

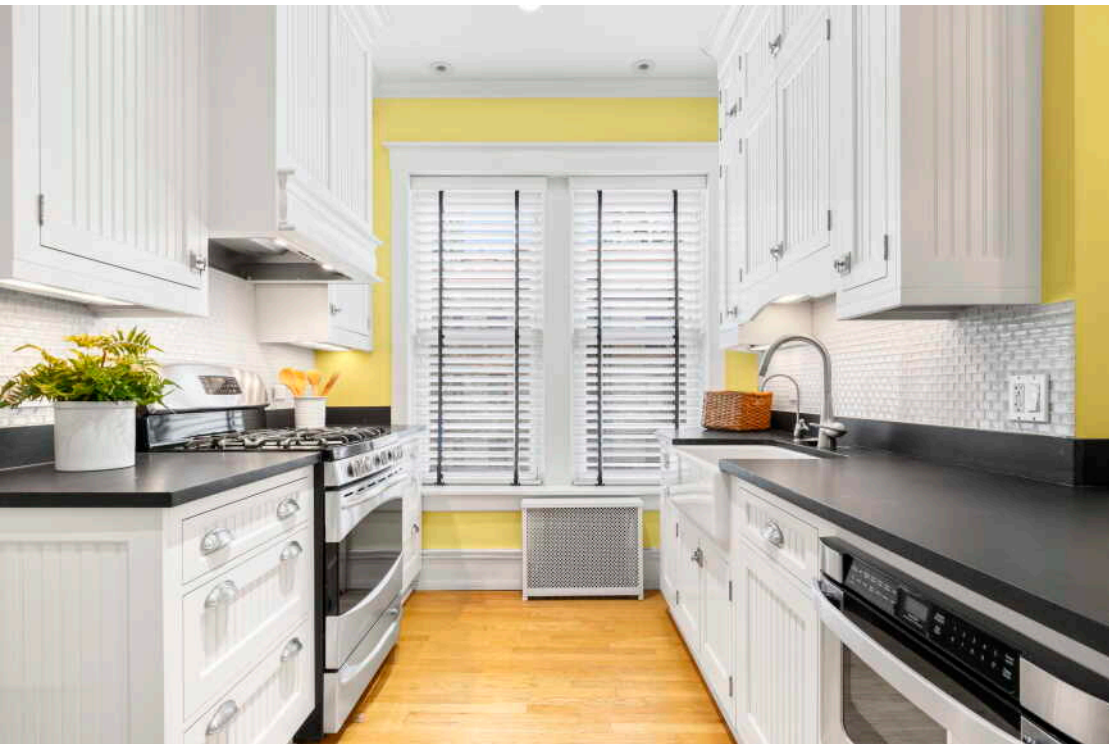
719 W BITTERSWEET PLACE #L-6
BUENA PARK

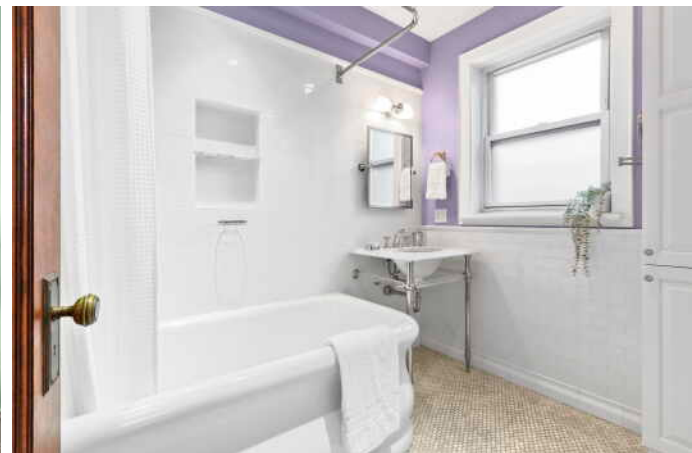




THE IDEAL ONE-BEDROOM-PLUS-DEN

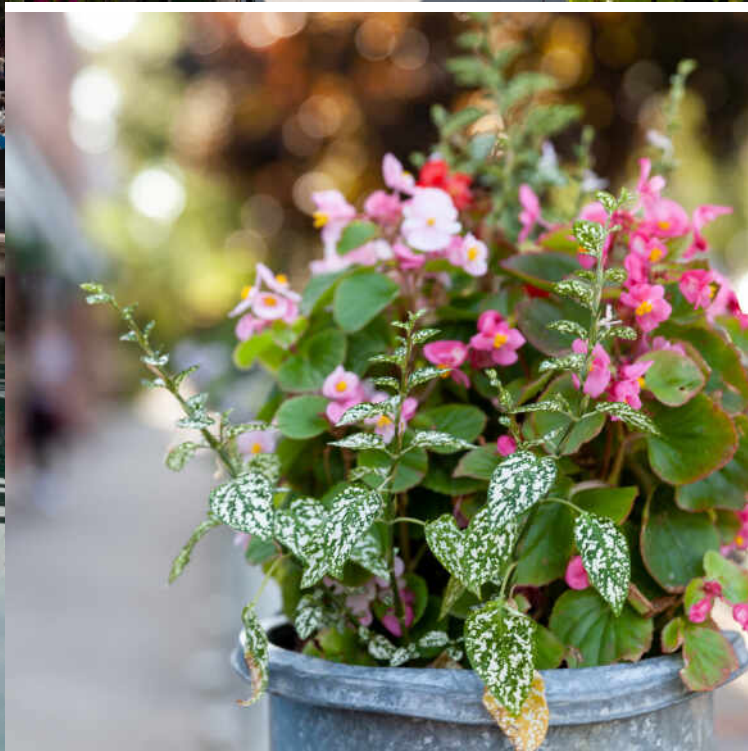
Top floor gorgeous vintage condo that has been thoughtfully renovated with SpacePak a/c, in-unit laundry, so much storage and so many closets you won't believe it. Hardwood flooring throughout. Originally a 2-bedroom, the floor plan has been revamped to create more open and functional spaces. The room sizes are generous, including a den that also doubles as a guest room. 1 1/2 baths -- both have been totally renovated with Ann Sacks tile and high-end fixtures. The full bath has an inviting deep-soaking tub and radiant underfloor heating. The dining room features a built-in bench, complete with a cheerful custom seat cushion and more storage underneath. The kitchen has ample cabinetry, tons of lighting, a functional exhaust hood, Miele dishwasher, drawer microwave and separate filtered water faucet; perfect for cooking and entertaining. Tucked under the large granite countertop is a full-size Miele washer/dryer. The attention to detail in this home is noticeable in all of the built-in cabinetry -- in the dining room, the den and the bathroom. It's noticed in the window treatments throughout, and there's even a custom window seat in the den for reading. No opportunity was overlooked -- the primary bedroom closet will satisfy even the biggest clothes horse. And one closet is totally devoted to routers and stereo equipment, including controls for speakers in every room. Conveniently located, just one block in from the lakefront path. Runners, bikers, golfers, walkers, tennis players -- a perfect location for you all. A three-minute walk gets you to the corner to catch the express buses downtown or walk ten minutes to the Sheridan Red Line CTA station. Heat, cable/internet and cooking gas are included in the monthly assessment. Electric is the only utility you need to supply. Onsite garage parking is available for \$222/mo. This building is part of the historic Pattington complex, elegant and impeccably maintained. A large yard, grilling area and playground are on the premises. An additional generous storage locker, located in the basement, is included.





TOTAL: 1130 sq. ft
1st floor: 1130 sq. ft
EXCLUDED AREAS: WALLS: 81 sq. ft

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



CHICAGOANS WILL FIND MORE THAN A FEW OF THEIR FAVORITE THINGS IN **LAKEVIEW**, ONE OF THE LARGEST NEIGHBORHOODS ON THE CITY’S NORTH SIDE.

