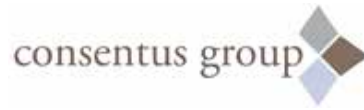


# 2401 WEST WINNEMAC

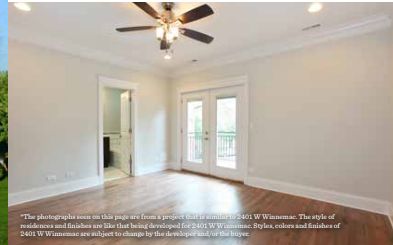


Lincoln Square, located on the North Side of the city of Chicago, Illinois, is one of 77 well-defined Chicago community areas. Greater Lincoln Square encompasses the smaller neighborhoods of Ravenswood Gardens, Ravenswood, Bowmanville, Budlong Woods and Lincoln Square. Although it is sometimes known by these other names the City of Chicago officially designated it as Lincoln Square in 1925.

The heart of Lincoln Square is located at the nearby intersection of Lawrence, Western and Lincoln Avenues. Widely accessible through the Brown Line of the 'L', the square is home to a wide variety of fine restaurants and boutique shops. The neighborhood Lincoln Square is historically known as a heavily Eastern European influenced and populated neighborhood, but now one is just as likely to see shops catering to Thai or Middle Eastern cultures.

With its beautiful parks, shops and nightlife, anyone would find Lincoln Square a truly enjoyable area and neighborhood to call home.

Source: [http://en.wikipedia.org/wiki/Lincoln\\_Square,\\_Chicago](http://en.wikipedia.org/wiki/Lincoln_Square,_Chicago)



\*The photographs seen on this page are from a project located at 2401 W. Winnetka. The style of residences and finishes are like that being developed for 2401 W. Winnetka. Styles, colors and finishes of 2401 W. Winnetka are subject to change for the sole sake of visual and for display.



## HIGHLIGHTS

- 8 unit brick new construction 3 blocks from heart of Lincoln Square
- Extra Wide Units (Lot size is 63 x 125)
- 3 bedrooms, 2.1 baths and 9.5' ceilings
- 8 car heated brick garage
- Spacious private rooftop decks for each unit
- Commercial elevator to all floors including roof
- Chef's kitchen with pantry closet, island, quartz countertops and Bosch appliance package
- Premium trim package including solid core 2 panels doors, crown molding, coffered ceilings, custom fireplace surround and picture molding
- Master bedroom with his/her walk in closets
- Wood burning fireplaces (except for garden units)
- Separate laundry room with side by side Samsung W/D, countertop and cabinets
- Private in-unit Rooftop Deck access from Penthouse units

## EXTERIOR

- All brick and limestone construction
- Front Balconies: 6'x22', iron railings and gas lines
- Windows: Jeld-Wen Low E, aluminum clad exterior and wood interior

## INTERIOR

- 3 bedrooms, 2.1 baths
- 9.5' ceilings
- Schindler 3330 MRL Traction Elevator with 2100lb capacity
- Wood burning gas fireplaces
- Laundry room with stone countertops and upper cabinets
- 3.25"x3/4" natural red oak hardwood throughout
- ADT Alarm systems for each unit
- Private in-unit Rooftop Deck access from Penthouse unit

## KITCHEN

- Mid-Continent white maple cabinets with gray island, Parker door style and soft close on all doors/drawers
- Stainless steel sink with pull out faucet
- 1-1/4" Venatino Quartz countertops
- Subway Tile backsplash
- Danze Pot Filler

## APPLIANCE LIST

- Bosch Stainless side by side 36" Refrigerator B22CS30SNS
- Bosch Stainless Ascenta 24" Dishwasher SHX3AR55UC
- Best Stainless 30" Chimney Hood WTT32I30SB
- Sharp Stainless 24" Easy Open Microwave Drawer KB6524PS
- Bosch Stainless 500 Series 30" Four Burner Cooktop NGM5055UC
- Bosch Stainless 500 Series 30" Double Wall Oven HBL5651UC
- Waste King or Badger garbage disposal
- Vissani Stainless 50 bottle Wine Cooler MCWC50DST

