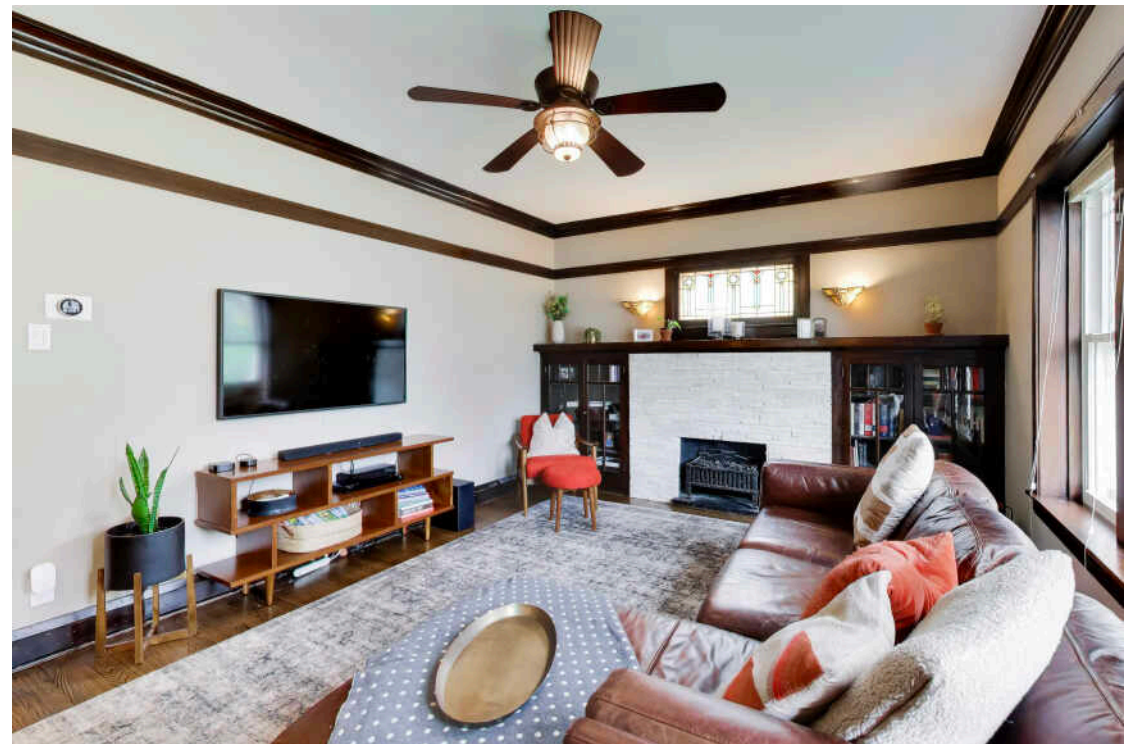


6101 W PATTERSON AVENUE  
DUNNING





#### ROOM DIMENSIONS

- LIVING ROOM : 17' x 12'
- DINING ROOM : 11' x 15'
  - KITCHEN : 14' x 11'
- BEDROOM 1 : 11' x 12'
- BEDROOM 2 : 8' x 13'
- MUDROOM : 17' x 7'
- BEDROOM 3 : 12' x 12'
- BEDROOM 4 : 10' x 12'
- SITTING ROOM : 10' x 18'
- REC ROOM : 22' x 22'
- BEDROOM 5 : 16' x 9'
- LAUNDRY ROOM : 10' x 12'