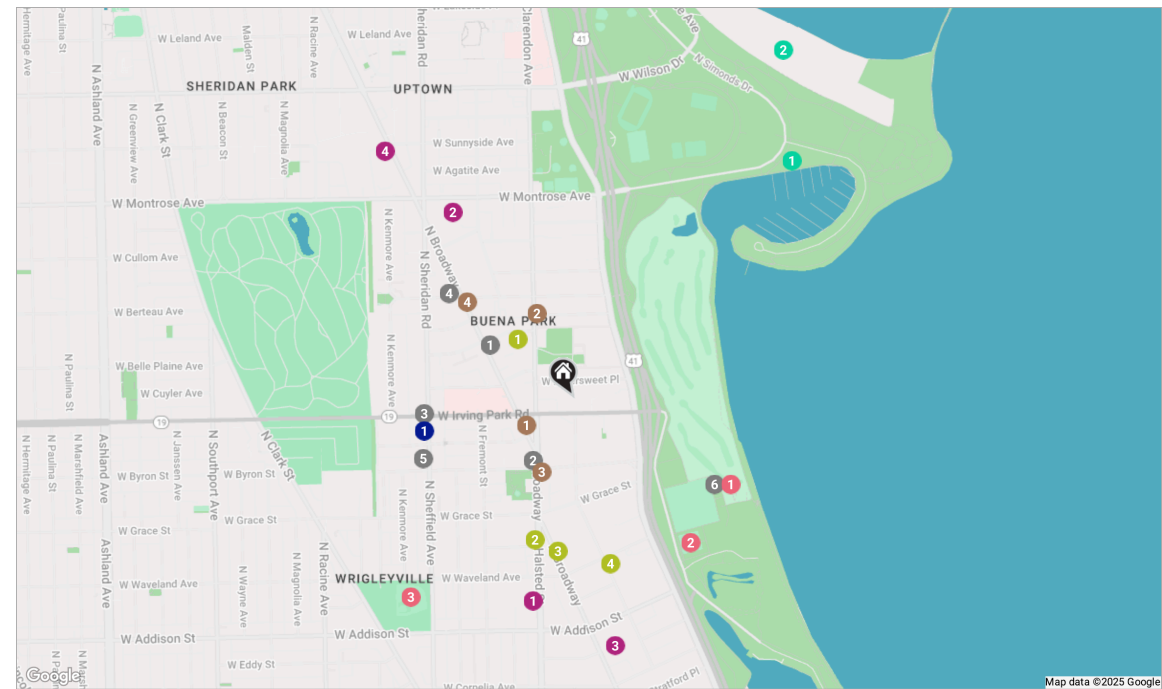
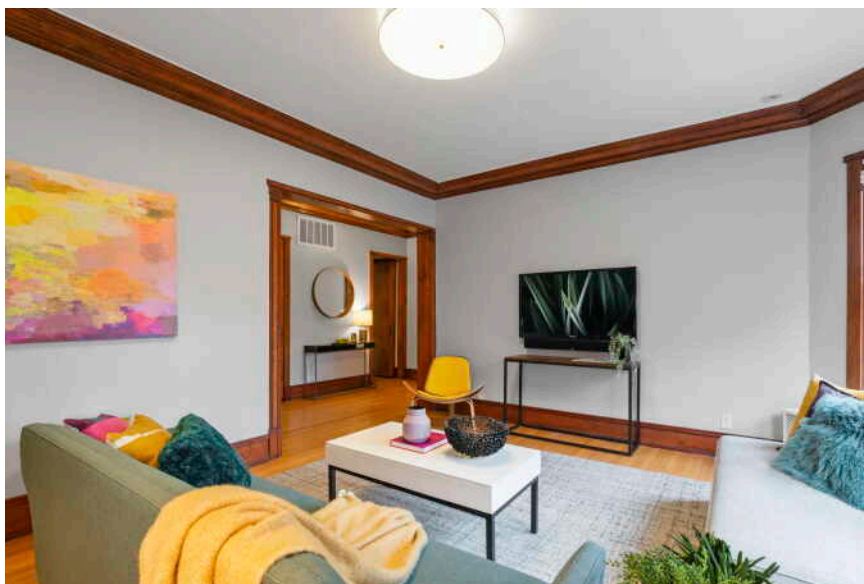
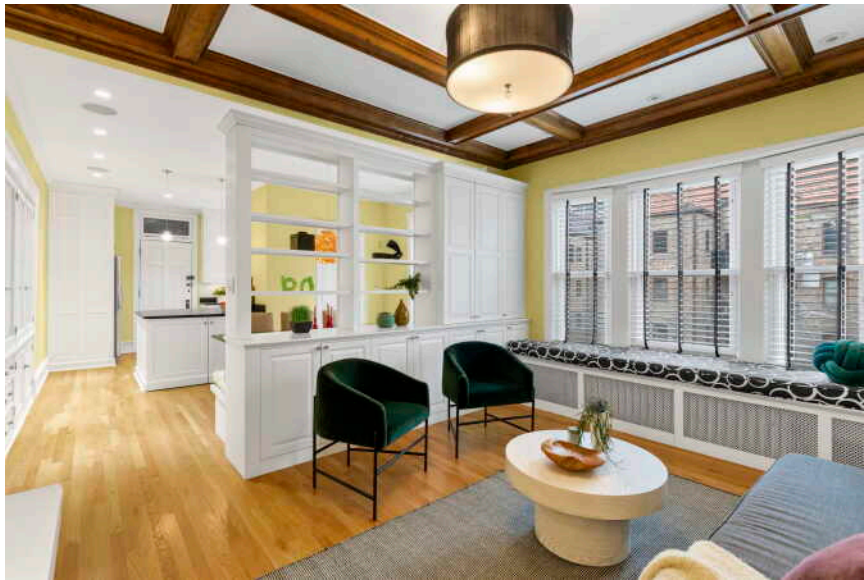
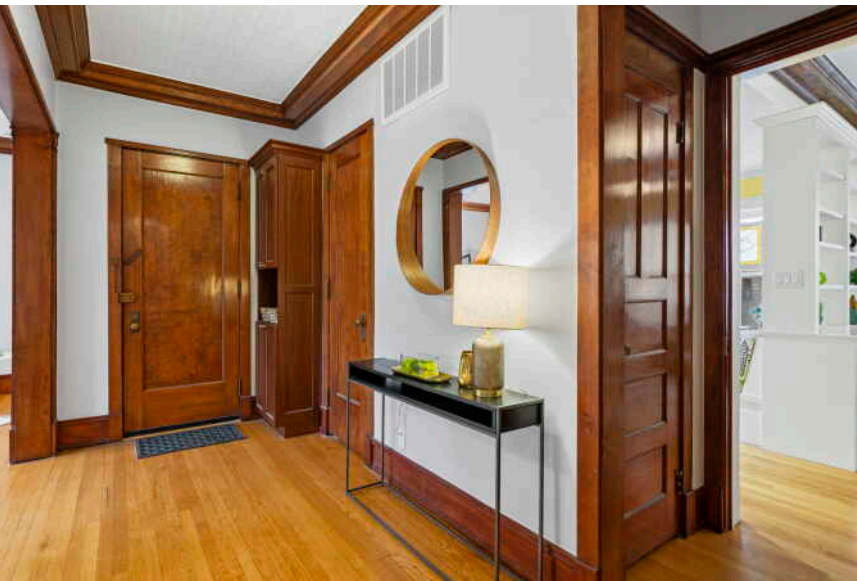
