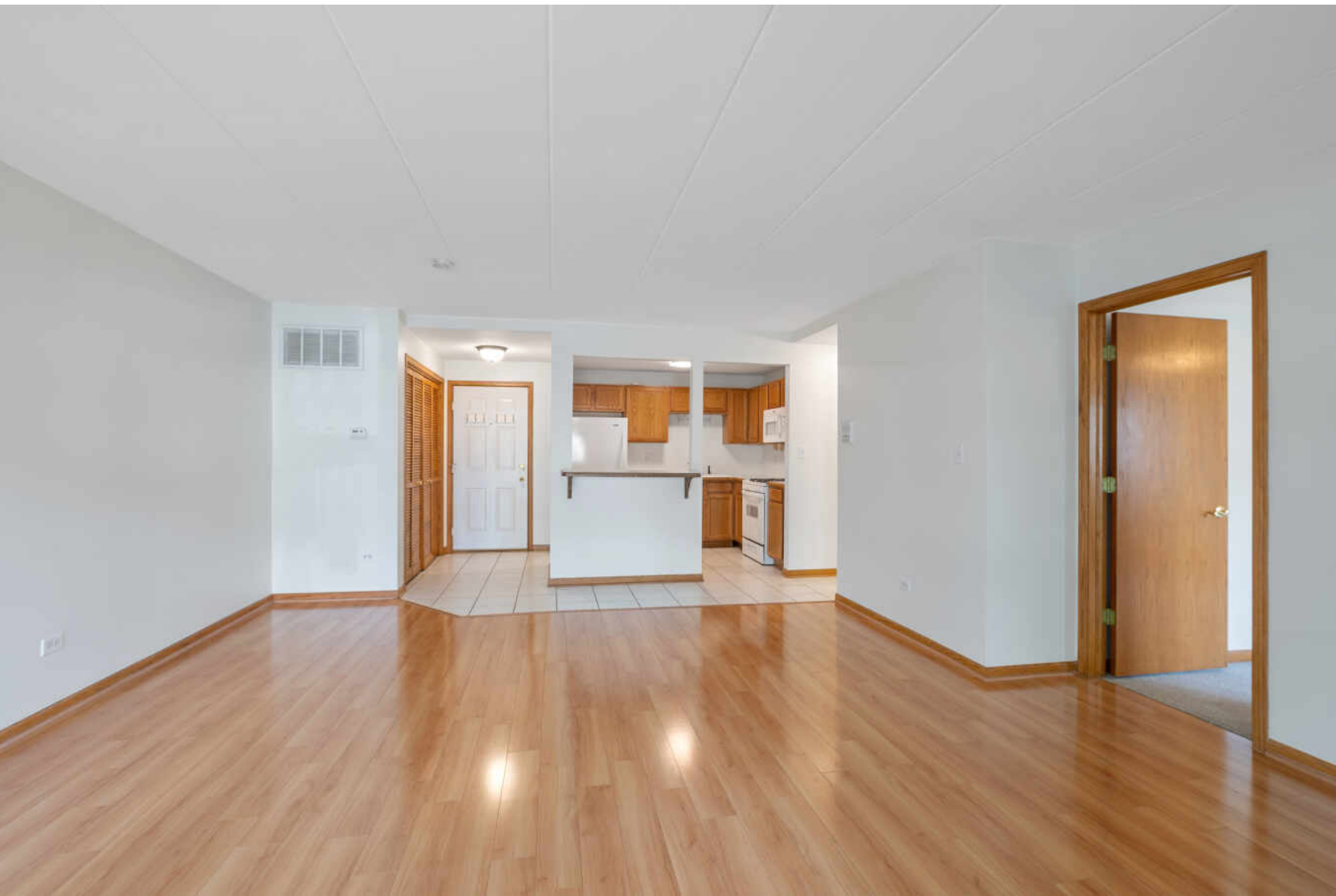


9529 MINNICK AVENUE #1B
OAK LAWN

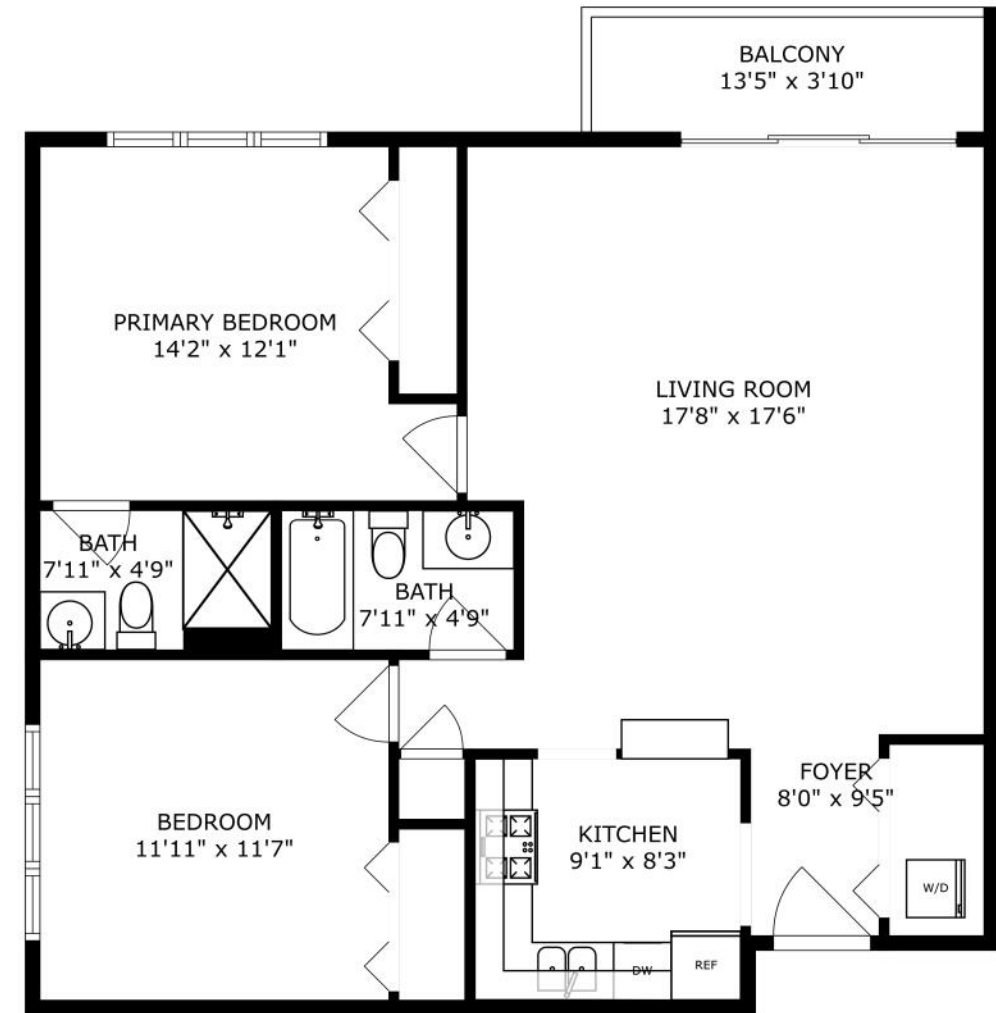




2 BEDROOM
2 BATH
TAXES: \$3,267
ASSESSMENTS: \$309 / MONTH

Welcome to this move-in ready 2-bedroom, 2-bathroom condo located on the desirable first floor. This spacious unit includes a convenient indoor parking space, private storage, and plenty of additional outdoor parking for guests. The kitchen is equipped with ample cabinetry, a refrigerator, dishwasher, gas stove/range, and a brand-new microwave-perfect for everyday living and entertaining. The expansive living room features engineered hardwood floors and offers plenty of space to relax or host gatherings. The primary bedroom boasts new carpeting and an ensuite bathroom for added privacy and comfort. A generous secondary bedroom, also with new carpeting, is located near the full hall bathroom. Additional highlights include an in-unit washer and dryer and a large private balcony, perfect for enjoying your morning coffee or unwinding at the end of the day. Freshly painted throughout, this unit is ready for a new owner-whether you're looking for a personal residence or an investment opportunity. Welcome home!





SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



KNOWN FOR ITS DISTINCTIVE HOMETOWN ATMOSPHERE, **OAK LAWN** IS HOME TO MORE THAN 57,000 RESIDENTS WHO TAKE PRIDE IN THEIR NEIGHBORHOODS.

In addition to the community's neighborly spirit, residents are drawn to the many amenities that comprise the village, from excellent healthcare facilities to ample parks and green space. The Oak Lawn Park District maintains facilities such as playgrounds, athletic fields, a driving range, outdoor swimming pools, an indoor ice arena, a community theatre, and the 18-hole Stony Creek Golf Course.

Locals come together for a variety of special events throughout the year, including a weekly farmers market during warmer months, a Fourth of July parade, a summer concert series, and the annual Fall on the Green celebration.

Oak Lawn's well-kept residential streets consist of single-family homes, multi-unit buildings, and condominiums.

In downtown Oak Lawn, residents enjoy shopping areas, a public library, and a Metra train station that offers direct service to downtown Chicago. The village is nearly 15 miles from Chicago's Loop and about five miles from Midway International Airport.



NOTES



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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.

