

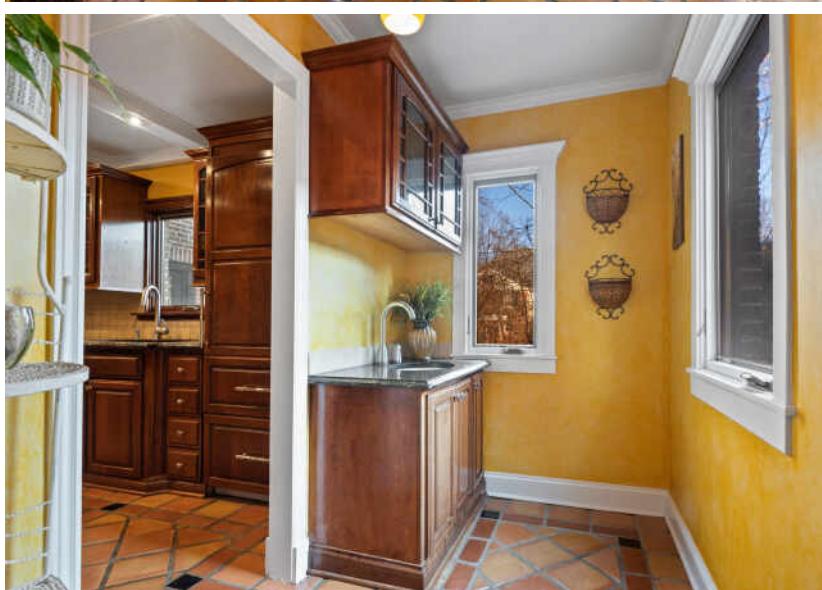
9435 CENTRAL PARK AVENUE
EVANSTON

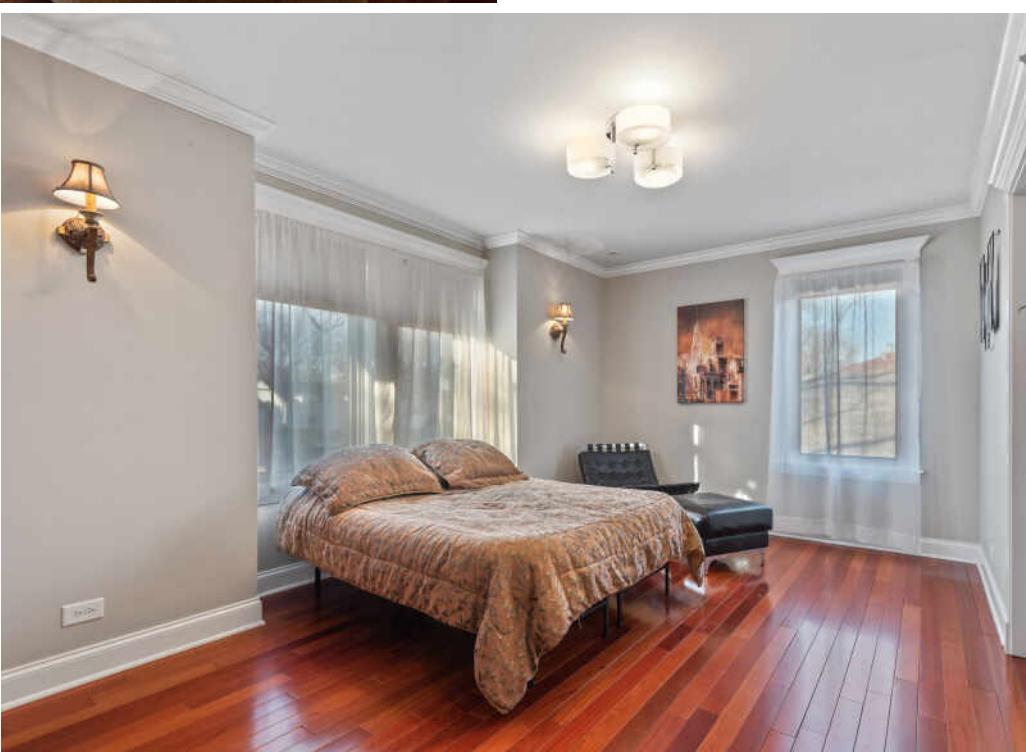


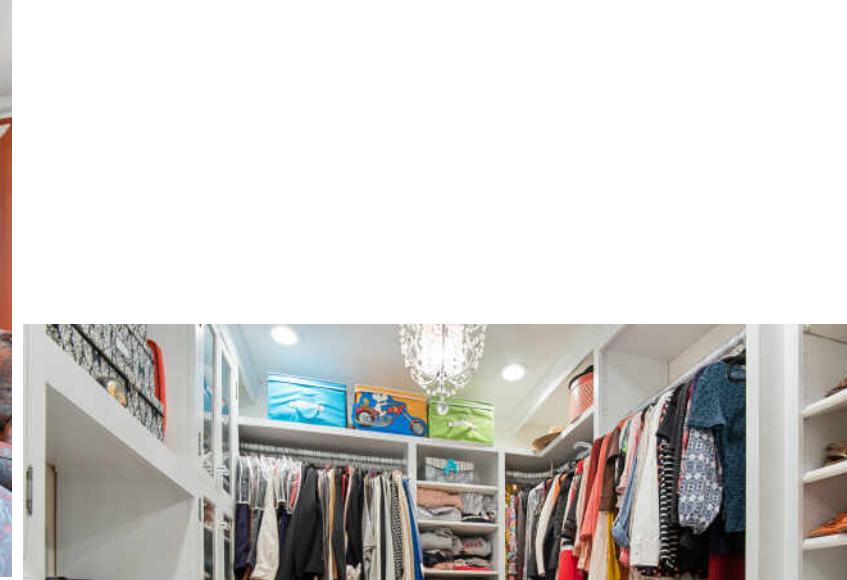


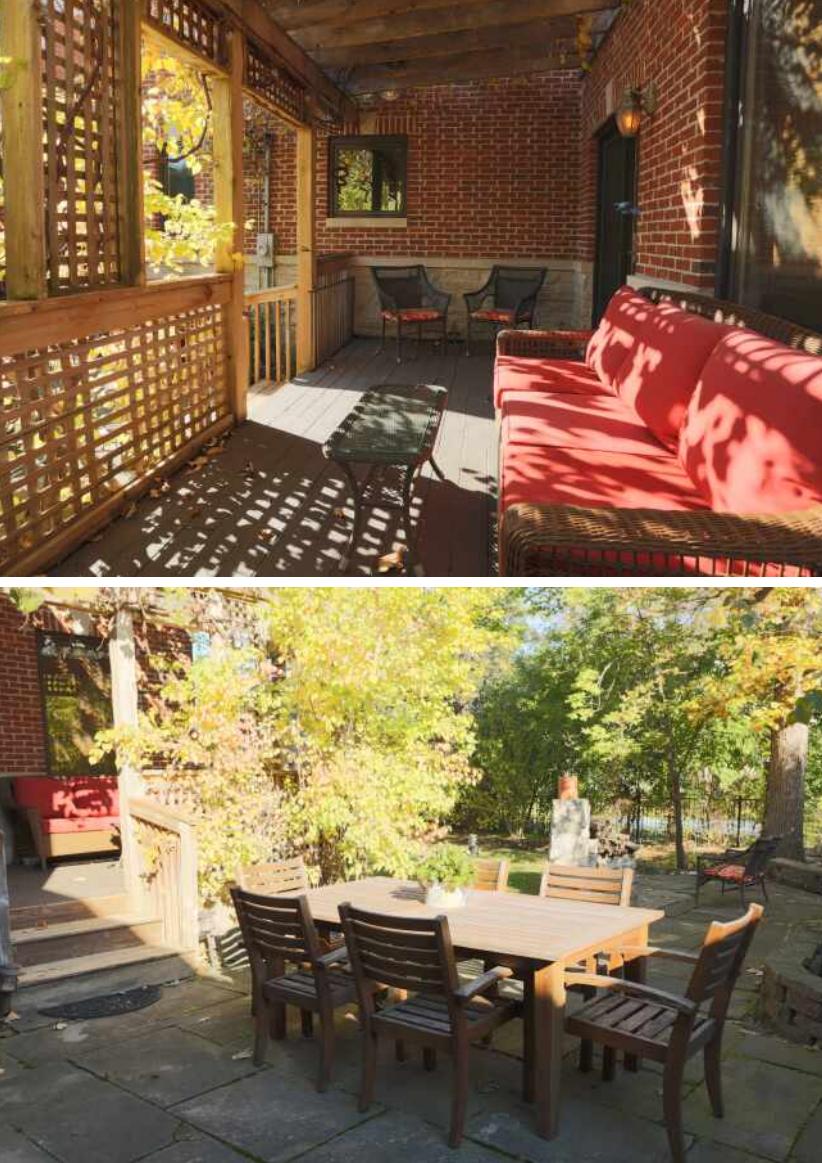
5 BEDROOM
4.1 BATH
TAXES: \$20,900

Magnificent craftsman-built contractor's home in an ideal location. Completely renovated with a seamless addition in 2006. The foyer leads to a formal living room with a wood-burning fireplace. Move into the eat-in kitchen and mudroom with sink that connects to extra storage and the attached garage. Connected to the kitchen is a great family room, and