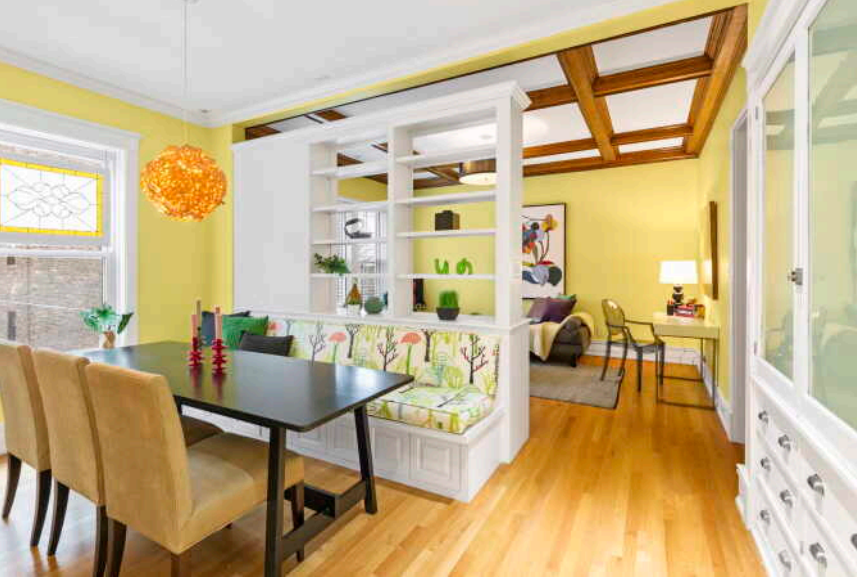
For starters, there’s Lakeview’s proximity to the beach and public transit, quiet residential streets, thriving restaurant and bar scene, and Wrigley Field.

