



575 S FERN AVENUE
ELMHURST



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INTERNATIONAL REAL ESTATE

LUXURY
PORTFOLIO
INTERNATIONAL



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FEATURES

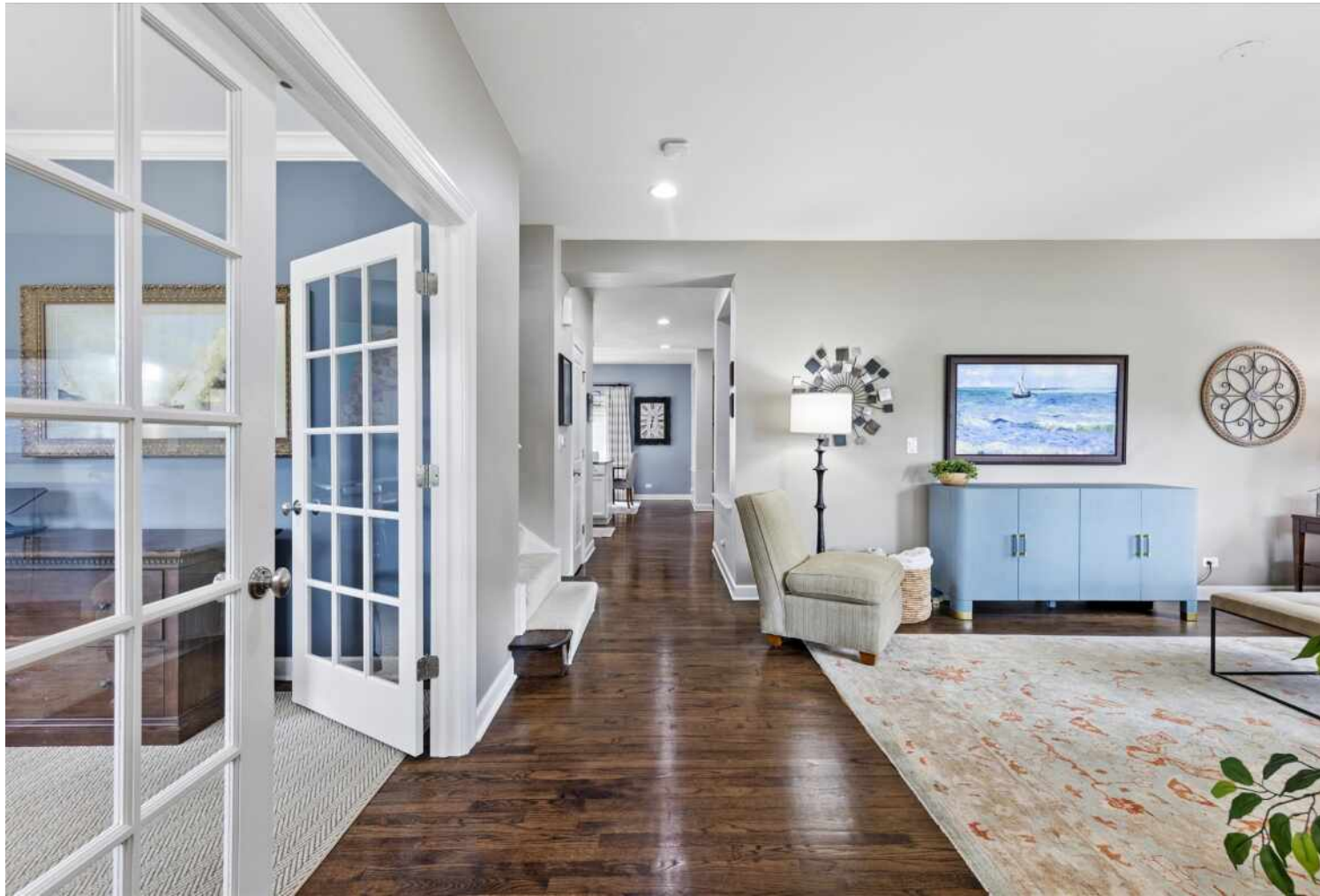
BEAUTIFULLY UPDATED & MOVE-IN READY, THIS IMPRESSIVE 2-STORY HOME OFFERS THE CURB APPEAL AND FEEL OF NEW CONSTRUCTION IN ONE OF ELMHURST'S MOST DESIRABLE LOCATIONS. THE BRIGHT, OPEN FLOOR PLAN FEATURES HARDWOOD FLOORS THROUGHOUT THE FIRST FLOOR & A STUNNING KITCHEN WITH WHITE CABINETRY, GRANITE COUNTERTOPS, NEWER STAINLESS-STEEL APPLIANCES, UPDATED LIGHTING, AN EXPANSIVE CENTER ISLAND, & GENEROUS EATING AREA. THE KITCHEN OPENS SEAMLESSLY TO THE FAMILY ROOM WITH A GAS FIREPLACE, WHILE TWO SETS OF SLIDING GLASS DOORS PROVIDE ACCESS TO THE PROFESSIONALLY LANDSCAPED BACKYARD AND NEWLY INSTALLED PERMEABLE BRICK PAVER PATIO-PERFECT FOR ENTERTAINING AND EVERYDAY LIVING. A LIVING ROOM, PRIVATE OFFICE, HALF BATH AND A MUDROOM WITH CUSTOM BUILT - IN STORAGE COMPLETE THE FIRST FLOOR. UPSTAIRS, THE FULLY RENOVATED PRIMARY SUITE SERVES AS A PRIVATE RETREAT WITH A SPA-INSPIRED LUXURY BATH AND CUSTOM WALK-IN CLOSET. 3 SPACIOUS ADDITIONAL BEDROOMS, THE NEWLY UPDATED HALL BATH & LAUNDRY COMPLETE THE 2ND FLR. THE FINISHED BASEMENT HAS A 1/2 BATH, SECOND LAUNDRY AREA, AND A CLEAN ACCESSIBLE CONCRETE CRAWL SPACE. IDEALLY LOCATED JUST STEPS FROM THE ILLINOIS PRAIRIE PATH, JEFFERSON ELEMENTARY SCHOOL & PARKS. JUST MINUTES TO DOWNTOWN ELMHURST, METRA, SHOPPING, DINING, AND



