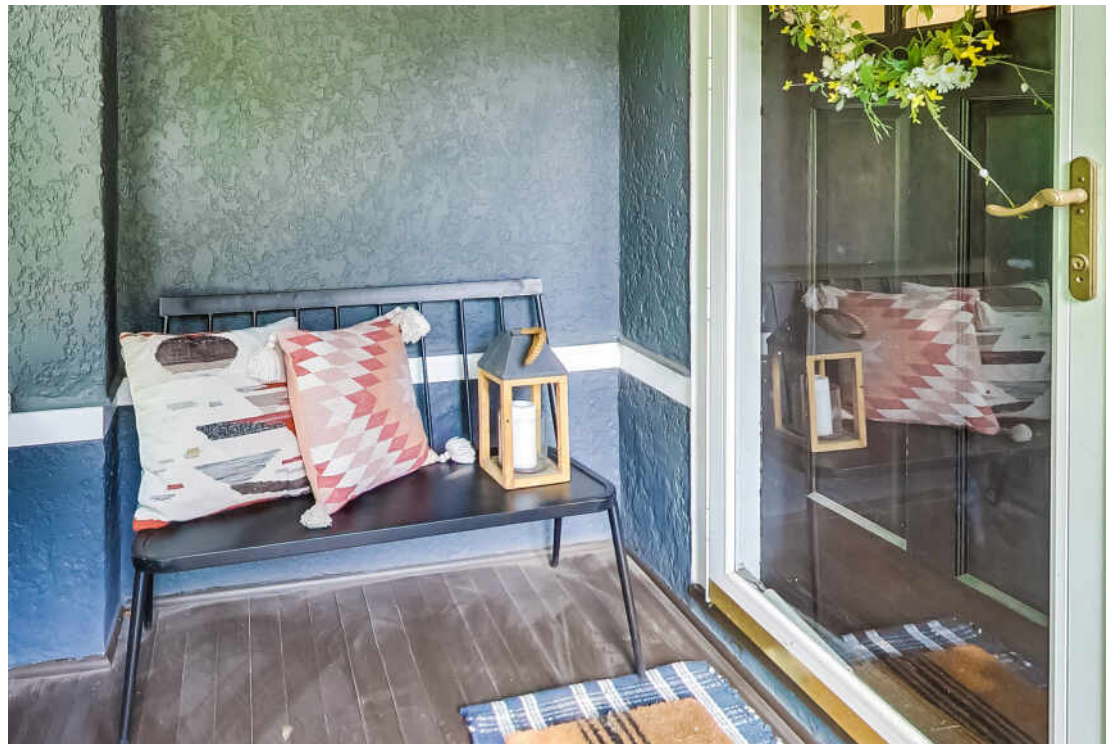


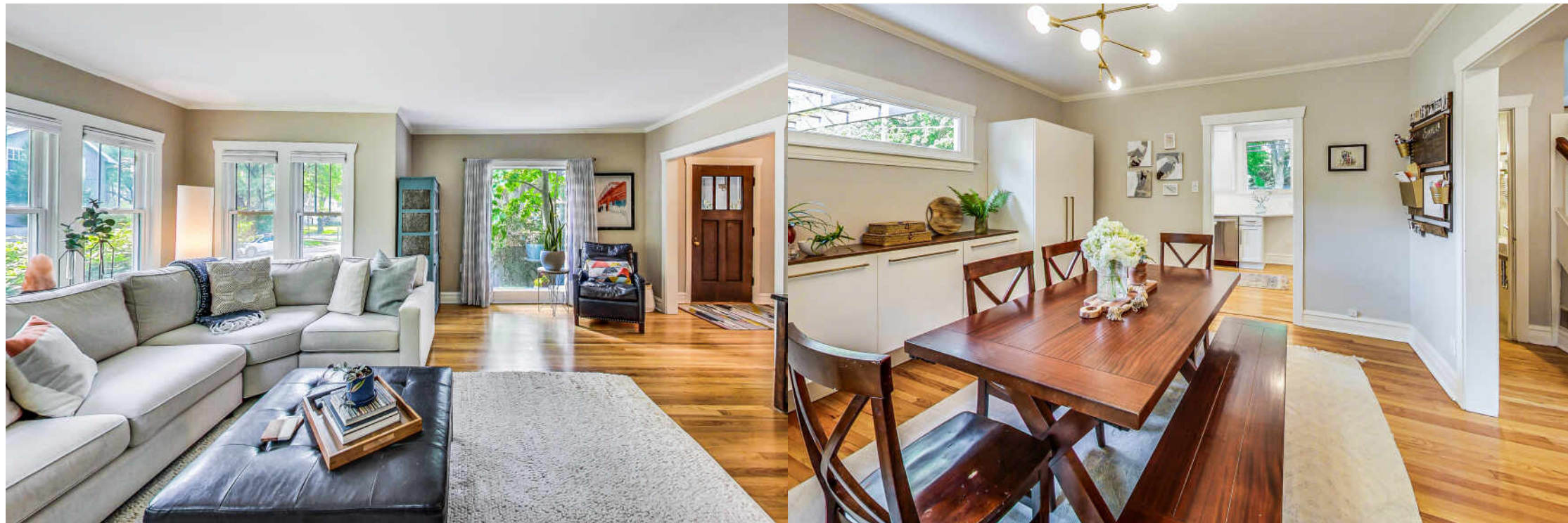
811 BELL AVENUE  
