



418 COLFAX AVENUE
CLARENDON HILLS



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LP LUXURY
PORTFOLIO
INTERNATIONAL

418COLFAX.INFO

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GROUP

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FAMILY ROOM

418 COLFAX AVENUE THE EPITOME OF LUXURY INSIDE & OUT

ROOM DIMENSIONS

Family Room	18'x15'
Dining Room	14'x13'
Kitchen	20'x16'
Breakfast Nook	16'x15'
Office	12'x11'
Master Bedroom	19'x18'
Second Bedroom	18'x12'
Third Bedroom	16'x13'
Fourth Bedroom	15'x12'
Fifth Bedroom	22'x18'
Sixth Bedroom	16'x9'
Recreation Room	28'x18'
Exercise Room	14'x12'
Play Room	14'x14'
Laundry Room	8'x8'
Mud Room	7'x6'

FEATURES

This home is above all others in its price class. Soaring ten foot ceilings, an open floor plan, stunning millwork, walnut floors, freshly painted from top to bottom and fabulous new lighting are among the luxury features offered. On the main level, enjoy a huge chef's kitchen which opens to the breakfast nook and gorgeous family room along with a separate dining room and office. A spacious master bedroom retreat with a generous walk in closet and spa bathroom is located on the second level. Additionally, there are five other spacious bedrooms within the floorplan. A large laundry room is located on the second floor for convenience. The sunlit lower level offers a stunning wet bar, recreation room, exercise area, full bathroom and a playroom. One of the most incredible features of this home is the private back yard oasis. The gorgeous 225 ft deep lot backs a park with convenient access through the rear gate. The multilevel stone terrace has a wood burning fireplace and built-in grill with bar seating overlooking the enormous professionally landscaped yard with mature trees, an irrigation system and outdoor lighting. 418 Colfax Avenue is situated on a quiet tree-lined street on one of the most family friendly streets in town. Don't miss out on this incredible opportunity.