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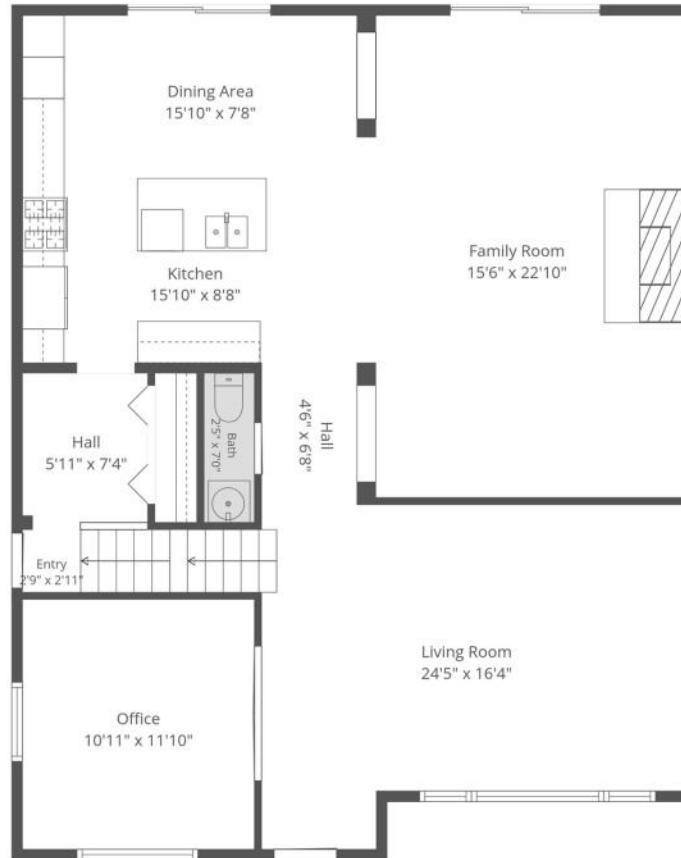












Total: 3190 sq. ft

Basement: 506 sq. Ft, 1st Floor: 1196 sq. Ft, 2nd Floor: 1488 sq. ft
Excluded Areas: Storage: 145 sq. Ft, Utility: 184 sq. Ft, Walls: 218 sq. ft

Measurements Are Highly Reliable But For Marketing Only. Produced By The Collective.