5 BEDROOM

2 BATH

TAXES: 5,566.51

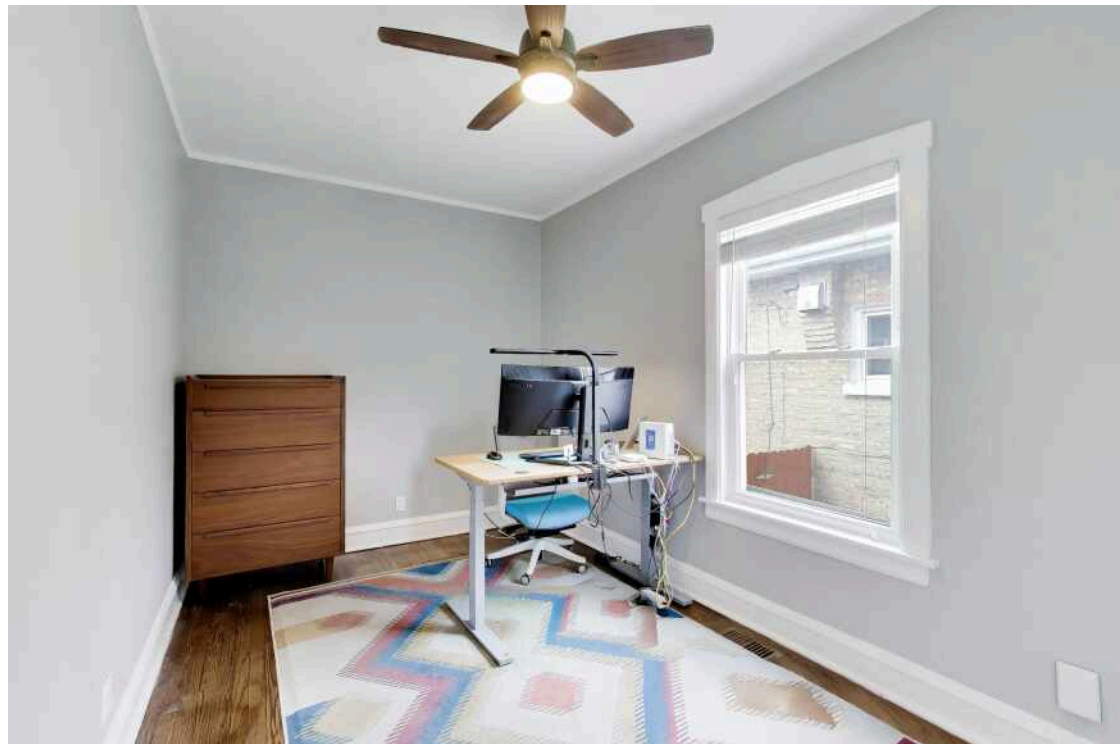
## VINTAGE SOUL MEETS MODERN DESIGN

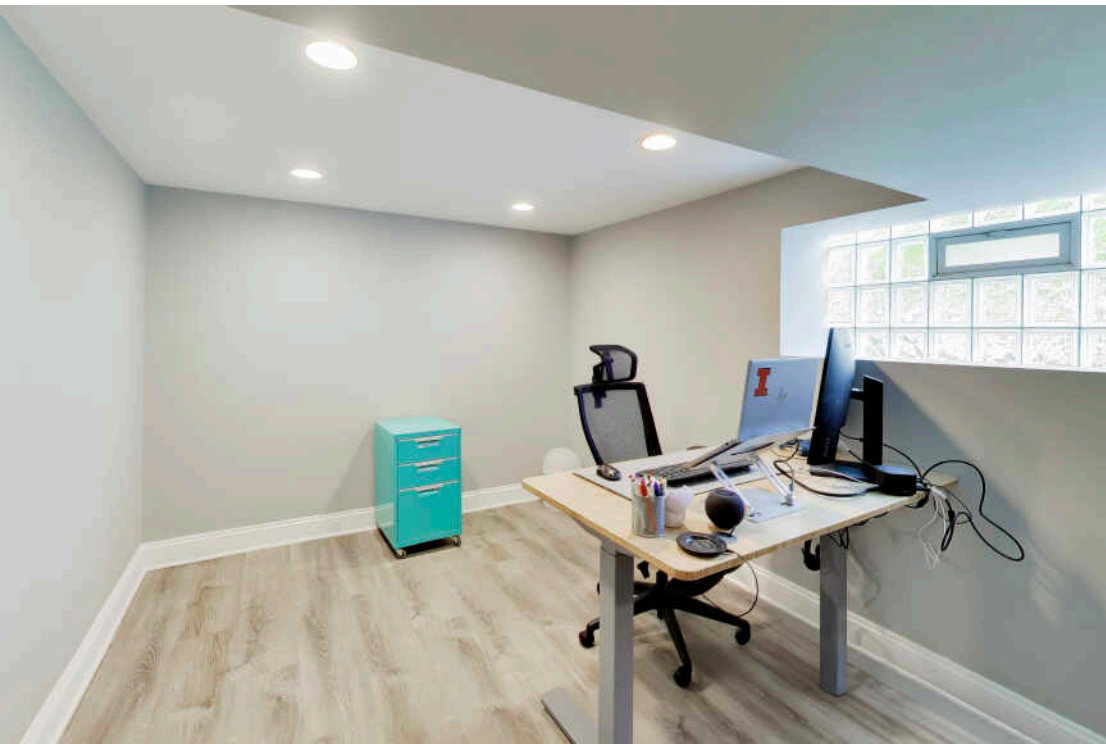
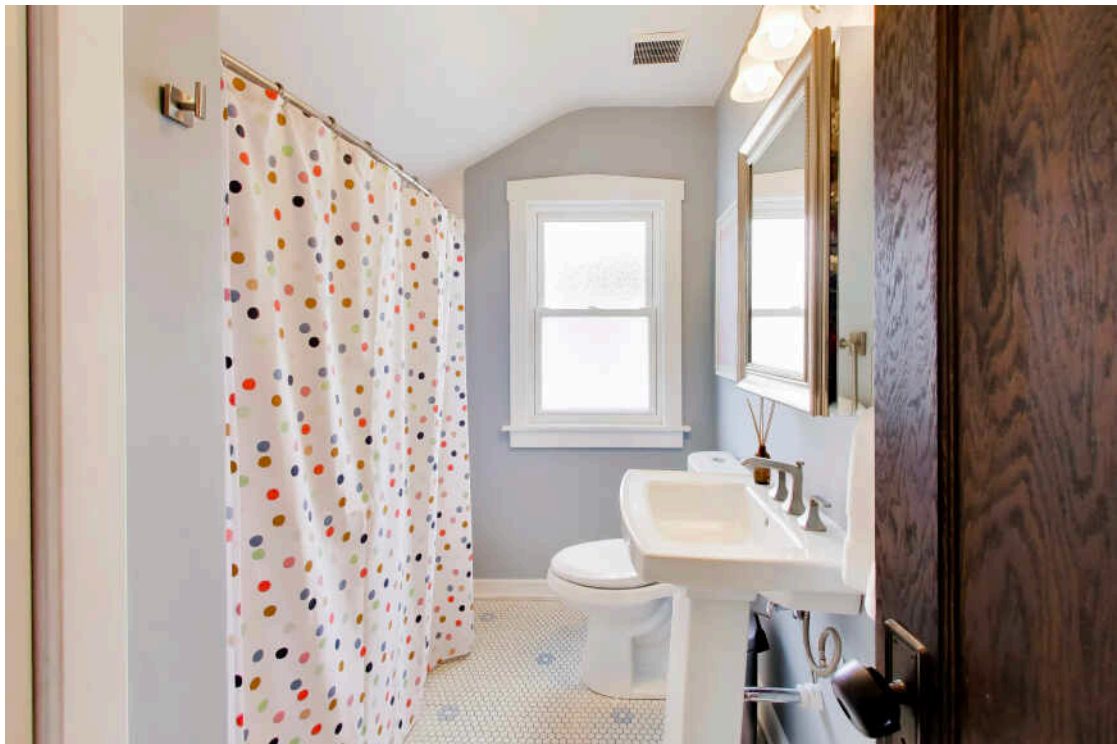
Own a piece of Chicago history without the "historic" headaches. Nestled within the prestigious Bungalow Historic District, this meticulously restored 5-bedroom, 2-bath brick beauty is a masterclass in blending timeless character with high-end, modern living. Architectural Charm & Modern Flair.

