

710 E CLARENDON AVENUE

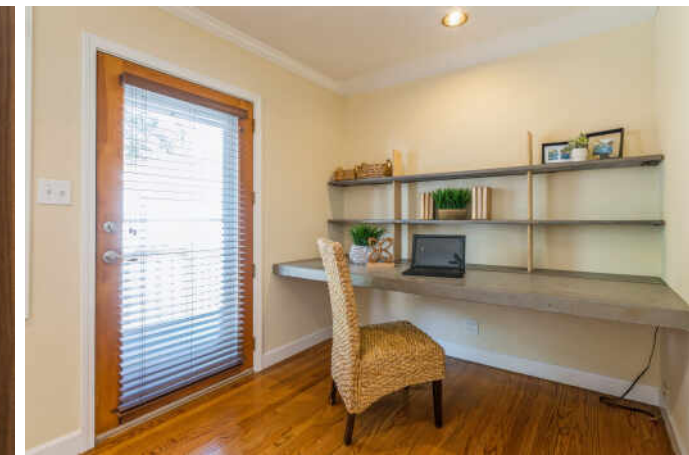
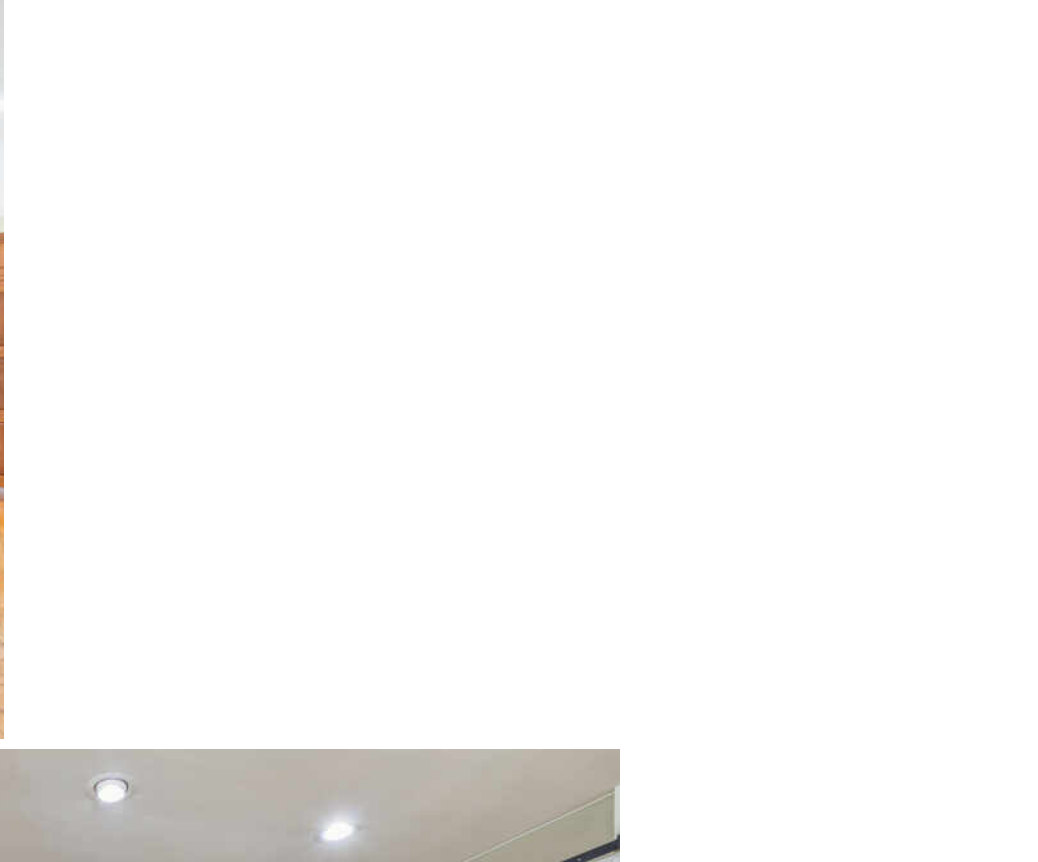
ARLINGTON HEIGHTS

