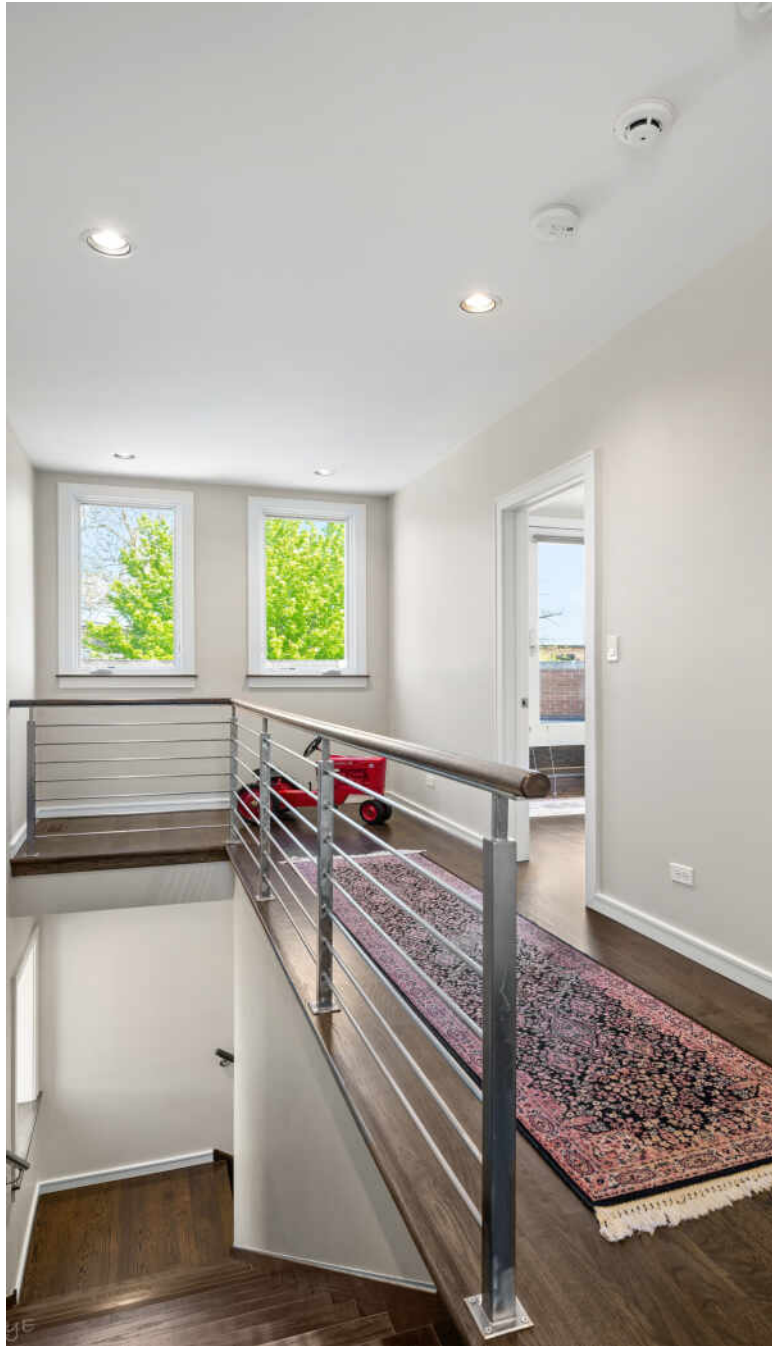
















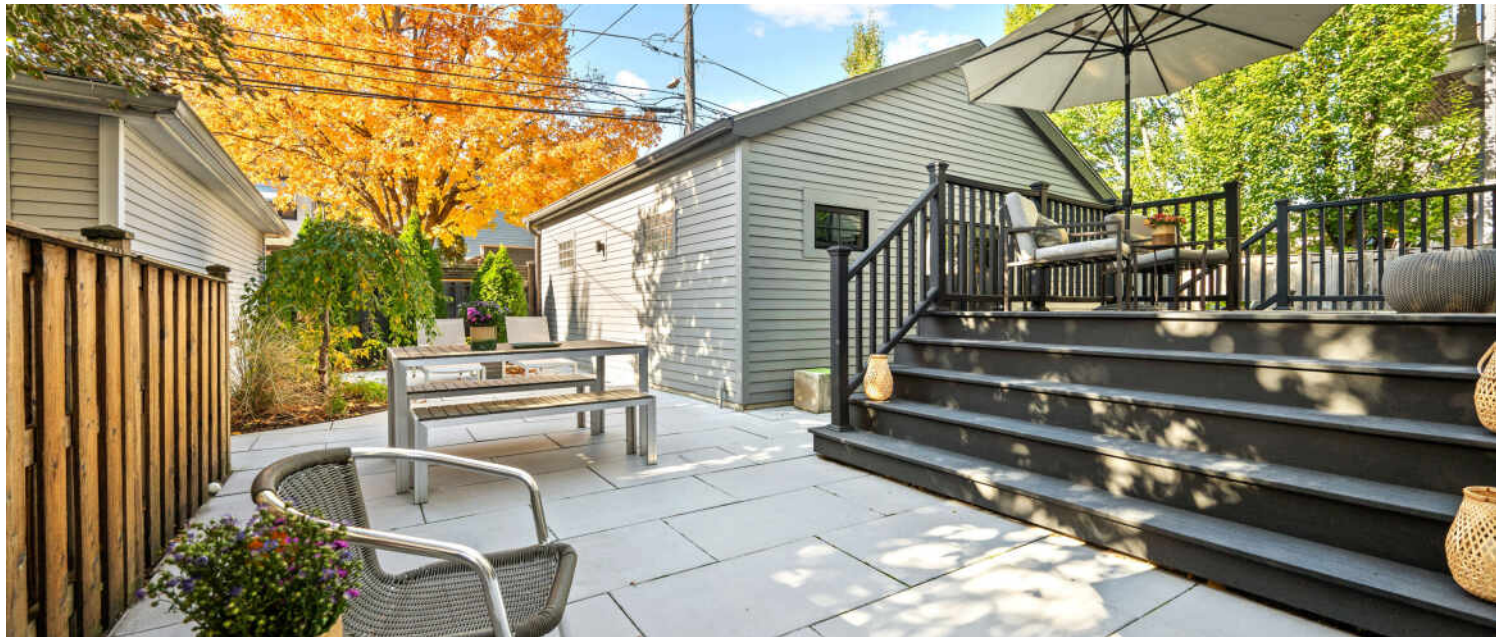