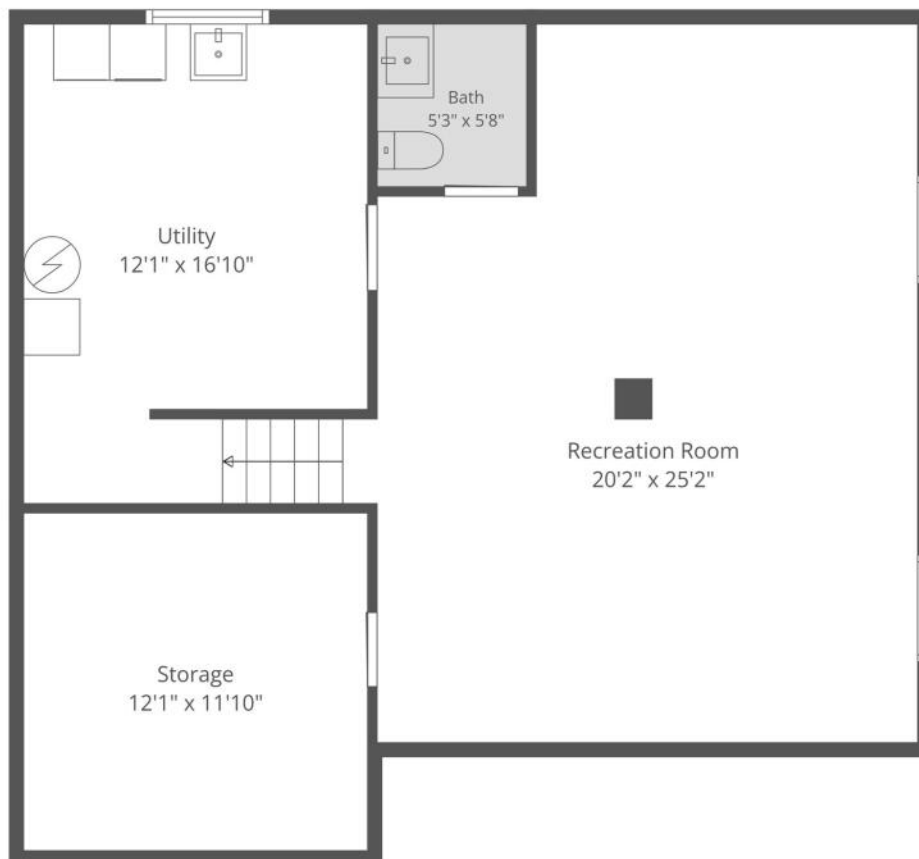


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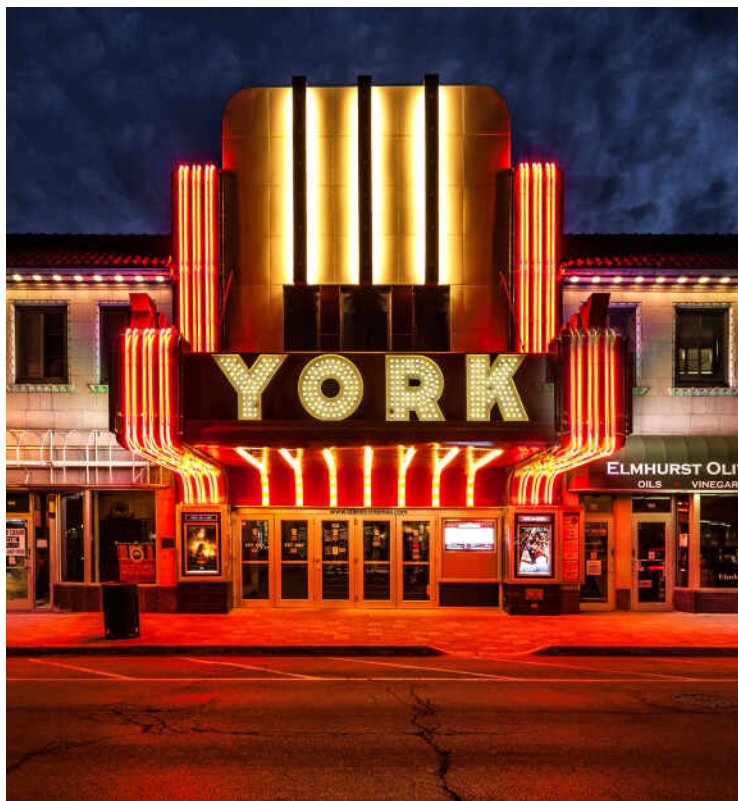
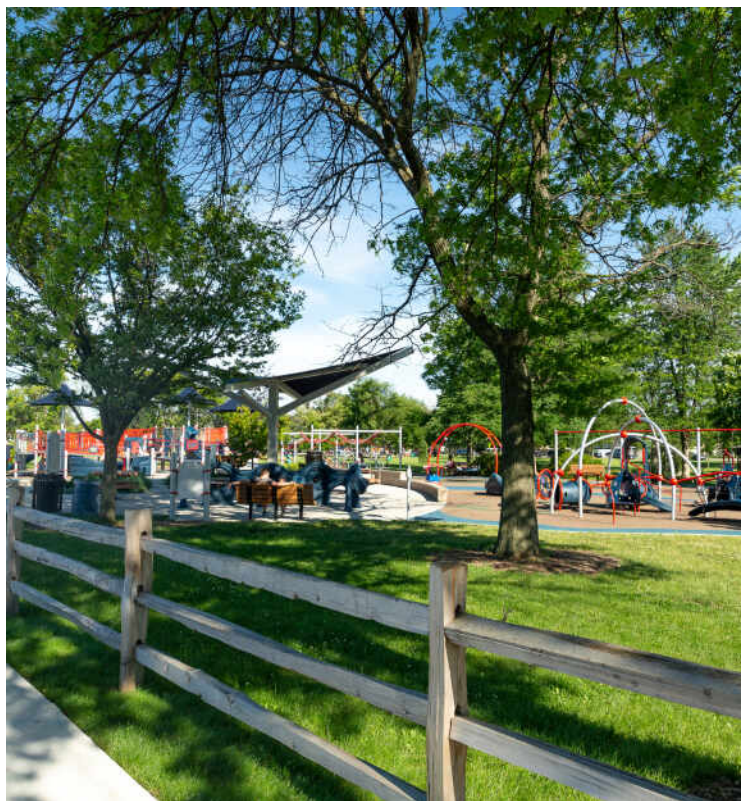
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WITH A WEALTH OF SHOPS, RESTAURANTS, AND ARTS AND CULTURE, **ELMHURST** IS HOME TO MORE THAN 40,000 RESIDENTS WHO ENJOY EVERYTHING THIS VIBRANT COMMUNITY HAS TO OFFER.

Locals love the esteemed museums, schools, and arts and culture that make Elmhurst a desirable place to call home. Downtown Elmhurst also beckons residents with an assortment of shopping and fine dining, a movie theater, and engaging community events.

Elmhurst’s award-winning park district maintains nearly 30 parks as well as trails, playgrounds, and athletic facilities. At the center of town is Wilder Park, where locals will also find the community’s public library, Wilder Mansion, the Wilder Park Conservatory, and the Elmhurst Art Museum. The museum has been named the “Best Suburban Art Museum in Chicago” by *Chicago* magazine and is adjacent to the McCormick House, a rare single-family home designed by Mies van der Rohe.

Elmhurst is also home to the Elmhurst History Museum, Elmhurst Symphony Orchestra, GreenMan Theatre Troupe, Elmhurst Choral Union, and Elmhurst Children’s Theatre.

In addition to its many cultural offerings, the city is known for its bustling shopping and dining scene. Elmhurst’s City Centre boasts a movie theater, an assortment of eateries and boutiques, and community events such as the annual Rock the Block Party. The Elmhurst Express Trolley connects downtown Elmhurst with the community’s other shopping areas, including the Spring Road and York & Vallette business districts. The Trolley is free and runs during the summer and holiday season.

Residents come together for dozens of community events that are held throughout the year. The Memorial Day Parade has taken place every year since its start in 1918 and the annual St. Patrick’s Day Parade is the third largest in the Chicagoland area.

With its proximity to O’Hare International Airport, the Tri-State Tollway, and the Eisenhower Expressway, Elmhurst offers convenient transportation options. A Metra train station is also located in town, providing easy access to downtown Chicago.