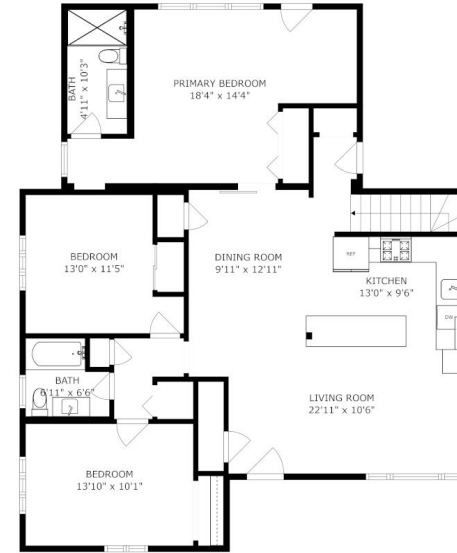
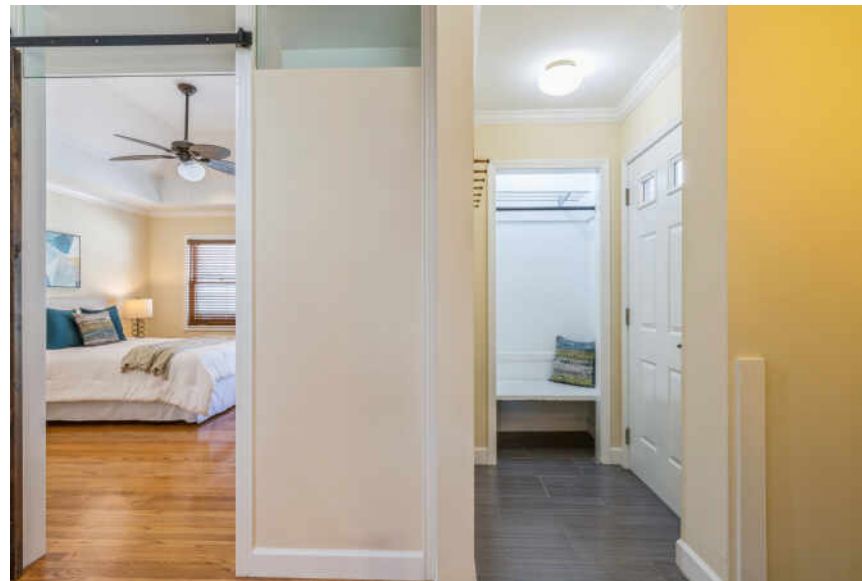




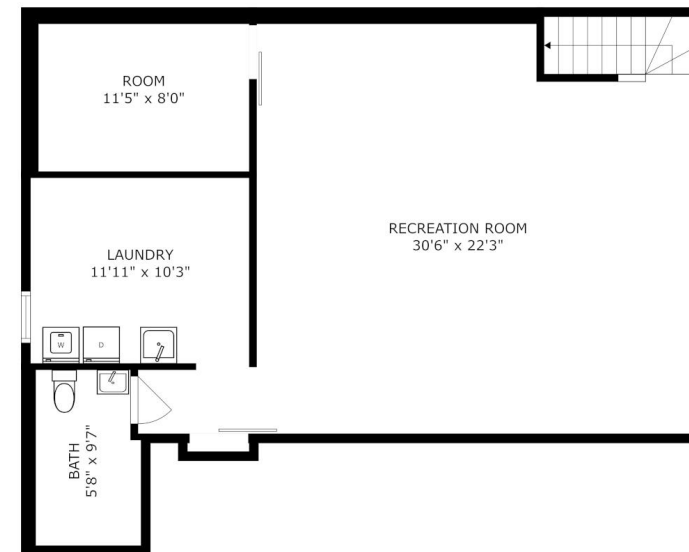
Charming 3-Bedroom 2.5-Bath Home in a Prime Arlington Heights Location! Functional floor plan features: renovated open kitchen, boasting modern cabinetry, quartz counter-tops, stainless-steel appliances, flows into living, and dining area. Large primary bedroom with a tray ceiling, desk area, and updated primary bath. Two additional bedrooms share a newly updated bathroom completed within the past year. Partially finished basement with laundry room, half bath, and 4th bedroom is a great additional space to this home. The basement can easily be completed with new carpet or LVP flooring. Additional features include a two-car garage, a new concrete driveway, new brick pavers on the walkway & back patio, new hot water heater, and new fridge. Plumbing was updated when the sellers moved in. Located in a great neighborhood with excellent schools, Olive, Thomas, & Hersey HS. Close proximity to lively downtown Arlington Heights with shops, restaurants, Metra, concerts, farmers market, and Arlington Alfresco.

