

425 GREENWOOD LANE
BARRINGTON





ROOM DIMENSIONS

LIVING ROOM : 16' × 14'

FAMILY ROOM : 17' × 28'

KITCHEN : 11' × 8'

PRIMARY BEDROOM : 23' × 14'

SECOND BEDROOM : 10' × 13'

THIRD BEDROOM : 14' × 13'

3 BEDROOM

2 BATH

TAXES: \$9,856

ASSESSMENTS: \$632 / YEAR

WELCOME HOME

Tucked beneath mature trees on a quiet acre in Barrington's Timberlake Estates, this turnkey 3-bedroom, 2-bathroom brick-and-cedar ranch offers rare, effortless one-level living within highly rated District 220. Sunlight pours through expansive windows into the main living space, beautifully anchored by a cozy fireplace. The serene primary suite features lovely backyard views, a walk-in closet, and a spa-like ensuite with a double vanity, soaking tub, and separate shower. At the center of the home's smart layout is a massive, fully remodeled 26x13 flex room with built-in shelving—ideal for a home office, media room, or gym. This versatile space flows seamlessly out to a freshly floored screened porch, a stamped-concrete patio, and a vast, private backyard built for hosting and enjoying nature.

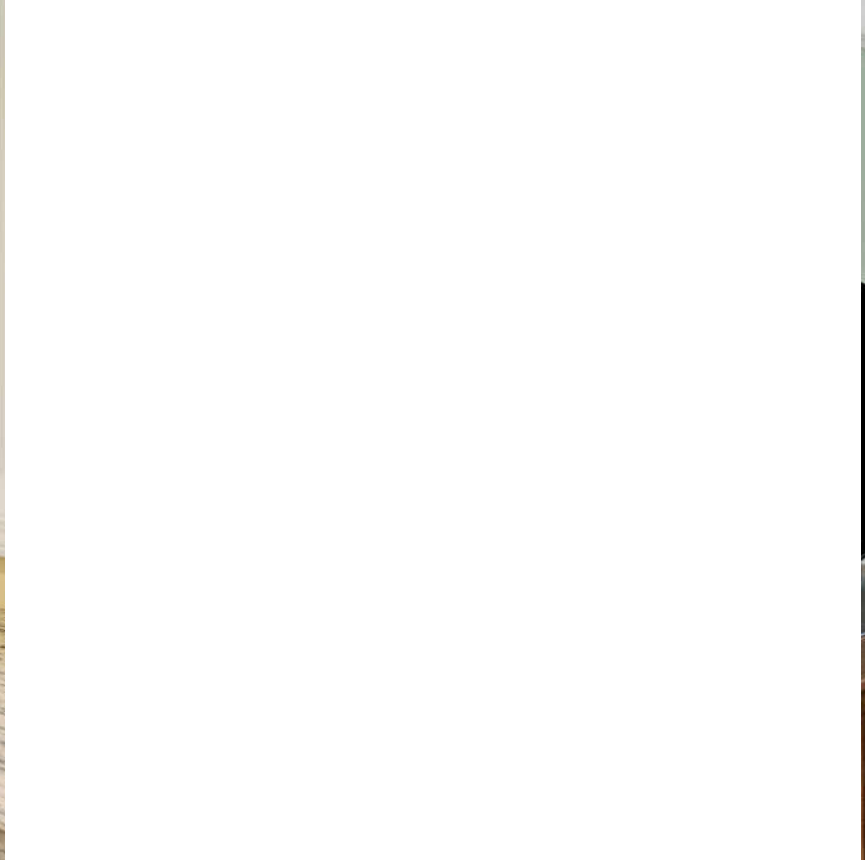
Move in with complete peace of mind knowing the heavy lifting has already been done. The property features an extensive list of major recent upgrades, including a brand-new septic system (2025), two newer furnaces and central A/C (2020), a new roof (2014), and a fresh exterior paint job (2023). Inside, the kitchen and laundry are primed for years of service with a new dishwasher (2026), refrigerator (2024), and washer/dryer set (2025). Complete with an attached two-car garage and a dedicated workspace, this home also grants you exclusive neighborhood access to a private lake with water rights, a beach, and community events—all just minutes from downtown Barrington's shops, dining, and Metra station.