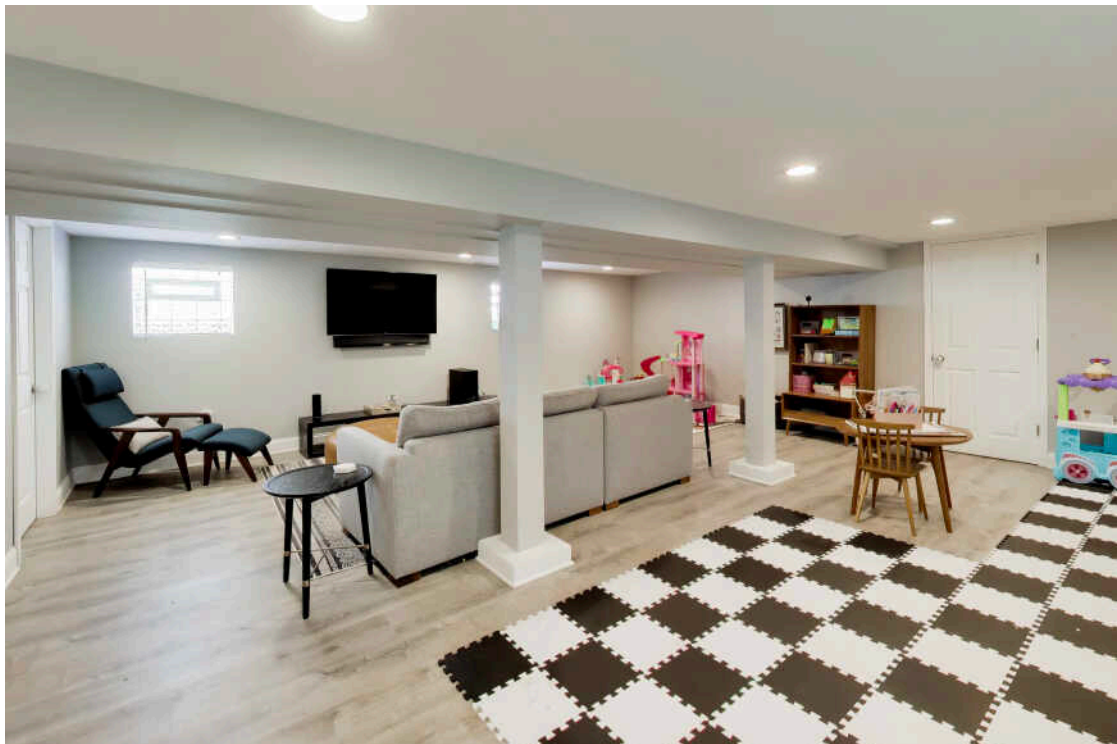
Step inside to find a sanctuary of craftsmanship. From the stained glass windows and original wainscoting to the gleaming hardwood floors and decorative fireplace with a custom stone surround, the "missing" details of modern construction are alive and well here. Recessed lighting throughout ensures the home is as bright as it is cozy. Chef-Inspired Entertaining-The formal dining room, framed by elegant French doors, sets the stage for unforgettable gatherings. It flows seamlessly into a crisp, designer kitchen featuring Pearl-toned cabinetry & sleek quartz countertops, Pro-series stainless steel appliances, Adjustable ambiance lighting to set the perfect mood. The Bonus Space: A fully finished basement doubles your living area—perfect for a media room, home gym, or guest suite. Mechanical Peace of Mind: Modernized for maximum efficiency with dual GFA furnaces and dual central AC units for zoned climate control. The Big Tickets: Enjoy a newer roof, premium windows, and updated siding—all the heavy lifting is done.

