

8132 KOLMAR AVENUE
SKOKIE





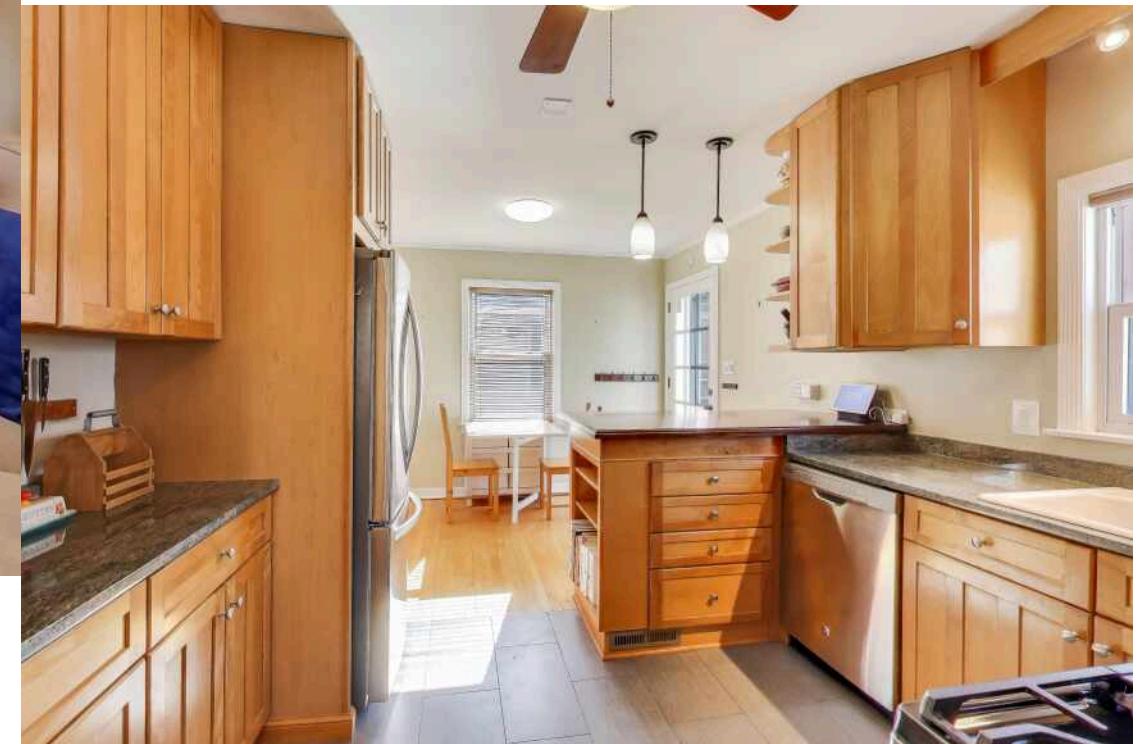
3 BEDROOM
2.1 BATH
TAXES: \$8,667

PRIME SKOKIE LOCATION AND TUCKED AWAY ON A QUIET RESIDENTIAL STREET!

Charming Skokie home with open-concept living, hardwood floors, and abundant natural light. Updated kitchen with stainless appliances and generous counter space and cabinets that connects seamlessly to the dining area - perfect for everyday living and entertaining. 3 bedrooms and full bath upstairs, finished basement and full bath downstairs and cute powder room on the main floor! Enjoy a private backyard oasis ideal for summer gatherings with fenced yard, multiple gardens and paver patio with firepit and BBQ with convenient gas line. 2.5 car garage. Ideal location near parks, top-rated schools, shopping, and transportation - this home truly delivers lifestyle and location. Don't miss your chance - schedule a showing today!