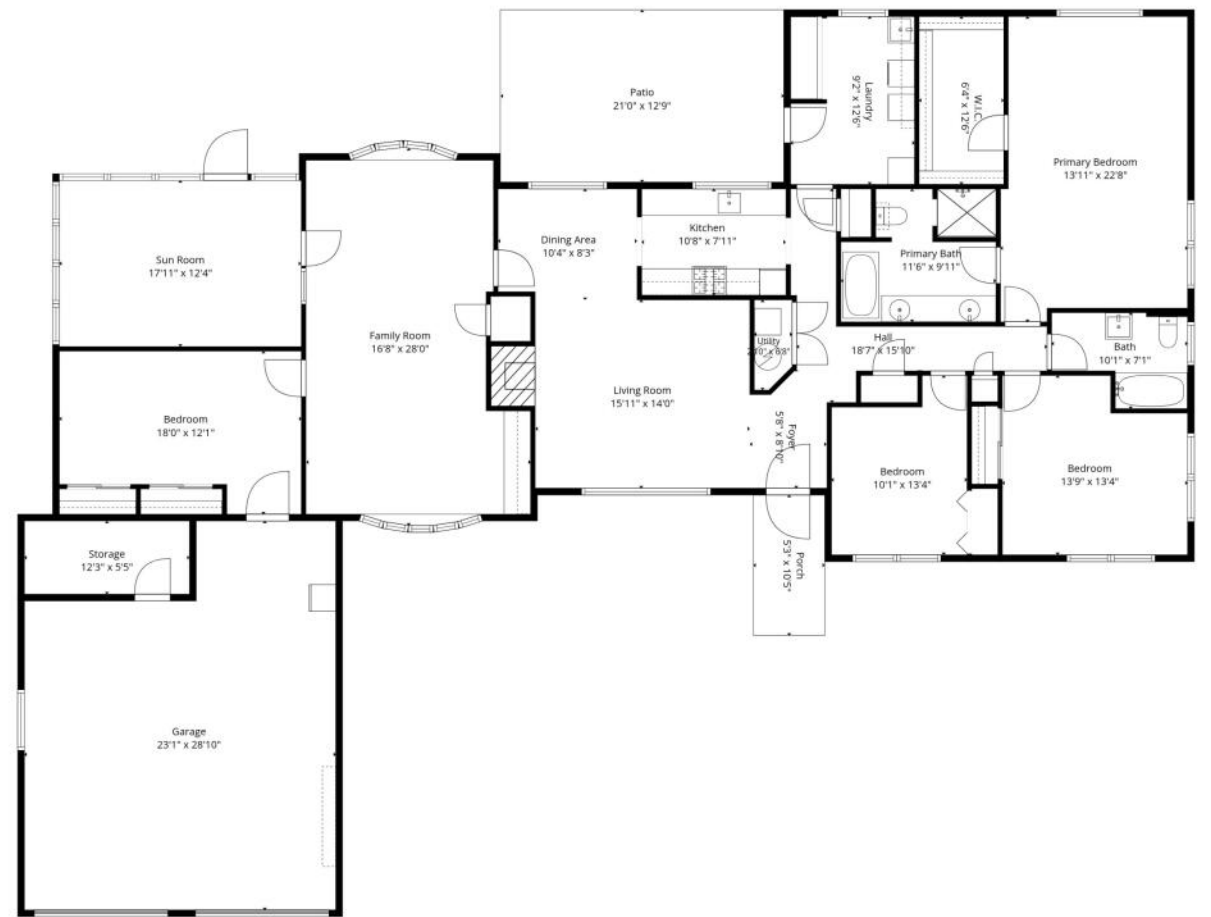
JANICE FISCHER
PHOTOGRAPHY



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Total: 2599 sq. ft
 1st Floor: 2599 sq. ft
 Excluded Areas: Garage: 639 sq. Ft, Storage: 71 sq. Ft, Utility: 17 sq. Ft,
 Porch: 55 sq. Ft, Patio: 269 sq. ft

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



THE VILLAGE OF **BARRINGTON** MAY HAVE THE LARGEST RESIDENTIAL HISTORIC DISTRICT IN THE STATE, BUT IT'S DEFINITELY NOT LIVING IN THE PAST

Many of the beautifully-restored Victorian, Gothic, and Queen Anne homes that line the village's main streets have been repurposed as unique shops and businesses. Meanwhile, homeowners have rehabbed and restored many historic homes back to their former glory with the addition of modern amenities. The village's historic theater opened in 1927 and still operates today.

Barrington also thrives when it comes to recreation. Citizens Park is one of the area's gems, offering wide-open spaces as well as tennis and basketball courts, cross-country ski trails, nature paths, an events pavilion, and a tree house.

The village's downtown center is filled with shoppers, diners, and residents enjoying one of the area's special events, whether it's an art festival, wine walk, or a farmers market. The nearby Barrington Metra station provides a convenient commute to downtown Chicago.

Barrington homes range from Victorians and Colonials to stunning new construction and sprawling mansions with large lots and water views.



NOTES



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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.

