809 E BALDWIN ROAD

PALATINE













ROOM DIMENSIONS

LIVING ROOM: 17' × 13'

DINING ROOM: 12' × 10'

KITCHEN: 14' × 11'

PRIMARY BEDROOM: 14' × 11'

SECOND BEDROOM: 11' × 10'

THIRD BEDROOM: 10' × 10'

FOURTH BEDROOM: 15' × 11'

This Winston Park home provides the location and walkability one desires. As you step inside, you're welcomed by a spacious living room adorned with floor-toceiling windows that bathe the space in natural light, creating a warm and inviting atmosphere. Flow seamlessly into the separate dining room, designed for more formal gatherings and entertaining friends and family. The well-equipped kitchen features ample space for an eat-in table, allowing for breakfasts or casual dinners. Direct access to a large backyard creates a perfect retreat for outdoor relaxation. The privacy fence surrounding the patio ensures a peaceful environment, while the fully fenced space offers security and peace of mind for your loved ones. Retreat to the primary bedroom, complete with his/her closets and convenient access to a shared full bathroom. Two additional bedrooms provide ample space for everyone, making this home functional and accommodating. Venture down to the lower level to find a bright recreation/family room filled with windows, ideal for movie nights or playtime. This level also includes a fourth bedroom, a half bath, and a convenient laundry area, enhancing the home's livability. Enjoy proximity to parks, quick access to Route 53, and just steps away from the Metra station at the former Arlington Park Race Track. Plus, indulge in the delightful offerings of downtown Palatine, with its array of dining, shopping, nightlife, and more! This Winston Park gem combines comfort, convenience, and community-making it the perfect place to call home!

4 BEDROOM 1.1 BATH





















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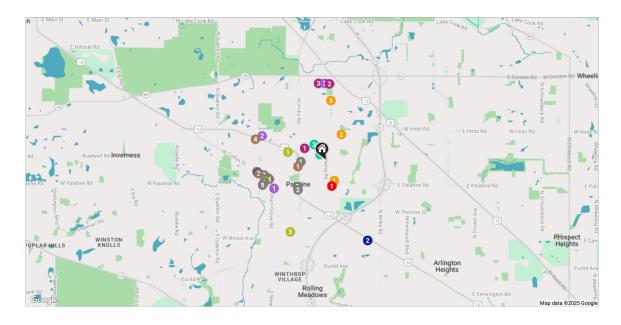
THE VILLAGE OF **PALATINE** HAS MASTERED THE ART OF BALANCE.

The growing community has a healthy mix of residents who enjoy its friendly suburban lifestyle and businesses that fuel the local economy.

The village embraces growth to support a wealth of amenities and services. The Palatine Park District has 28 parks, an 18-hole golf course, and a variety of classes from fitness and sports to arts and crafts. Palatine offers scenic views with winding trails, beautiful residential areas, and nearby Deer Grove Forest Preserve.

Palatine's downtown business district is both charming and self-sufficient for residents. Restaurants include a mix of local favorites from classic eateries to upscale breweries, as well as a variety of local bars. The village hosts several street festivals and a popular farmers market.

Commuters have access to the Chicago Loop with the Palatine Metra station and I-90. The nearby Chicago Executive Airport offers private and corporate aircraft services.



RESTAURANTS_

- Lou Malnati's Pizzeria 287 NORTH NORTHWEST HIGHWAY, 0.5 MI
- Agio Italian Bistro 64 SOUTH NORTHWEST HIGHWAY, 0.7 MI
- 3 Spunky Dunkers Donuts 20 SOUTH NORTHWEST HIGHWAY, 0.7 MI
- Gianni's Cafe 18 WEST STATION STREET, 1.1 MI
- Lamplighter Inn Tavern & Grille
 60 NORTH BOTHWELL STREET, 1.1 MI
- 6 Pizza Bella 16 NORTH BROCKWAY STREET, 1.2 MI
- Emmett's Brewing Company 110 NORTH BROCKWAY STREET, 1.2 MI
- Ourty Nellie's Gastropub & Concert Hub
 180 NORTH SMITH STREET, 1.3 MI

Meng Wing Restaurant 121 PALATINE ROAD, 1.3 MI

COFFEE____

- 1 Starbucks 234 NORTH NORTHWEST HIGHWAY, 0.5 MI
- Nicolette Cafe 45 NORTH BOTHWELL STREET, 1.1 MI
- 3 Conscious Cup Coffee Roasters - Palatine 137 WEST WOOD STREET, 1.3 MI
- 4 Dunkin' 231 WEST NORTHWEST HIGHWAY, 1.4 MI

SHOPPING_

- Mariano's
 545 NORTH HICKS ROAD, 0.5 MI
- 2 The Home Depot 825 EAST DUNDEE ROAD, 1.4 MI
- 3 Target 679 EAST DUNDEE ROAD, 1.5 MI

rant 🙀 GROCERY_

- Jewel-Osco 45 SOUTH PLUM GROVE ROAD, 1.1 MI
- Eurofresh Market 130 WEST NORTHWEST HIGHWAY, 1.3 MI
- 3 ALDI 761 EAST DUNDEE ROAD, 1.5 MI
- **Q** GYM_
- 1 Planet Fitness 223 EAST NORTHWEST HIGHWAY, 0.7 MI
- Movement Improved Pilates 21 NORTH BROCKWAY STREET, 1.2 MI
- FLO Crossfit
 709 SOUTH VERMONT STREET UNIT B,
 1.4 MI

← MEDICAL — MEDICAL M

NCH Medical Group
 855 EAST PALATINE ROAD, 0.4 MI

♀ schools_

- Winston Campus Middle School
 900 EAST PALATINE ROAD, 0.4 MI
- Jane Addams Elementary
 School
 1020 EAST SAYLES DRIVE, 0.6 MI
 - Palatine High School
 1111 NORTH ROHLWING ROAD, 1.1 MI

🖣 TRANSIT_

- Palatine
 METRA UNION PACIFIC NORTHWEST,
 1.3 MI
- 2 Arlington Park
 METRA UNION PACIFIC NORTHWEST,
 1.6 MI

Q PARKS_

- 1 Locust Park PALATINE, 0.2 MI
- Willowwood Park 530 NORTH STARK DRIVE, 0.4 MI

NOTES			

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