



49 W 15TH STREET #D
SOUTH LOOP

@properties®

CHRISTIE'S
INTERNATIONAL REAL ESTATE



ROOM DIMENSIONS

LIVING ROOM : 17' × 16'

DINING ROOM : 17' × 15'

KITCHEN : 10' × 10'

PRIMARY BEDROOM : 17' × 12'

SECOND BEDROOM : 16' × 11'

THIRD BEDROOM : 17' × 16'

FOYER : 37' × 27'

BALCONY 2ND FLOOR : 4' × 6'

LAUNDRY ROOM/1ST FLOOR : 5' × 12'

3 BEDROOM

3 BATH

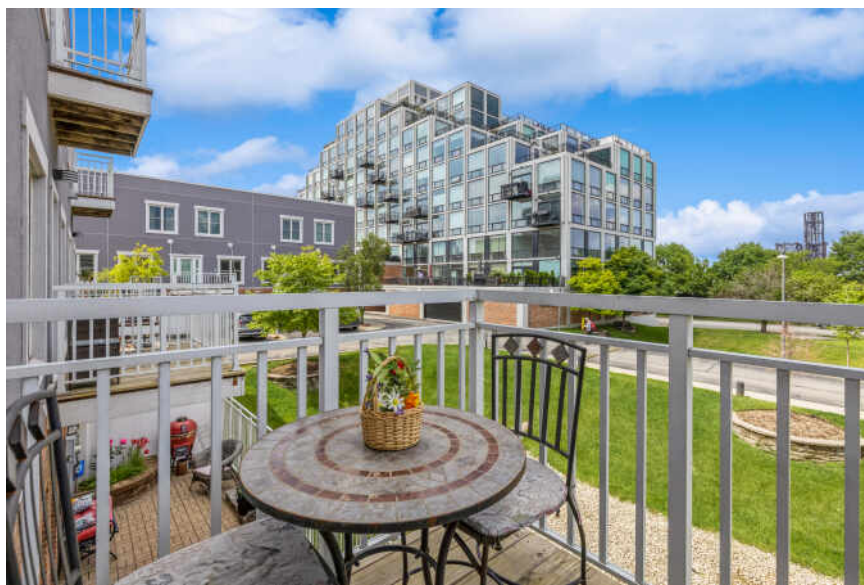
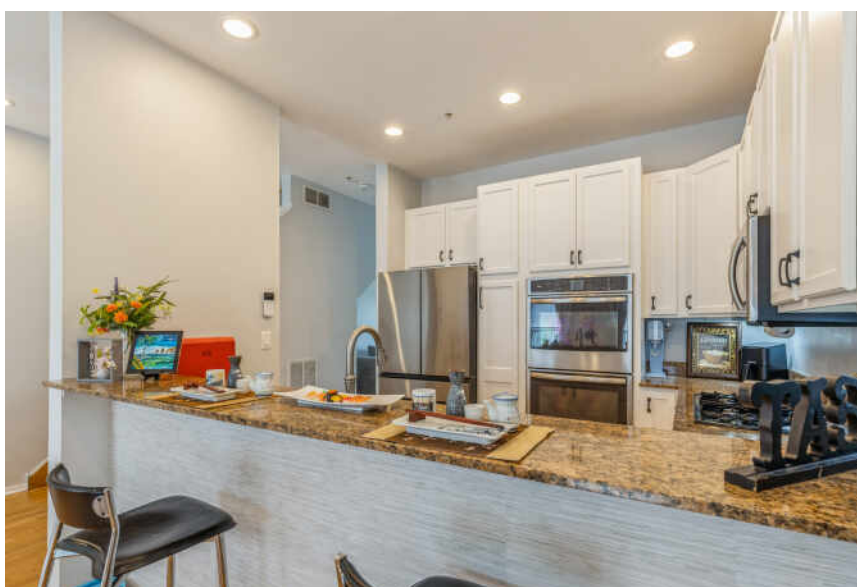
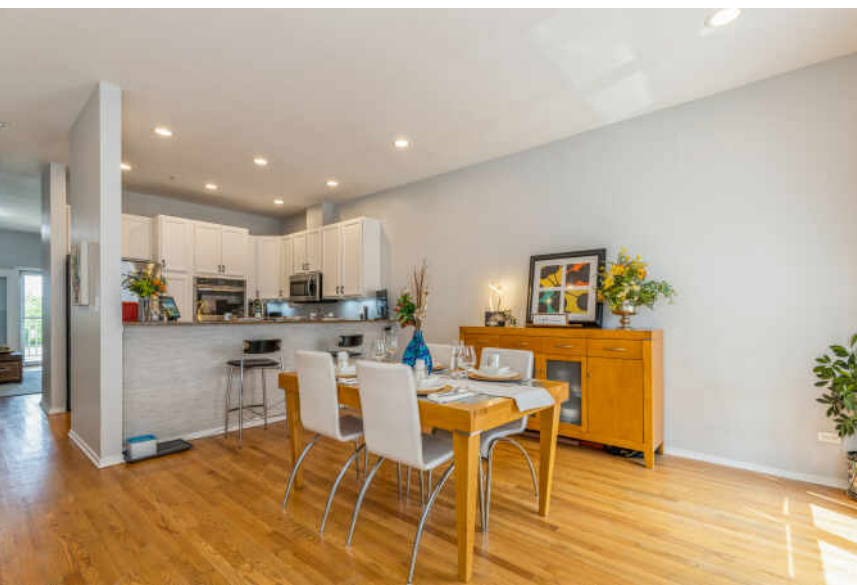
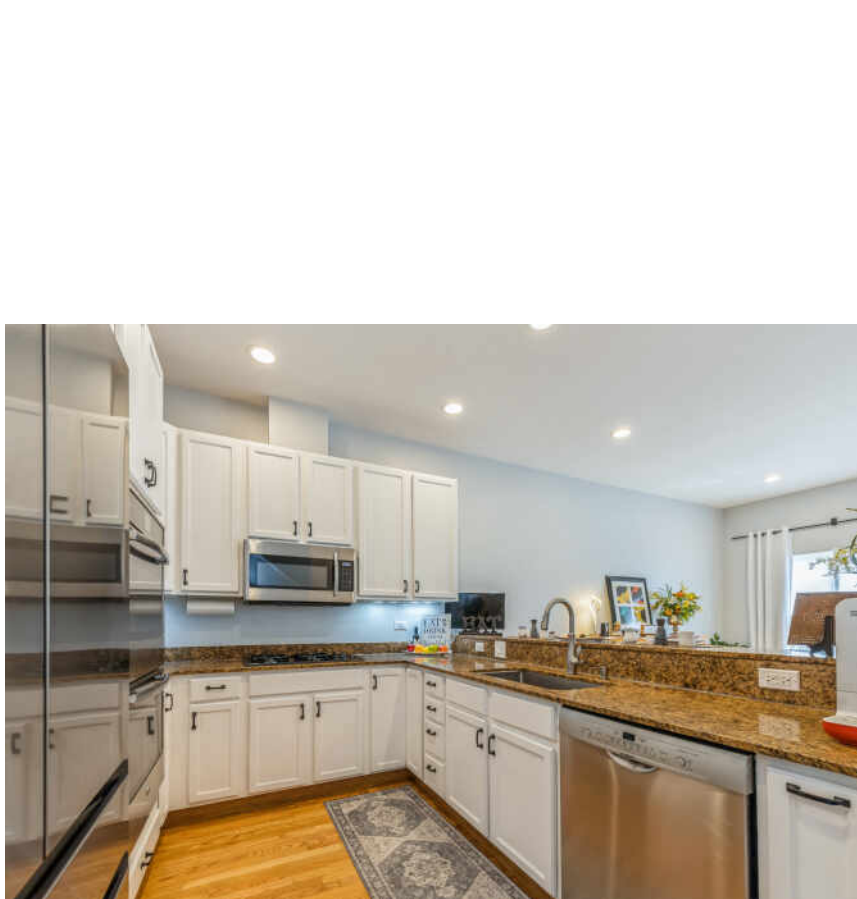
TAXES: \$10,729