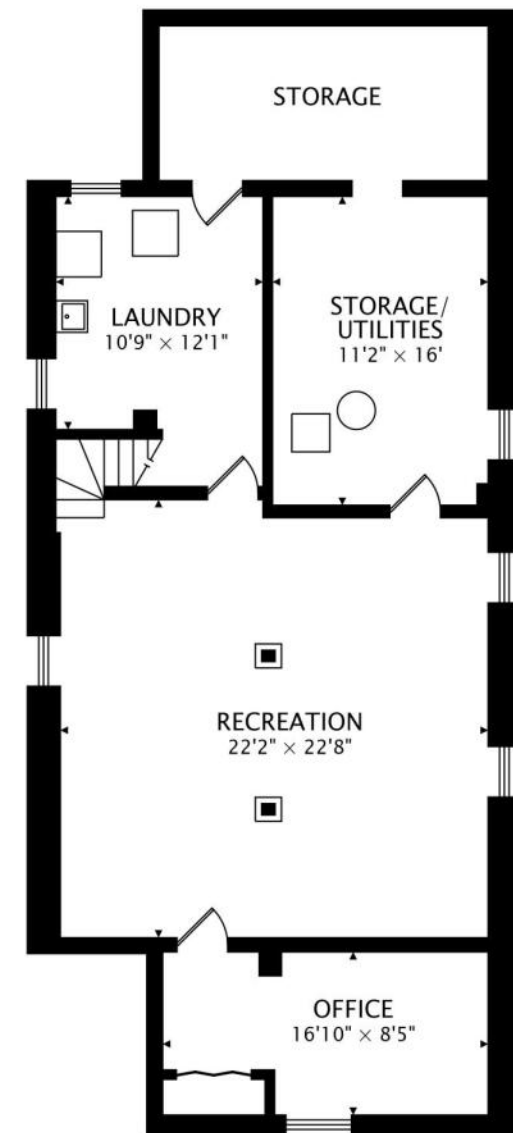
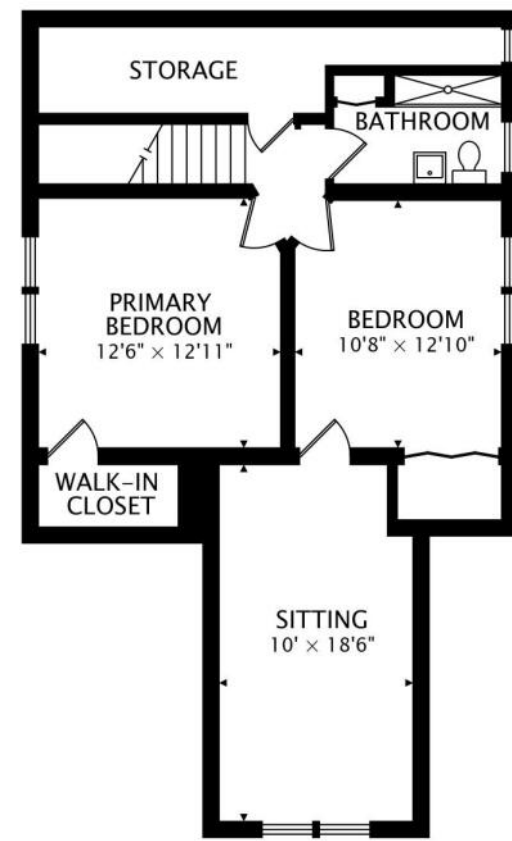
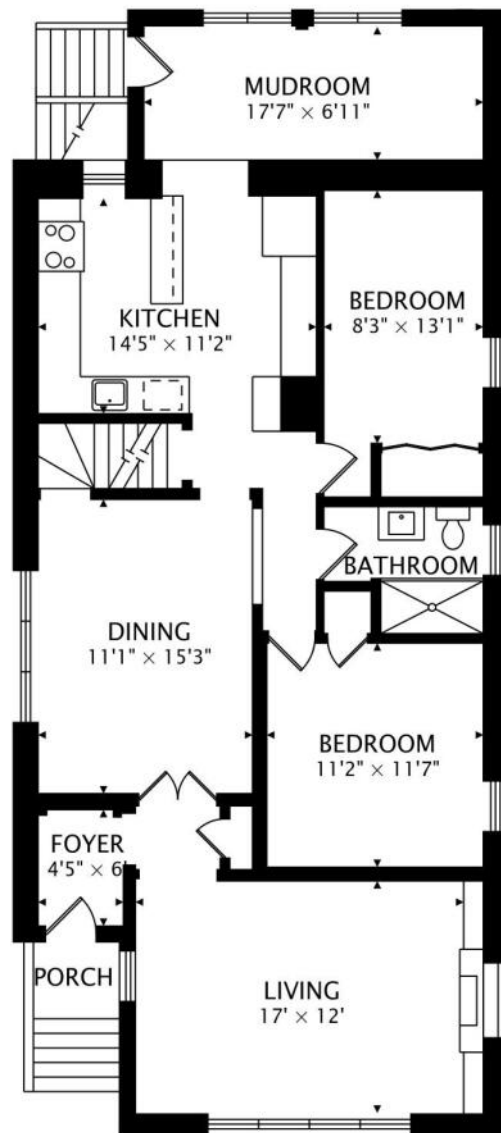
Outdoor Oasis-The curb appeal is undeniable. Outside, the professionally landscaped yard comes alive at night with custom lighting, complemented by a solid brick 2-car garage. Situated on a picturesque, quiet block, you're just moments away from the best of Dunning