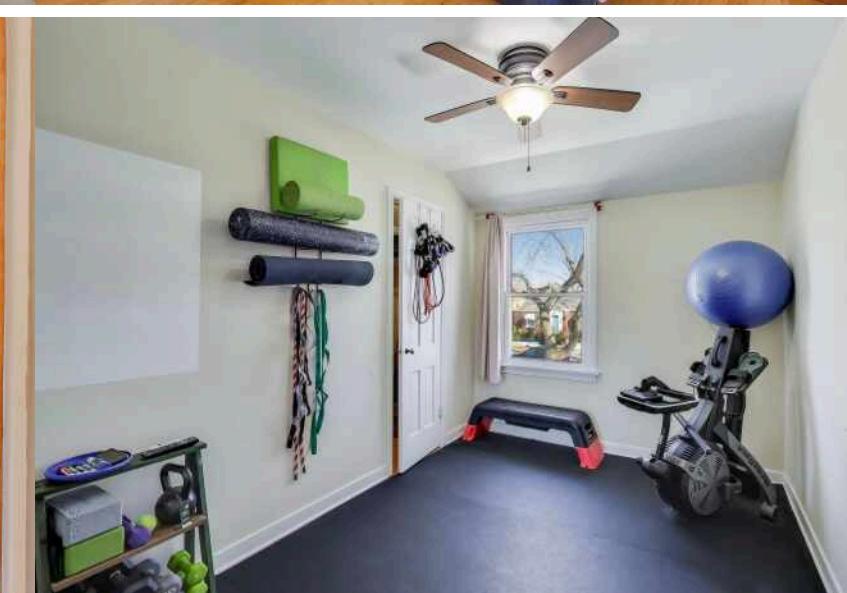
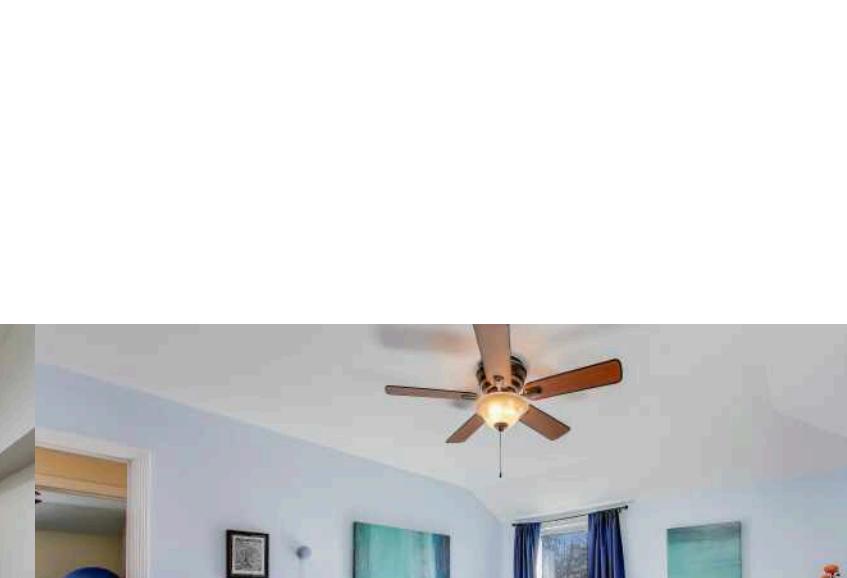


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8132 KOLMAR AVENUE 5







SKOKIE IS A THRIVING COMMUNITY CATERING TO SUBURBAN RESIDENTS WHO ENJOY A MORE URBAN LIFESTYLE.

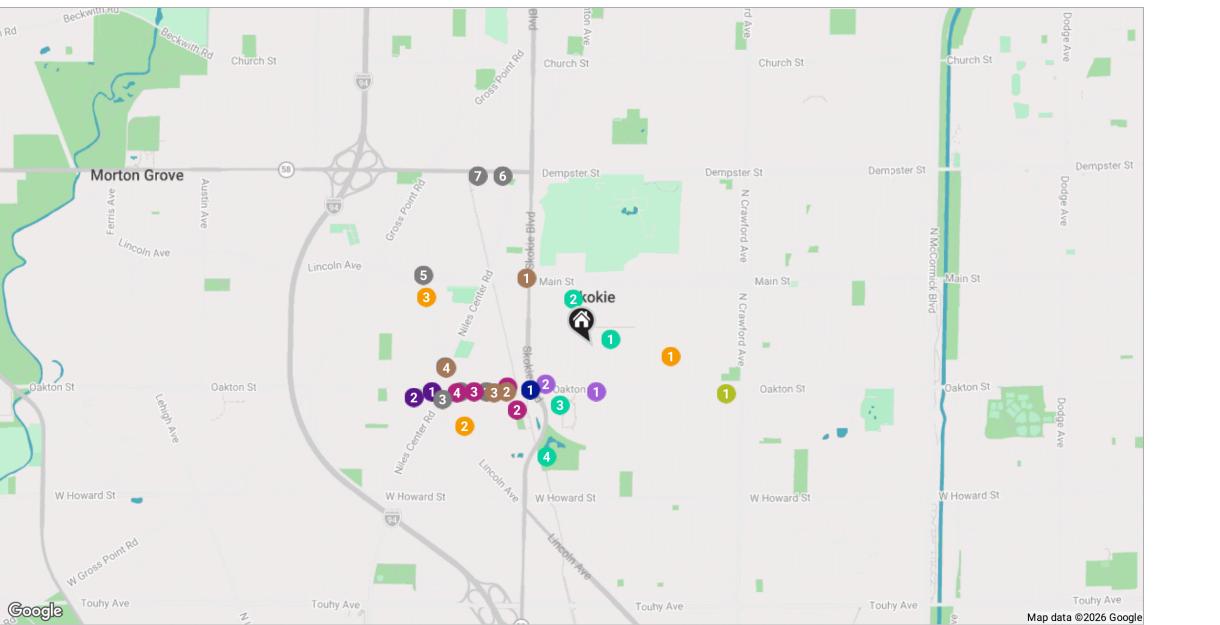
Recognized by *Money* magazine as one of the fastest-growing suburbs in the U.S. and by *Livability.com* as one of the Top 100 Places to Live, Skokie's secret is out.