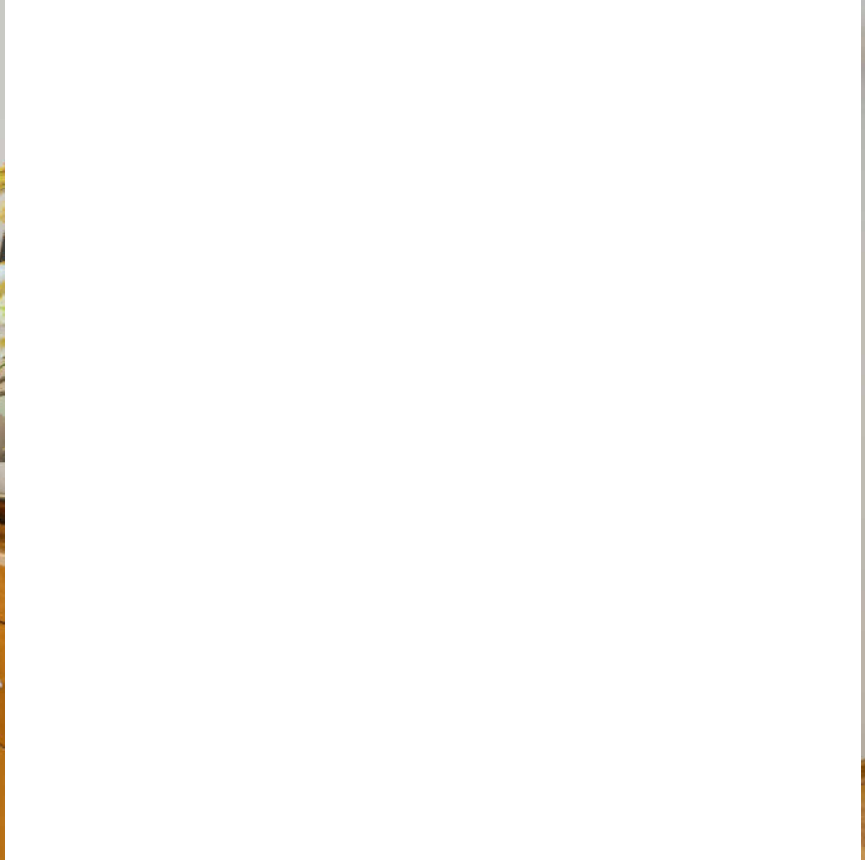
ASSESSMENTS: \$362 / MONTH

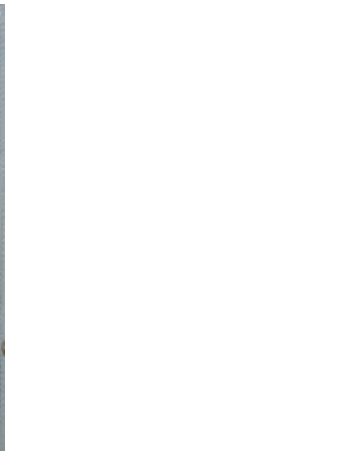
STUNNING 3-BEDROOM/3-BATH TOWNHOME!