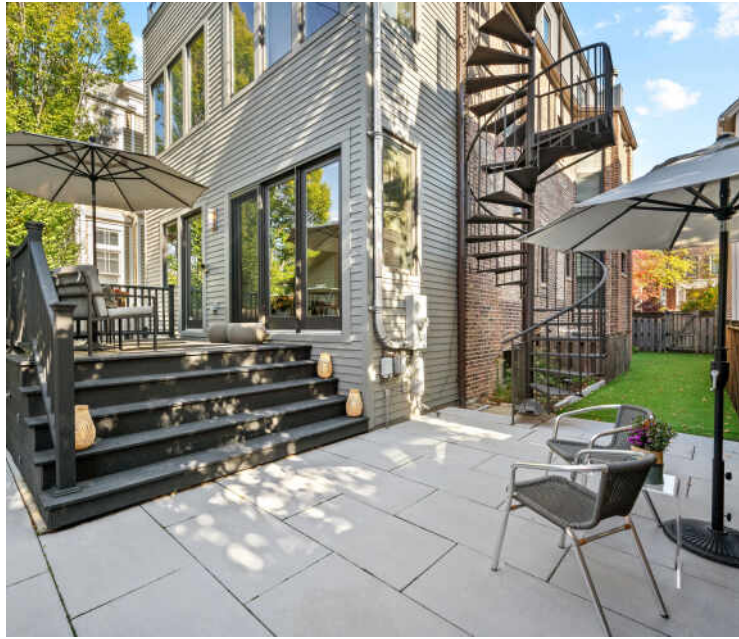














Floor Plan Measurements Deemed Highly Reliable But Not Guaranteed.