Then there’s the neighborhood’s historic theaters and notable architecture. The Music Box Theater has been operating since it opened in 1929, originally showing silent films accompanied by a live organ player. It now plays independent and foreign films.

Did we mention the outdoor festivals, farmers markets, nightlife, and cultural attractions? Lakeview is home to the Belmont Theater District with over 30 theaters and live performance venues near the Belmont “L” station. Residents also have a front-row seat to the Chicago Marathon, Chicago Pride Parade, and Bike the Drive.

And we can’t forget shopping – shops on the Southport Corridor, independent businesses on Lincoln Avenue, and unique boutiques sprinkled throughout the neighborhood.

Lakeview includes a variety of housing styles and prices. Homes run the gamut from vintage walk-ups, condominiums, new construction three-flats, loft buildings, converted courtyard buildings, and high-rises. There are also a variety of single-family homes from stately mansions near Lincoln Park to contemporary new construction throughout the neighborhood.



RESTAURANTS

- 1 Michael's Original Pizzeria & Tavern
4091 NORTH BROADWAY, 0.2 MI
- 2 El Mariachi Tequila Bar & Grill
3906 NORTH BROADWAY, 0.2 MI
- 3 Holiday Club
4000 NORTH SHERIDAN ROAD, 0.3 MI
- 4 The Bar on Buena
910 WEST BUENA AVENUE, 0.4 MI
- 5 PR Italian Bistro
3908 NORTH SHERIDAN ROAD, 0.4 MI
- 6 The Clocktower Cafe
3701 N RECREATION DR, 0.4 MI

COFFEE

- 1 Dunkin'
3949 NORTH BROADWAY, 0.1 MI
- 2 Dollop Coffee Co.
4181 NORTH CLARENDON AVENUE, 0.2 MI
- 3 Starbucks
3845 NORTH BROADWAY, 0.2 MI
- 4 Klein's Bakery & Cafe (Buena Park)
4155 NORTH BROADWAY, 0.3 MI

SHOPPING

- 1 Whole Foods Market
3640 NORTH HALSTED STREET, 0.5 MI
- 2 Jewel-Osco
4355 NORTH SHERIDAN ROAD, 0.5 MI
- 3 Jewel-Osco
3531 NORTH BROADWAY, 0.6 MI

GYM

- 1 Barre class
815 WEST BELLE PLAINE AVENUE, 0.2 MI
- 2 Orangetheory Fitness
3738 NORTH HALSTED STREET #2, 0.3 MI
- 3 Quads Gym
3727 NORTH BROADWAY, 0.4 MI
- 4 FFC East Lakeview
3657 NORTH PINE GROVE AVENUE, 0.4 MI

ENTERTAINMENT

- 1 Sydney R. Marovitz Golf Course
3701 N RECREATION DR, 0.4 MI

TRANSIT

- 1 Sheridan
CTA - RED LINE, 0.4 MI

PARKS

- 1 Montrose Harbor
601 W MONTROSE AVE, 0.7 MI
- 2 Montrose Beach
4400 N LAKE SHORE DR, 0.9 MI

Other

- 4 Target
4466 N BROADWAY, 0.7 MI
- 2 Lincoln Park Waveland Tennis Courts
3650 N RECREATION DR, 0.4 MI
- 3 Wrigley Field
1060 W ADDISON ST, 0.6 MI



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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.