Elegant & Family-Friendly 3-Bedroom, 3-Bath Townhome in the South Loop School District Discover the perfect blend of comfort, style, and functionality in this beautifully maintained townhome, ideally located across from Cottontail Park in the heart of the South Loop. With spacious living across three thoughtfully designed levels. Recent upgrades include a luxurious new primary bathroom, updated decks, and a refreshed facade, making it truly move-in ready. Third Floor - Restful Retreats with a Luxurious Upgrade. The top floor features two generously sized bedrooms with ample closet space, warm hardwood floors, and private en-suite bathrooms. The serene primary suite boasts a newly renovated spa-style bathroom, complete with a soaking tub, a separate glass-enclosed shower, a new vanity, and a skylight that fills the space with natural light. The second bedroom features a bathtub with a walk-in closet. Second Floor - Bright, Open Living and Entertaining Spaces. The main living level features a warm and welcoming living room with a fireplace and a west-facing balcony, perfect for cozy evenings or sunlit afternoons. The stylish kitchen features granite countertops, stainless steel appliances, and a breakfast bar that seamlessly flows into the spacious dining area, perfect for family gatherings and entertaining guests. First Floor - Flexible Family Space. The entry-level features a versatile third bedroom, currently used as an office and guest suite, complete with a queen-size Murphy bed. A full bathroom with a glass-enclosed shower, and a recreation area open to a fenced backyard, perfect for children to play or enjoy sunset views as a family. Additional Highlights One-car attached garage plus additional a parking driveway Access to a fitness center in the neighboring mid-rise building Pool access at Dearborn Park I Walkable to parks, top-rated schools, grocery stores (Mariano's, Trader Joe's), museums, dining, the lakefront, and public transportation Nearby schools include South Loop Elementary, British International School, Old St. Mary's, and Daystar Academy With its unbeatable location, family-friendly layout, and elegant updates, this home is ready to welcome you. Come fall in love with your next chapter in this beautiful South Loop Townhome.











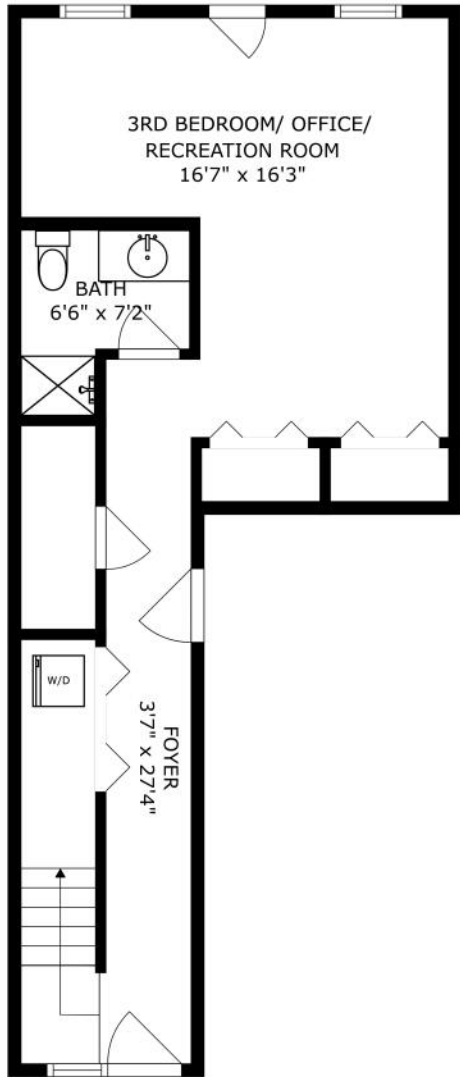
CHARACTERIZED BY TOWERING HIGH RISES AND HISTORIC POCKETS THAT REFLECT THE AREA'S STORIED PAST, THE **SOUTH LOOP** IS A DISTINCTIVE CHICAGO NEIGHBORHOOD.

Chicago's original Gold Coast in the late 19th century, the South Loop was once home to the likes of Marshall Field, George Pullman, and Philip Armour. Today the vibrant neighborhood is known for its access to the lakefront, shops, restaurants, parks, Museum Campus, and The Loop.