LA GRANGE

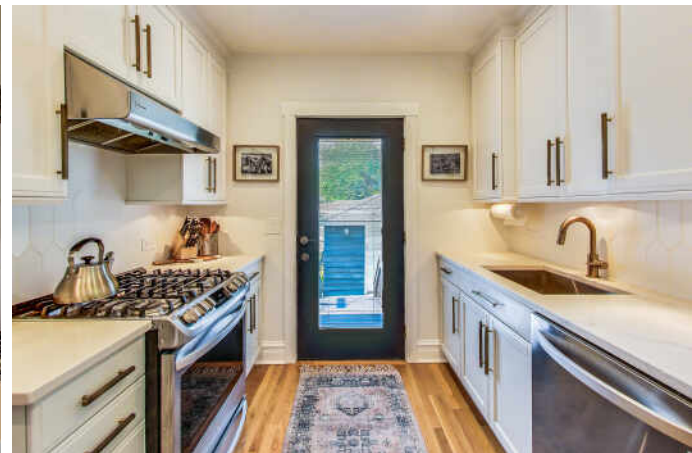
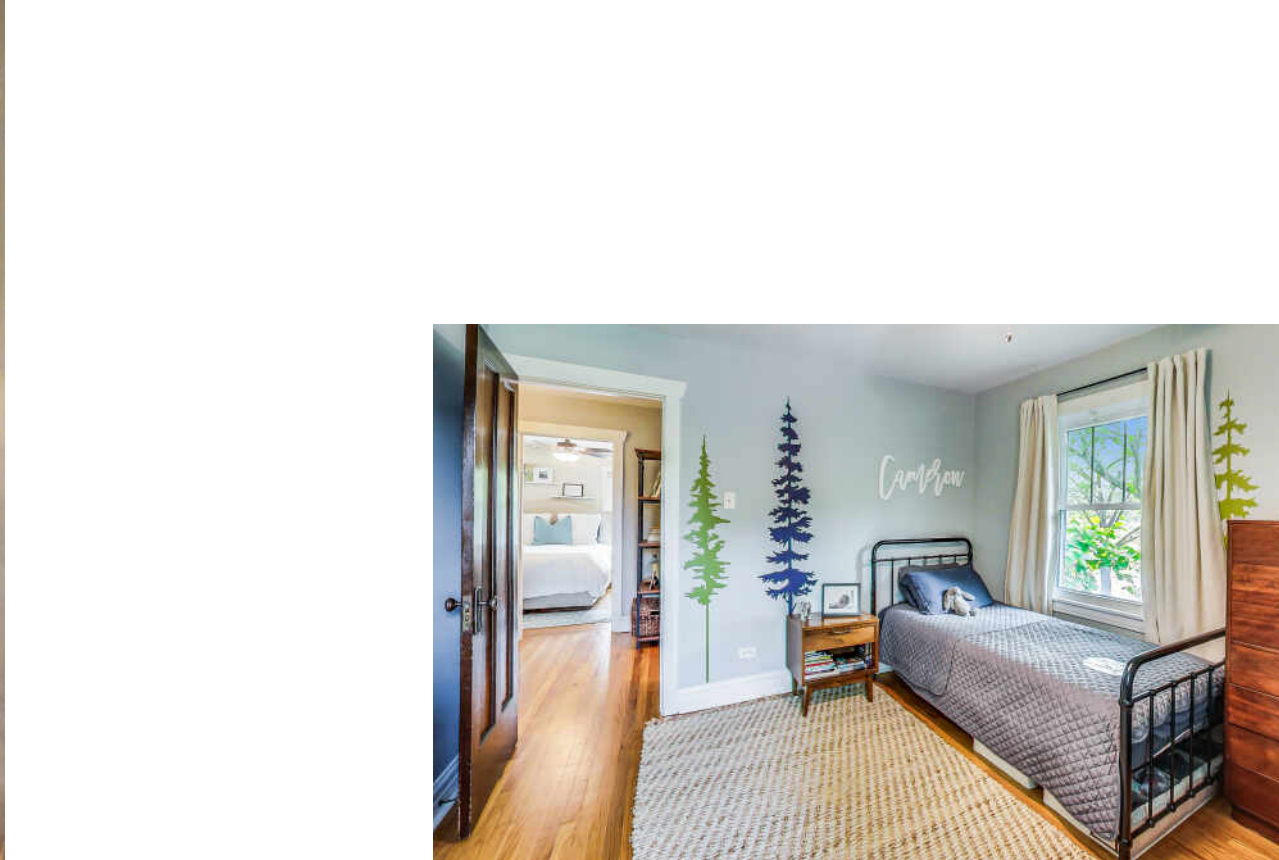