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KITCHEN & BREAKFAST NOOK



KITCHEN



FAMILY ROOM



OFFICE



DINING ROOM



MASTER BATHROOM



MASTER BEDROOM



MASTER BEDROOM CLOSET



BEDROOM



BEDROOM



BATHROOM



BEDROOM



3RD LEVEL



LOWER LEVEL



LOWER LEVEL PLAYROOM



LOWER LEVEL BEDROOM



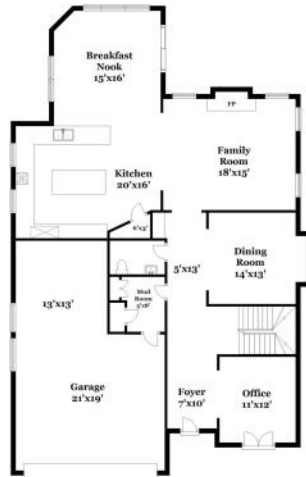






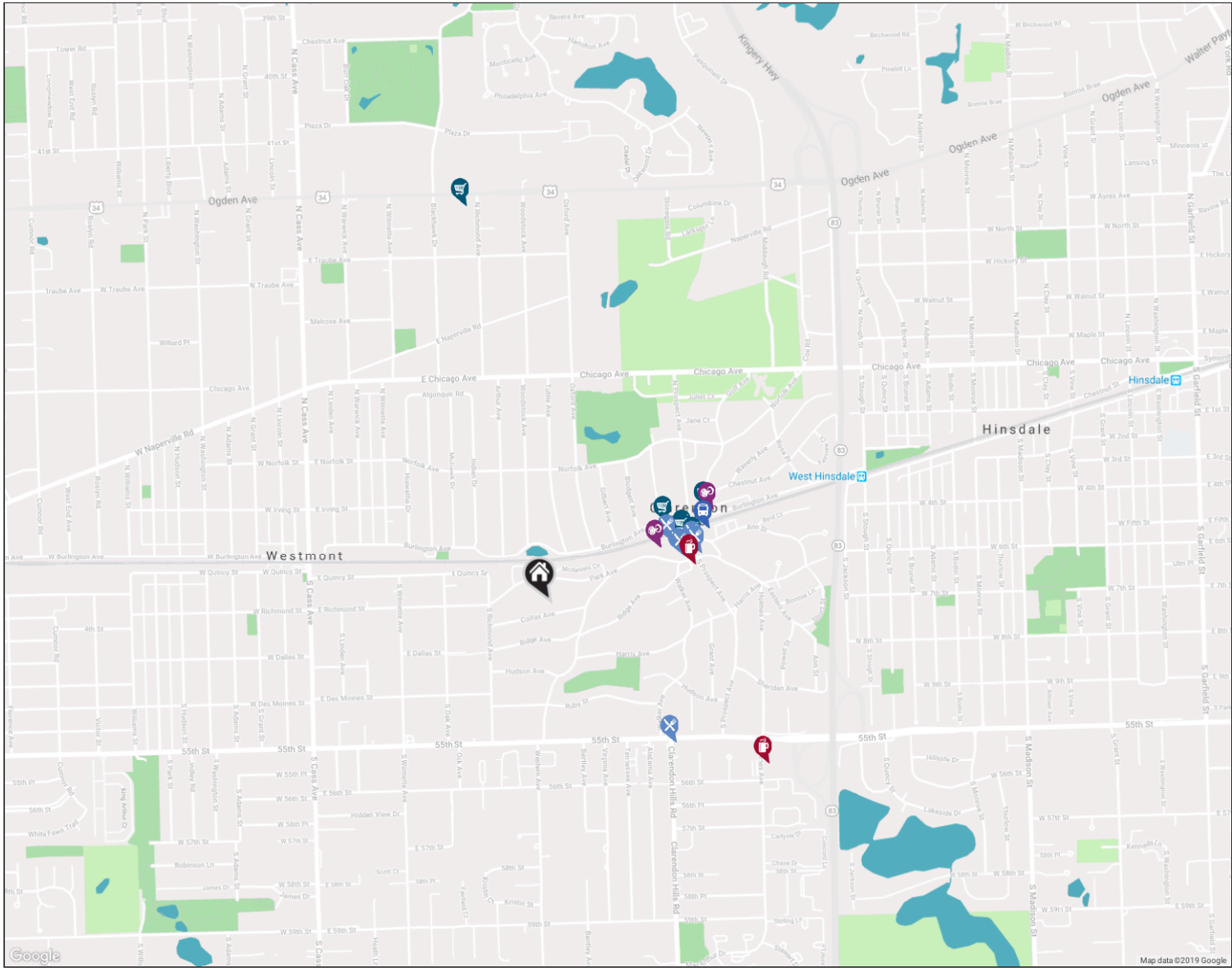






NEIGHBORHOOD GUIDE MAP

418 COLFAX AVENUE
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NEIGHBORHOOD GUIDE



RESTAURANTS

Thipi Thai - Clarendon Hills
1 WALKER AVENUE, 0.4 MI

Talley's
31 SOUTH PROSPECT AVENUE, 0.4 MI

Brama La Pizza
1336, 0.4 MI

Village Gourmet-Cafe & Catering
23 SOUTH PROSPECT AVENUE, 0.4 MI

Frida Kahlo Mexican Grill
30 SOUTH PROSPECT AVENUE, 0.4 MI

Country House
241 55TH STREET, 0.5 MI



COFFEE SHOPS

Starbucks
100 PARK AVENUE, 0.4 MI

Little Creperie
102 SOUTH PROSPECT AVENUE, 0.4 MI

Starbucks
303 HOLMES AVENUE, 0.8 MI



SHOPPING

Clarendon Hills Hardware
15 SOUTH PROSPECT AVENUE, 0.4 MI

Clarendon Hills Music Academy
4 SOUTH PROSPECT AVENUE, 0.4 MI

Joelle's Hallmark Shop
6 SOUTH PROSPECT AVENUE, 0.4 MI

The English Garden Flower Shop
8 SOUTH PROSPECT AVENUE, 0.4 MI

Boulevard Fine Art & Framing
217 BURLINGTON AVENUE, 0.4 MI

Butterfly Garden
5 GOLF AVENUE, 0.5 MI

Standard Market
333 EAST OGDEN AVENUE, 1.1 MI



HEALTH CLUBS

Pilates Core Inc
4 WALKER AVENUE, 0.3 MI

Dana Santi Pilates Studio
4 WALKER AVENUE, 0.3 MI

barre3 Clarendon Hills
158 BURLINGTON AVENUE, 0.5 MI



TRANSIT

Clarendon Hills
METRA - BNSF RAILWAY, 0.5 MI

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ALL DATA IS SUBJECT TO CHANGE AND SHOULD BE VERIFIED WITH LOCAL SOURCES.



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