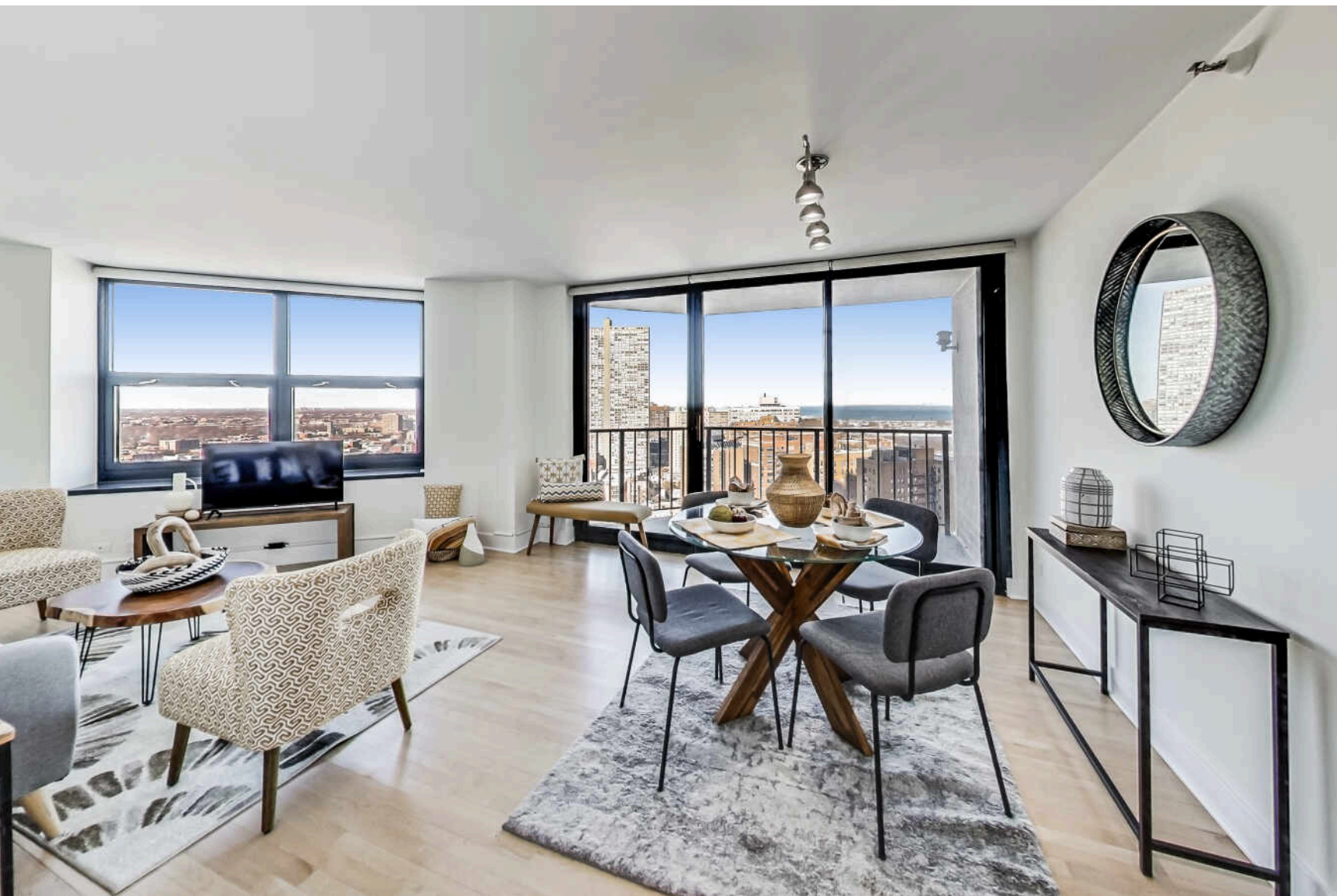


3660 N LAKE SHORE DRIVE #2613  
LAKEVIEW





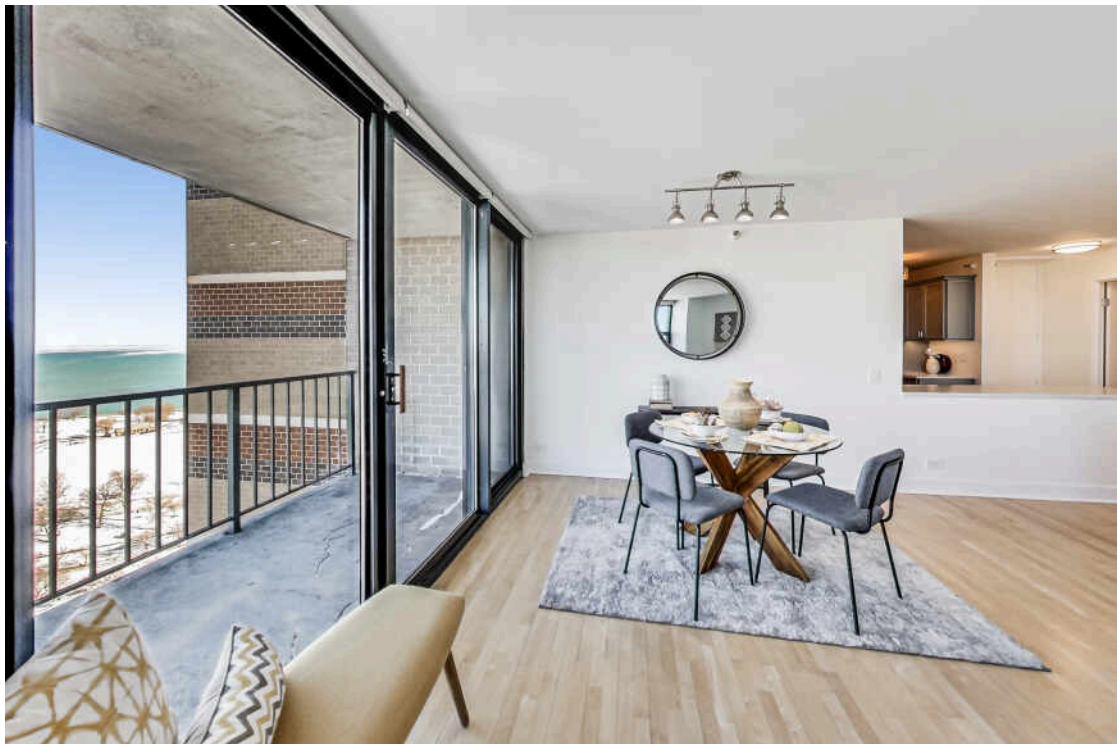
ROOM DIMENSIONS  
LIVING/DINING ROOM : 21' × 18'  
KITCHEN : 12' × 7'  
PRIMARY BEDROOM : 15' × 12'  
SECOND BEDROOM : 11' × 10'  
FOYER : 8' × 3'  
BALCONY : 13' × 5'

2 BEDROOM  
2 BATH  
TAXES: \$6,962.47 (2023, NO  
EXEMPTIONS)  
ASSESSMENTS: \$786/MONTH/UNIT

## LOCATED IN ONE OF LAKEVIEW'S MOST POPULAR FULL-AMENITY BUILDINGS, THIS BEAUTIFULLY RENOVATED 2 BEDROOM, 2 BATHROOM HOME OFFERS EXCEPTIONAL STYLE.

Expect to be impressed with walls of windows featuring stunning, unobstructed northeastern views of the lake, harbor, golf course, tennis courts, Wrigley Field, and more. Inside, the home has been completely updated, featuring a nearly-new kitchen with classic white cabinetry, quartz countertops, stylish backsplash, new stainless steel appliances, and an extra-large pantry with custom shelving. The open layout seamlessly connects the kitchen to the living and dining areas, making it perfect for entertaining. The spacious primary suite boasts a sizable walk-in closet and a chic, newly remodeled en-suite bath. Additional updates throughout the home include the addition of in-unit laundry, brand-new doors, lighting, hardware, and custom closet organization. Hardwood floors flow throughout the space, while the bright exposures, remote work area, and tremendous closet space add to the home's appeal. Step outside onto the sizable balcony to enjoy the breathtaking views. This full-amenity building provides easy living with 24/7 door staff, onsite maintenance, a rooftop deck, a party room with panoramic views, a convenience store, dry cleaners, and laundry facilities. For fitness enthusiasts, access to the FFC gym is available for an additional fee. Owned parking is also available for an additional fee. Situated in a walk-to-everything East Lakeview location, this home is just steps from the lake, parks, Wrigley Field, public transportation, shopping, nightlife, and so much more. Both investor-friendly and pet-friendly, this property truly offers it all.