## MASTER SUITE

- Crown molding
- His/Her Walk in Closets
- 3-1/4" Natural Red Oak Hardwood with Walnut stained finish throughout

## MASTER BATHROOM

- Double vanity with quartz countertop
- Large walk-in shower with
  - Steam
  - Handheld
  - Showerhead
  - Seat bench
  - Frameless glass
- Carrera marble tile

## GUEST BATHROOM

- Porcelain Tile
- Deep 6' Soaker Tub
- Double Vanity with Stone Countertop
- Jack and Jill with Pocket Doors from each bedroom

## POWDER ROOM

- Pedestal Sink
- Porcelain Tile
- Wainscoting

## INSULATION

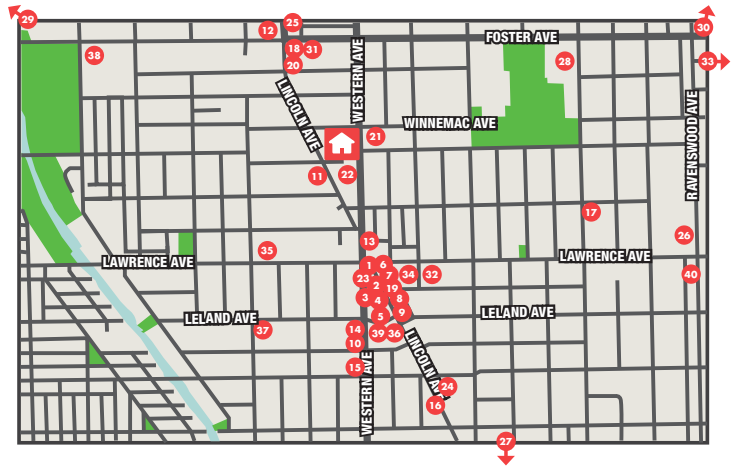
- Exterior walls sprayed with 1.5" closed cell foam
- R25 Cellulose in all ceilings
- Plate penetrations fire stop sealed
- 1.5" lightweight concrete between all floors

## MECHANICALS / SECURITY / WIRING

- Amana 95% efficiency furnaces
- Amana 13 seer A/C condensing units
- Digital, Programmable, Touch Screen Thermostats
- 50 Gallon Bradford high efficiency water heaters
- Zoeller sump and ejector pumps
- 100AMP electric service per unit
- Digital intercom system
- Wireless ADT alarm system
- TV, Phone and CAT6 data cable



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**RESTAURANTS**

- 1. Pannenkoeken Cafe / Famous
- 2. Garcia's Restaurant
- 3. The Book Cellar Cafe
- 4. Chicago Brauhaus
- 5. Rosded
- 6. Trattoria Trullo
- 7. Barba Yianni
- 8. Cafe Selmarie
- 9. Potbelly
- 10. Chubby Wieners
- 11. Song Do
- 12. Chop Suey Huang
- 13. Rainbow Cuisine
- 14. Opart Thai House
- 15. Spoon Thai Restaurant
- 16. The Grafton
- 17. Gio's Bar and Grill
- 18. Jimmy's Pizza Cafe
- 19. American Flatbread
- 20. La Cabana De Don Luis
- 21. I Monelli

**COFFEE**

- 22. Hilary's Cookies
- 23. Bourbon Cafe
- 24. Starbucks

**GROCERY STORES**

- 25. Mariano's
- 26. Tony's Finer Foods
- 27. Jewel

**SCHOOLS**

- 28. Amundsen High
- 29. Northside Prep High
- 30. St. Gregory High

**DAYCARES**

- 31. Little Angels Day Care II
- 32. Adler Schools
- 33. Building Bridges South-East Asia Center

**HEALTH CLUBS**

- 34. Corepower Yoga
- 35. Women's Workout World
- 36. Lincoln Square Athletic Club
- 37. Bloom Yoga Studio.
- 38. Galter Lifecenter

**PUBLIC TRANSPORTATION**

- 39. CTA Station, Western Brown Line
- 40. Ravenswood Metra Station

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