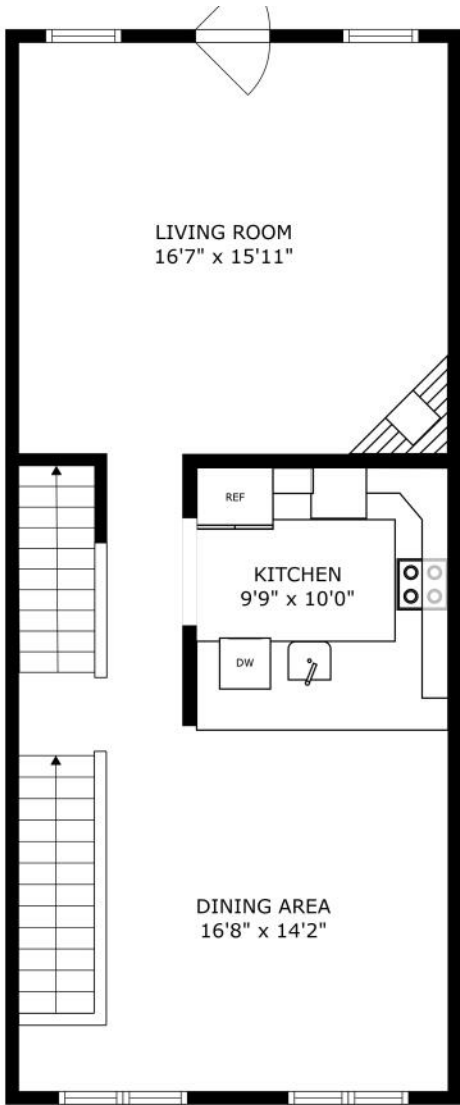
The South Loop is comprised of several historic areas including Printer's Row, which features a number of buildings that have been converted into residential lofts, along with Motor Row District and Prairie Avenue District. Meanwhile, several apartment and condominium buildings are under construction, bringing thousands of new residences to the neighborhood.

The South Loop's housing boom has brought with it an influx of retailers along with eateries and nightlife on South Michigan Avenue. The Roosevelt Collection is a popular destination featuring a movie theater and an assortment of retailers.

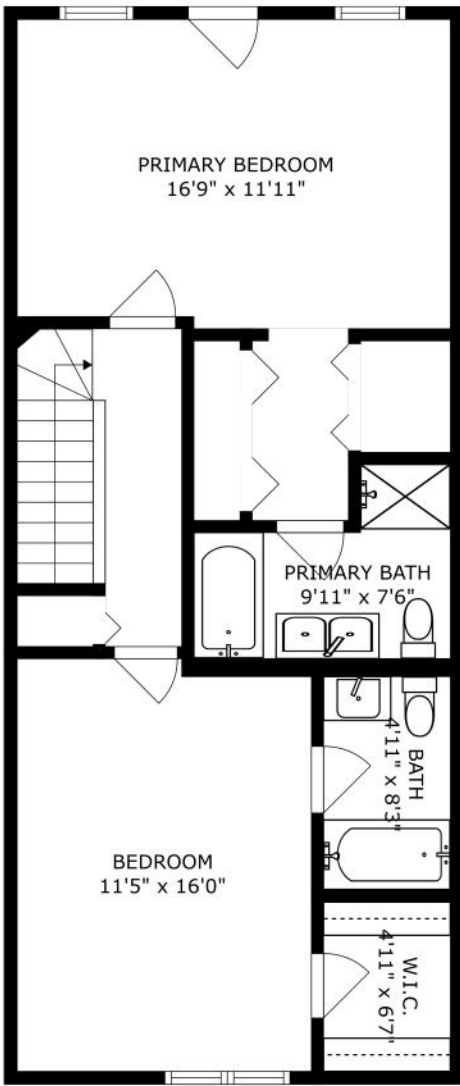
Museum Campus is the cultural hub of the South Loop featuring attractions including the Field Museum, Shedd Aquarium, Adler Planetarium, and Soldier Field. Residents also enjoy being in close proximity to Northerly Island and public transportation including the CTA's Roosevelt station.



FLOOR 1



FLOOR 2



FLOOR 3





URAI CHIYA

(224) 478-8934

UCHIYA@ATPROPERTIES.COM., URAI@URAGROUP.COM

WWW.ATPROPERTIES/AGENTS/4633/URAICHIYA



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INTERNATIONAL REAL ESTATE