a formal dining room, full bath, and office/5th bedroom completes the first floor. Upstairs, a spacious sitting area anchors four generous bedrooms-all with built-ins and oversized closets. The primary suite includes two walk-in closets, a whirlpool tub, walk-in shower, and double vanity. Another bedroom has an ensuite bath, and two more share a full hall bath. A finished attic adds flexible living space and extra storage. Smart Home features include cameras, automated lighting, multi-zone heating/cooling, high-velocity A/C, tankless water heater, boiler, additional electric panel, and advanced air cleaning systems. The finished basement offers a wet bar, home theater, office, workroom, play area, half bath, wine fridge, laundry room, and abundant storage. Heated floors warm the 2nd floor, family room, and foyer. Backyard living includes a patio, outdoor fireplace, large lawn, and rear storage garage. One-car attached garage. Steps to Central Park and Walker School

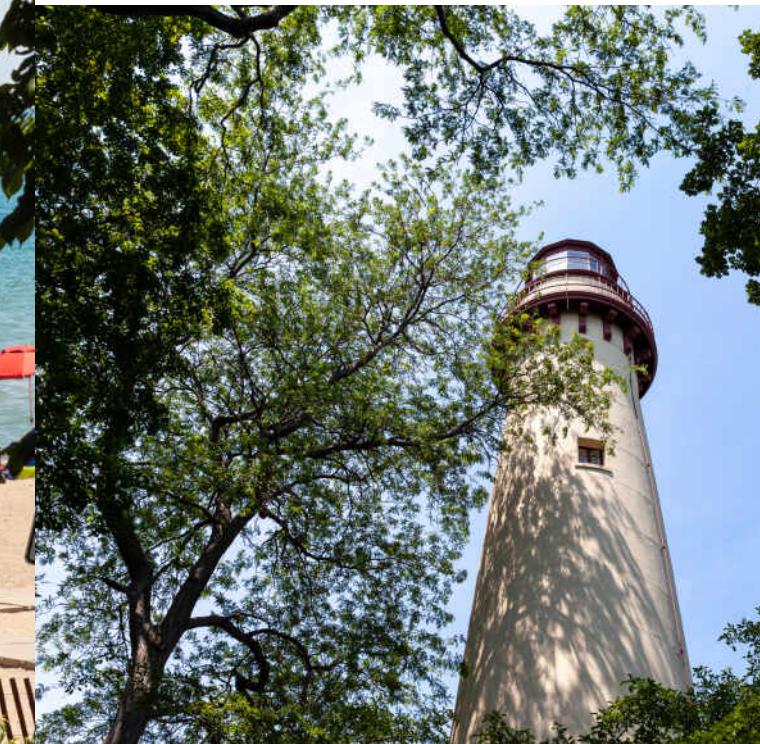








SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



NESTLED ALONG THE SHORES OF LAKE MICHIGAN, **EVANSTON** BLENDS NATURAL BEAUTY WITH VIBRANT CITY LIVING.