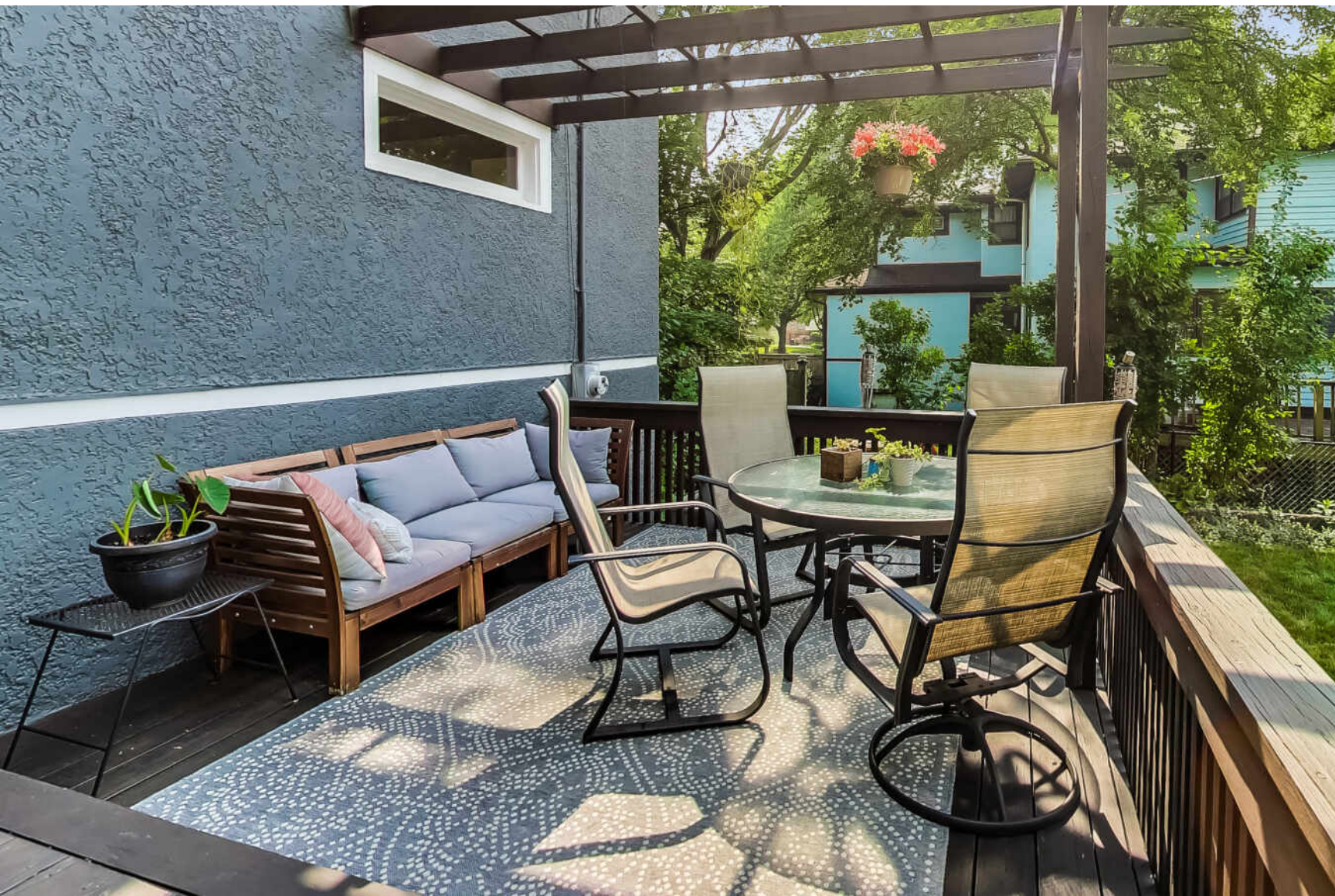


TAXES: \$10,149

Introducing a remarkable opportunity in the highly sought-after WEST END neighborhood of La Grange, this beautiful and meticulously-maintained center-entry four square home is sure to captivate. Boasting a newly-painted stucco exterior (2022) and a charming front porch that underwent a complete update (2022), this residence exudes timeless appeal and welcomes you with open arms. Convenience is at your doorstep, as this home's close proximity to the commuter train allows for an effortless walk to transportation. Positioned as the centerpiece of the block on the enchanting BELL road, this property offers elegant summertime views from each of the expansive windows that stretch as far as the eye can see. Step inside and be greeted by a grand foyer, setting the stage for the grandeur and history that this 1923 home proudly holds. Throughout the entire house, the ceiling heights are exceptional, a testament to the craftsmanship of a bygone era and providing an airy and spacious ambiance. Living spaces abound in this remarkable residence, featuring a well-designed layout with dining, living, family, and kitchen areas. The kitchen, tastefully renovated (2021), showcases new cabinets, stone countertops, and new appliances, ensuring a perfect blend of functionality and style. Adjacent to the kitchen is a generously-sized, fun-filled deck, seamlessly extending the culinary experience with a California-style outdoor eating and entertaining space. The backyard offers a harmonious balance of size and intimacy, courtesy of mature privacy landscaping. Enjoy the tranquility and seclusion of this outdoor oasis, perfect for relaxation or hosting gatherings with family and friends. Upstairs, discover three spacious bedrooms, each offering a comfortable retreat for rest and rejuvenation. The lower level, boasting a private entrance, presents a versatile space that invites unbridled family fun, providing endless possibilities for