Homebuyers will find a diverse collection of housing and neighborhoods close to the shops, restaurants, and grocery stores of downtown Skokie. Architectural styles include classic bungalow-style single-family homes as well as apartment buildings.

Home to one of the region's top shopping centers, Westfield Old Orchard Mall, Skokie has numerous upscale retailers, a variety of dining options, and movie theaters. The North Shore Center for the Performing Arts and Northlight Theatre are among the community's premier entertainment offerings that draw locals and visitors alike.

If you're looking for fun and games, Skokie has that covered too. An award-winning park district maintains 240 acres of parkland and puts on year-round programs and events. The state-of-the-art Weber Leisure Center hosts a variety of classes and workout options for residents on the move.

Skokie commuters have convenient access to the city with CTA Yellow Line and the Edens Expressway, which is located along the neighborhood's western edge.



RESTAURANTS

- 1 Mai Thai and sushi
4927 OAKTON STREET, 0.5 MI
- 2 Alexander's Breakfast & Lunch Skokie
5025 OAKTON STREET, 0.6 MI
- 3 Libertad
7931 LINCOLN AVENUE, 0.7 MI
- 4 Village Inn Pizzeria Sports Bar and Grill
8050 LINCOLN AVENUE, 0.7 MI
- 5 RayanS Halal Market
5158 MAIN STREET, 0.8 MI
- 6 Kaufman's Bagel & Delicatessen
4905 DEMPSTER STREET, 0.9 MI
- 7 Starbucks Coffee Company
5001 DEMPSTER STREET, 0.9 MI

COFFEE

- 1 Panjwani Network Restaurants - PNR Office
8400 SKOKIE BOULEVARD, 0.4 MI
- 2 Sweet Reserve Cafe & Bakery
4845 OAKTON STREET, 0.4 MI
- 3 Blue Kale Cafe & Lounge
4907 OAKTON STREET, 0.5 MI
- 4 Kneads & Wants Artisan Bakery and Cafe
8042 LINCOLN AVENUE, 0.7 MI

SHOPPING

- 1 Walgreens
4850 OAKTON STREET, 0.4 MI
- 2 ALDI
4833 OAKTON STREET, 0.5 MI
- 3 The UPS Store
4957 OAKTON STREET, 0.6 MI

GROCERY

- 1 Brothers Food Market INC.
4527 OAKTON STREET, 0.2 MI
- 2 Ashtar Food Market Inc
4720 OAKTON STREET, 0.3 MI

GYM

- 1 next level martial arts and fitness
4031 OAKTON STREET, 0.7 MI

SCHOOLS

- 1 Elizabeth Meyer School
8100 TRIPP AVENUE, 0.4 MI
- 2 Lincoln Junior High School
7839 LINCOLN AVENUE, 0.7 MI
- 3 Madison Elementary School
5100 MADISON STREET, 0.8 MI

SERVICES

- 1 Skokie Village Hall
5127 OAKTON STREET 2ND FLOOR, 0.8 MI
- 2 Skokie Public Library
5215 OAKTON STREET, 0.9 MI





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