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

Locals love the action and excitement surrounding Wrigley Field and the many locally-owned shopping and dining options along the Southport Corridor.

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.

[illegible]

NEIGHBORHOOD GUIDE

RESTAURANTS _____

- 1 Southport Grocery and Cafe
3552 NORTH SOUTHPORT AVENUE,
0.1 MI
- 2 Crosby's Kitchen
3455 NORTH SOUTHPORT AVENUE,
0.2 MI
- 3 Cafe El Tapatio
3400 N ASHLAND AVE, 0.2 MI
- 4 Frasca Pizzeria & Wine Bar
3358 NORTH PAULINA STREET, 0.3 MI
- 5 Coda di Volpe
3335 N SOUTHPORT AVE, 0.3 MI
- 6 Little Goat Diner
3325 N SOUTHPORT AVE, 0.3 MI
- 7 Itoko
3325 N SOUTHPORT AVE, 0.3 MI
- 8 Tango Sur
3763 NORTH SOUTHPORT AVENUE,
0.4 MI
- 9 Toons Bar & Grill
3857 NORTH SOUTHPORT AVENUE,
0.5 MI

- 10 Tied House
3157 N SOUTHPORT AVE, 0.5 MI
- 11 Will's Northwoods Inn
3030 NORTH RACINE AVENUE, 0.7 MI
- 12 Mia Francesca
3311 NORTH CLARK STREET, 0.8 MI

COFFEE _____

- 1 Starbucks Coffee Company
3400 N SOUTHPORT AVE, 0.2 MI
- 2 Steingold's of Chicago
3737 NORTH SOUTHPORT AVENUE,
0.3 MI
- 3 Hotel Chocolat
3334 N SOUTHPORT AVE, 0.3 MI
- 4 Two Hearted Queen
1201 WEST ROSCOE STREET, 0.4 MI

SHOPPING _____

- 1 Anthropologie
3532 NORTH SOUTHPORT AVENUE,
0.1 MI

- 2 Buck Mason
3438 N SOUTHPORT AVE, 0.2 MI
- 3 Vuori
3443 N SOUTHPORT AVE TENANT A,
0.2 MI
- 4 Primrose Chicago
3454 N SOUTHPORT AVE STE 1, 0.2 MI
- 5 Paulina Market
3501 NORTH LINCOLN AVENUE,
0.3 MI
- 6 Target
3300 N ASHLAND AVE, 0.3 MI

GROCERY _____

- 1 Jewel-Osco
3630 NORTH SOUTHPORT AVENUE,
0.2 MI
- 2 Whole Foods Market
3201 NORTH ASHLAND AVENUE,
0.4 MI
- 3 Trader Joe's
3745 NORTH LINCOLN AVENUE,
0.5 MI

GYM _____

- 1 Southport Fitness
3413 NORTH SOUTHPORT AVENUE
2ND FLOOR, 0.2 MI
- 2 LA Fitness
3240 NORTH ASHLAND AVENUE,
0.4 MI

ENTERTAINMENT _____

- 1 Music Box Theatre
3733 N SOUTHPORT AVE, 0.3 MI
- 2 Wrigley Field
1060 WEST ADDISON STREET, 0.6 MI

TRANSIT _____

- 1 Southport
CTA - BROWN LINE, 0.2 MI

NO REPRESENTATIONS ARE MADE REGARDING THE ACCURACY OF THE INFORMATION PROVIDED.
ALL DATA IS SUBJECT TO CHANGE AND SHOULD BE VERIFIED WITH LOCAL SOURCES.