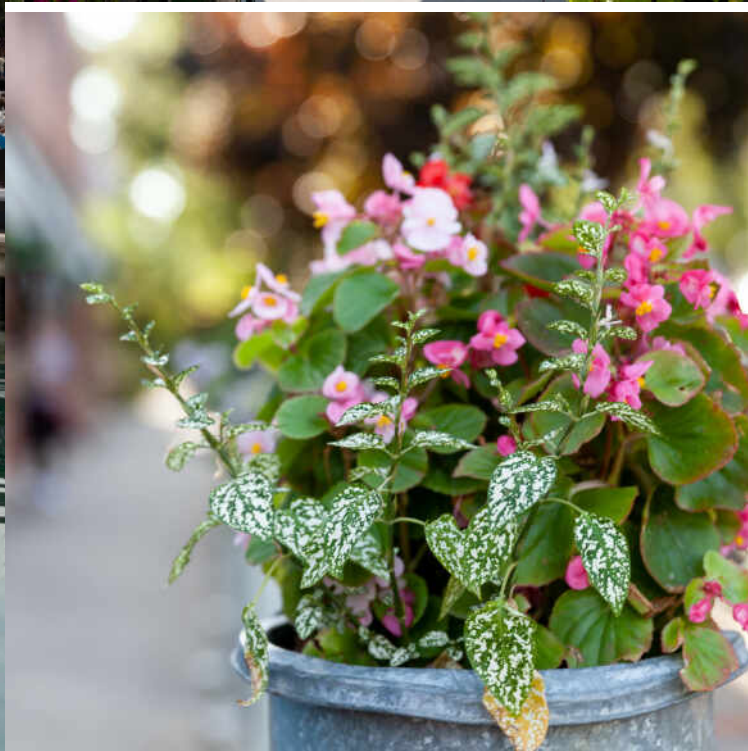












CHICAGOANS WILL FIND MORE THAN A FEW OF THEIR FAVORITE THINGS IN **LAKEVIEW**, ONE OF THE LARGEST NEIGHBORHOODS ON THE CITY’S NORTH SIDE.