3 BEDROOM
2.1 BATH
TAXES: \$7,271





SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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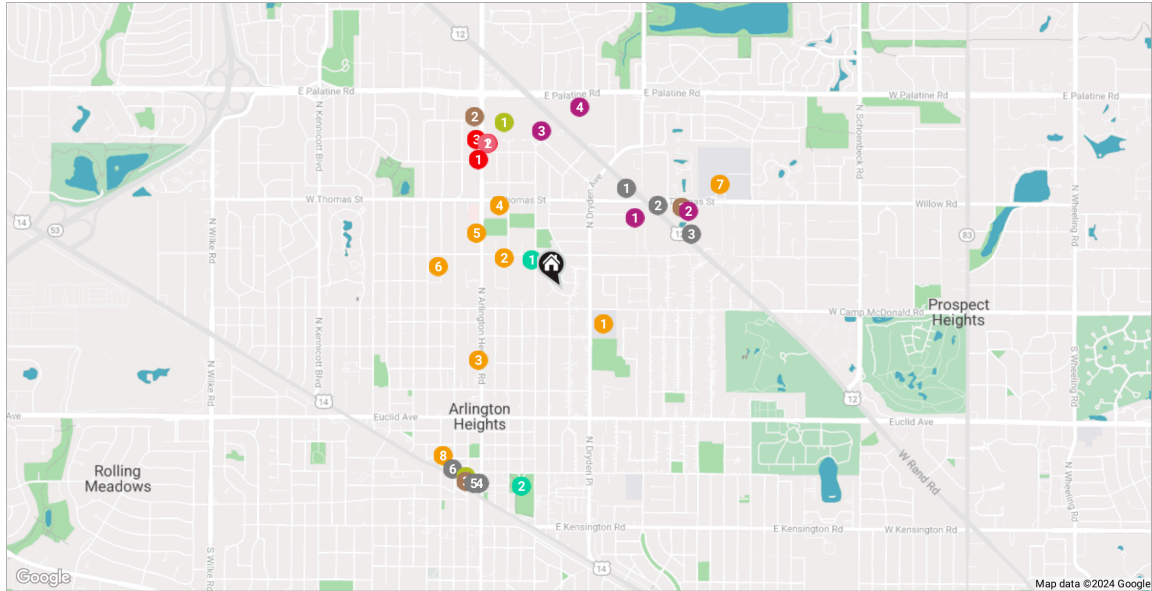
WITH ALL THE AMENITIES YOU WOULD EXPECT TO FIND IN LARGER URBAN SETTINGS, **ARLINGTON HEIGHTS** GIVES MOST CITIES A RUN FOR THEIR MONEY

Located 25 miles northwest of Chicago, the community has a vibrant downtown area, theaters, restaurants, shopping, parks, recreation, and two commuter train stations. It's no wonder Arlington Heights tops the list of the highest-populated villages in the country.

Arlington Heights is home to more than 200 restaurants, many situated in its downtown area and offering something for every taste.

The village hosts outdoor festivals, parades, and its ever-popular Frontier Days. Residents have plenty of bike paths, picnic areas, golf courses, lakefront paths, and more to enjoy.

Commuting downtown is a convenient 30-minute trip with two Metra stations offering direct access to Chicago's Ogilvie Station. The village also has direct access to I-90 as well as Route 53, which links to several interstates.



RESTAURANTS

- 1 Lola's Pizza & Tiki Bar
1612 EAST RAND ROAD, 0.6 MI
- 2 Bar Salotto
1421 NORTH RAND ROAD, 0.6 MI
- 3 Naomi Sushi
1309 EAST RAND ROAD, 0.7 MI
- 4 Gumrai Thai
170 NORTH ARLINGTON HEIGHTS ROAD, 1.0 MI
- 5 Egg Harbor Cafe
140 EAST WING STREET, 1.0 MI
- 6 Javier's Sabor Mexicano & Agave Bar
8 WEST MINER STREET, 1.0 MI

COFFEE

- 1 Starbucks
1700 EAST RAND ROAD, 0.7 MI
- 2 Gerry's Cafe
1802 NORTH ARLINGTON HEIGHTS ROAD, 0.9 MI

- 5 Around Cafe
28 EAST NORTHWEST HIGHWAY, 1.0 MI

SHOPPING

- 1 ALDI
1432 EAST RAND ROAD, 0.5 MI
- 2 Target
1700 EAST RAND ROAD, 0.7 MI
- 3 Best Buy
615 EAST PALATINE ROAD, 0.7 MI
- 4 Floor & Decor
600 EAST RAND ROAD, 0.8 MI

GYM

- 1 LA Fitness
345 EAST PALATINE ROAD, 0.8 MI
- 2 Sree Sakthi Yoga
112 NORTH EVERGREEN AVENUE, 1.0 MI

MEDICAL

- 1 Arlington Heights Internal Medi
1606 NORTH ARLINGTON HEIGHTS ROAD, 0.7 MI
- 2 arlington north medical and professioanal center
1635 NORTH ARLINGTON HEIGHTS ROAD, 0.8 MI
- 3 MD Longevity Lab
1640 NORTH ARLINGTON HEIGHTS ROAD STE 205, 0.8 MI

SCHOOLS

- 1 St Viator High School
1213 EAST OAKTON STREET, 0.2 MI
- 2 Olive-Mary Stitt Elementary School
303 EAST OLIVE STREET, 0.3 MI
- 3 St. James School
820 NORTH ARLINGTON HEIGHTS ROAD, 0.5 MI
- 4 Thomas Middle School
1430 NORTH BELMONT AVENUE, 0.5 MI

- 5 The Goddard School of Arlington Heights
1316 NORTH ARLINGTON HEIGHTS ROAD, 0.5 MI

- 6 St. Peter Lutheran Church & School
111 WEST OLIVE STREET, 0.6 MI

- 7 John Hersey High School
NORTHWEST SUBURBS, 0.9 MI

- 8 Parents Day Out
302 NORTH DUNTON AVENUE, 0.9 MI

ENTERTAINMENT

- 1 Essential Skin & Beauty
1635 NORTH ARLINGTON HEIGHTS ROAD SUITE 105, 0.8 MI

PARKS

- 1 Greens Park
601 EAST OLIVE STREET, 0.2 MI
- 2 Recreation Park Pool
501 EAST MINER STREET, 0.9 MI

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.