fitness, office, recreation, and entertainment. The home is equipped with a 1.5 car garage. This exquisite home represents a rare opportunity to own a piece of La Grange's history while enjoying modern amenities and an idyllic lifestyle. With its charming exterior, well-appointed living spaces, and unbeatable location, this residence is truly a gem in the coveted West End neighborhood. Walk to EVERYTHING including town, top-rated schools, parks, and METRA.











LA GRANGE  
ROAD

## ALL ROADS LEAD TO **LA GRANGE**, JUST ONE OF THE REASONS THE SUBURB IS A POPULAR PLACE TO CALL HOME.

One of the Chicago area's top transit suburbs, La Grange has two Metra train stations providing direct transportation to Chicago's Union Station. Two major highways also run through the village and intersect with I-294 and I-55, putting the community within easy reach of airports and the city.

Of course, location is not all that La Grange has to offer. The community also has a charming downtown and a historic district designated by the National Register of Historic Places.

La Grange offers a variety of single-family homes in a range of styles and prices. Many homes are architecturally significant and have been carefully restored to preserve their original charm such as Victorian, Queen Anne, and Prairie School-style homes. The village has a few homes designed by Frank Lloyd Wright, including a "bootleg" house that Wright designed on the side while working for architect Louis Sullivan.

With dining, shopping, nightlife, and a movie theater, La Grange has a vibrant downtown, earning the village a place on *Chicago* magazine's list of best neighborhoods and suburbs.

A number of events are held each year, including the annual Pet Parade, craft show, Endless Summerfest, and West End Art Festival, along with seasonal celebrations. Residents also enjoy abundant recreation, with the community's park district maintaining dozens of acres of parkland.







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