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

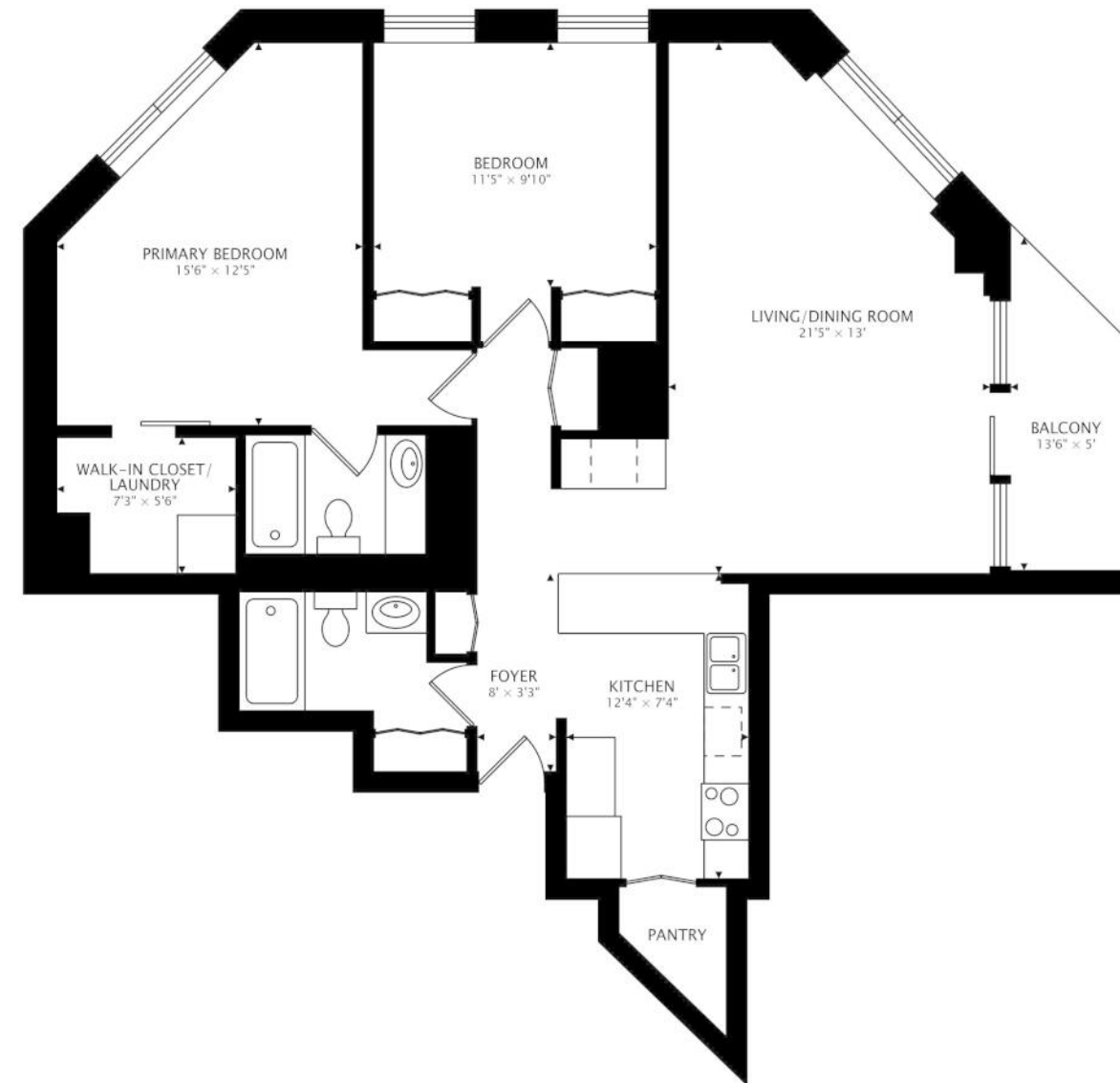
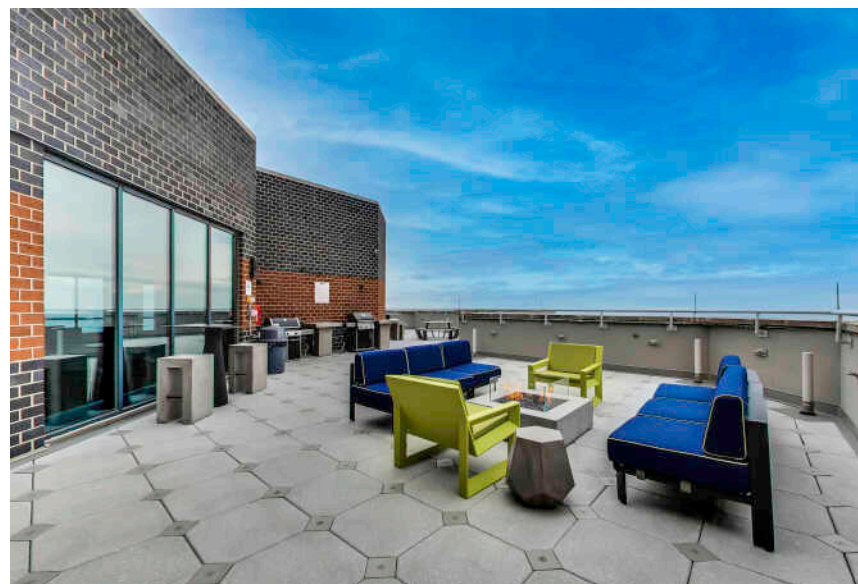
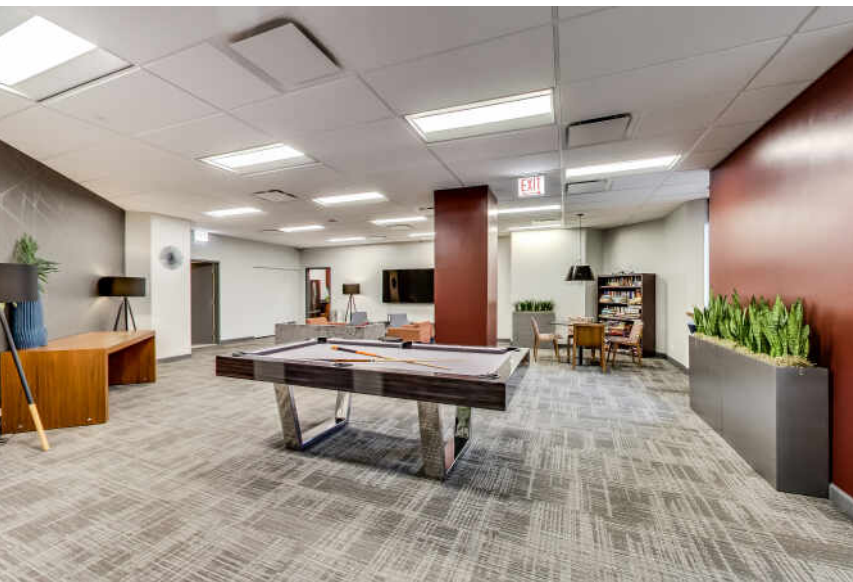
Then there’s the neighborhood’s historic theaters and notable architecture. The Music Box Theater has been operating since it opened in 1929, originally showing silent films accompanied by a live organ player. It now plays independent and foreign films.

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.







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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.