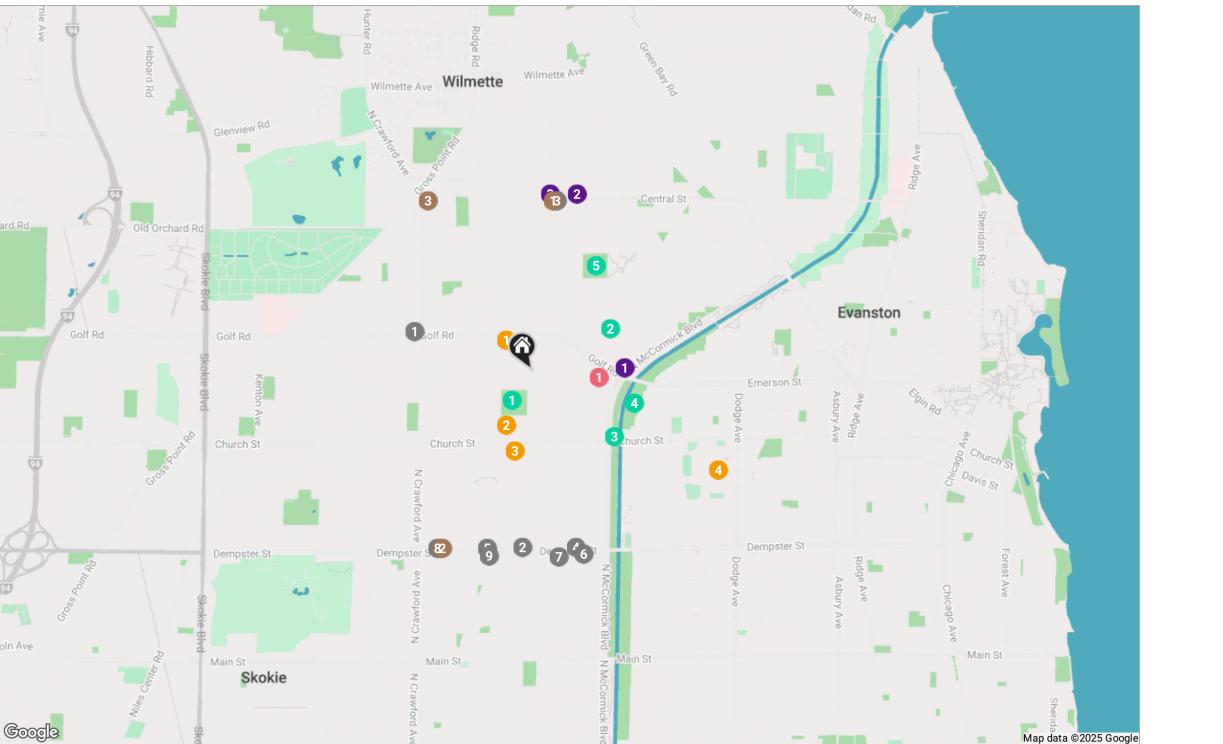
Known for its historic homes, tree-lined streets, and scenic beaches, it's a community full of character and charm.

Home to prestigious Northwestern University, Evanston offers a rich mix of culture, education, and entertainment – from Big Ten sports and academic events to art galleries, theaters, and music.

The lively downtown features bookstores, boutiques, restaurants, and cafes that attract both locals and visitors. Outdoor lovers can explore miles of parks, nature trails, and public beaches.

Evanston offers a wide range of housing options – from grand lakefront mansions and classic single-family homes to modern townhomes and high-rise condos near shops and transit.

With easy access to downtown Chicago via CTA trains, buses, Pace routes, and three Metra stations, Evanston is a connected, convenient, and inspiring place to call home.



RESTAURANTS

① La Rosa
4012 GOLF ROAD, 0.6 MI

② Poochie's
3602 DEMPSTER STREET, 0.8 MI

③ Bonsai Cafe
2916 CENTRAL STREET, 0.8 MI

④ Herm's Palace
3406 DEMPSTER STREET, 0.8 MI

⑤ Larsa Mediterranean Grill & Pizzeria
3724 DEMPSTER STREET, 0.8 MI

⑥ Ken's Diner & Grill
3353 DEMPSTER STREET, 0.9 MI

⑦ The Boiler Shrimp & Crawfish
3445 DEMPSTER STREET, 0.9 MI

⑧ Zad
3910 DEMPSTER STREET, 0.9 MI

⑨ Hub's Restaurant
3727 DEMPSTER STREET, 0.9 MI

COFFEE

① Curt's Cafe
2922 CENTRAL STREET, 0.8 MI

② Dunkin'
3900 DEMPSTER STREET, 0.9 MI

③ Starbucks
3330 CENTRAL STREET, 0.9 MI

② The Academy at St. Joan of Arc
9245 LAWNDALE AVENUE, 0.3 MI

③ Walker Elementary School
3601 CHURCH STREET, 0.4 MI

④ Evanston Township High School
1600 DODGE AVENUE, 1.0 MI

⑤ Perkins Woods
2353 EWING AVENUE, 0.6 MI

ENTERTAINMENT

① T.J. Maxx
3337 GOLF ROAD, 0.3 MI

SCHOOLS

① Covenant Nursery School
3637 GOLF ROAD, 0.2 MI

② Harry Hibbert Porter Park
SIMPSON STREET, 0.4 MI

③ Jacqueline B. Gorell Park
UNNAMED ROAD, 0.5 MI

④ Beck Park
2415 WADE STREET, 0.5 MI

SERVICES

① Chase Bank
1901 MCDANIEL AVENUE, 0.4 MI

② BMO Bank N.A Branches
2821 CENTRAL STREET, 0.8 MI

③ Byline Bank
2925 CENTRAL STREET, 0.8 MI

NOTES



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