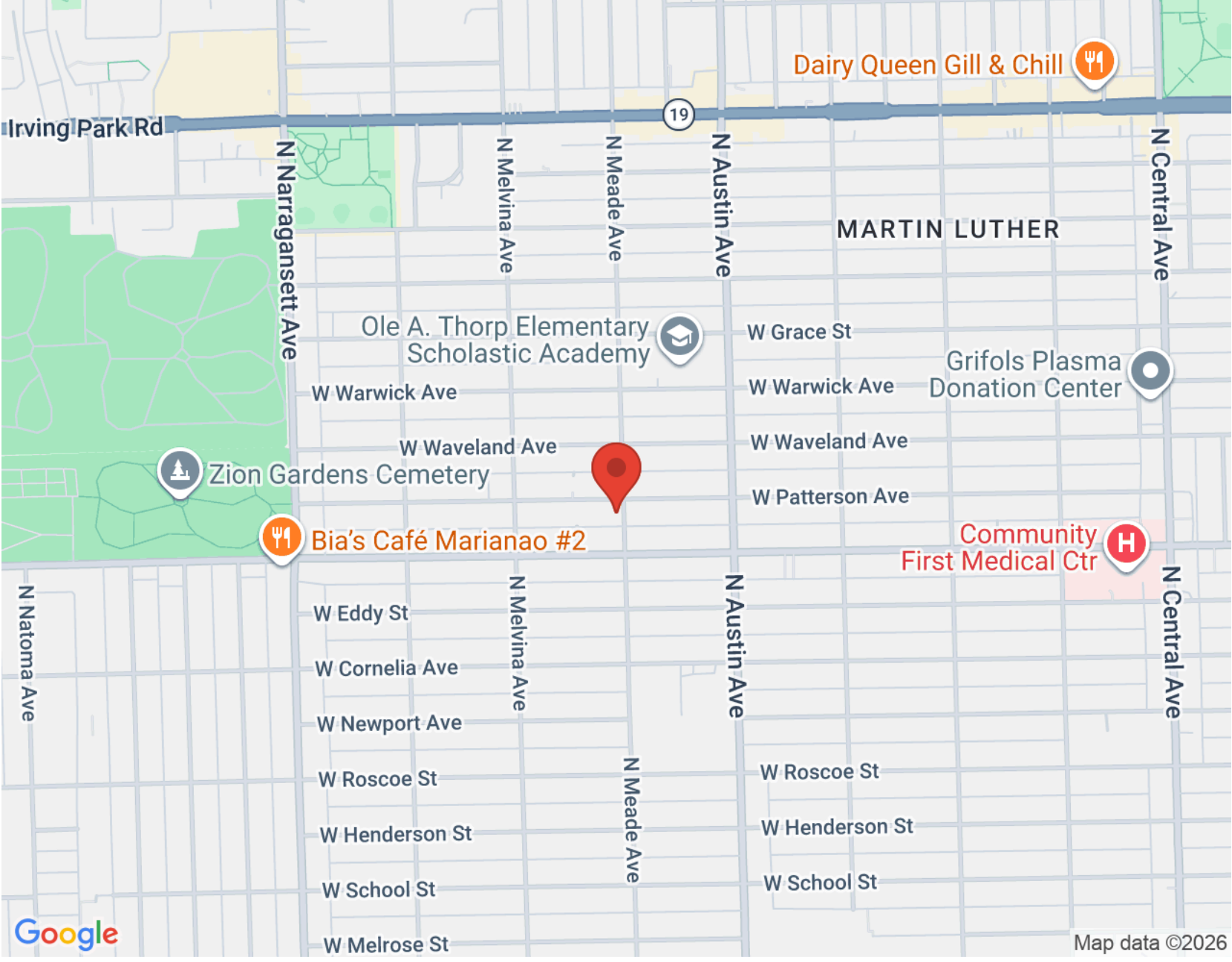












NOTES \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_



## ERIN MCSHEA

548 W WEBSTER  
CHICAGO, IL 60614  
(312) 404-9627  
EMCSHEA@ATPROPERTIES.COM



## ANTHONY MARCUCCI

548 W WEBSTER  
CHICAGO, IL 60614  
(630) 484-4787  
ANTHONYMARCUCCI@ATPROPERTIES.COM

