

# 3828 N. LINCOLN

THREE LUXURIOUS NEW RESIDENCES



312.850.2620

JASON VONDRACHEK

ERIN SWINSON

# 3828 N. LINCOLN

## THREE LUXURIOUS NEW RESIDENCES

### Unit Features

- ☒ 3 Bedrooms | 2 Full Baths
- ☒ Solid-Core Interior Doors
- ☒ Brushed Chrome Door Hardware
- ☒ White Oak Flooring Throughout
- ☒ Recessed Lighting in Living Room
- ☒ Custom Lighting Throughout
- ☒ Gas Fireplace in Living Room with Granite Slab Surround
- ☒ Enormous Front Terraces
- ☒ Balconies in Rear
- ☒ Individually Controlled Central Heat & A/C
- ☒ Side-by-Side Whirlpool Duet Washer/Dryer
- ☒ One Parking Space Included

### Kitchen

- ☒ Cherry or Maple Cabinetry with 42-inch Uppers
- ☒ 1-1/4 Inch Granite Counter
- ☒ Grohe Faucet with Pull-Out Spout
- ☒ Viking Appliance Package:
  - Side-by-Side Refrigerator
  - Slide-in Gas Range
  - Spacemaker Microwave Oven with Built-in Exhaust
  - Energy Saver Pot Scrubber Dishwasher
  - Under-Sink Garbage Disposal

### Bathrooms

- ☒ Marble Tile Floor, Shower Base, and Surround
- ☒ Granite, Marble, or Natural Stone Countertops
- ☒ Undermount Sinks
- ☒ Tempered Glass Shower Enclosures in both Baths
- ☒ Separate Whirlpool Tub in Master Bath
- ☒ Chrome Faucets by Grohe

### Building Features

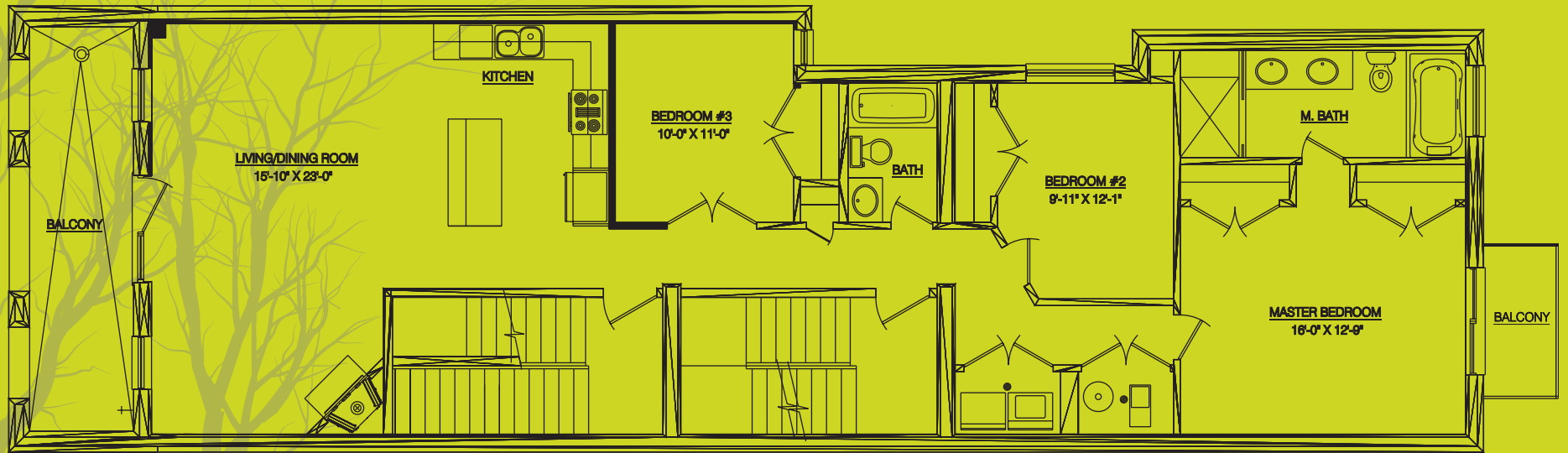
- ☒ Double Pane Windows
- ☒ Hard-Wired Smoke Detectors
- ☒ Carbon Monoxide Detectors
- ☒ 40-Gallon Hot Water Heater
- ☒ All Masonry Construction
- ☒ Blown-in Insulation Between Floors
- ☒ Double Layer of Drywall Between Floors
- ☒ Steel Stairs w/Poured-in Concrete
- ☒ Cedar Wood Decking for Terraces & Balconies

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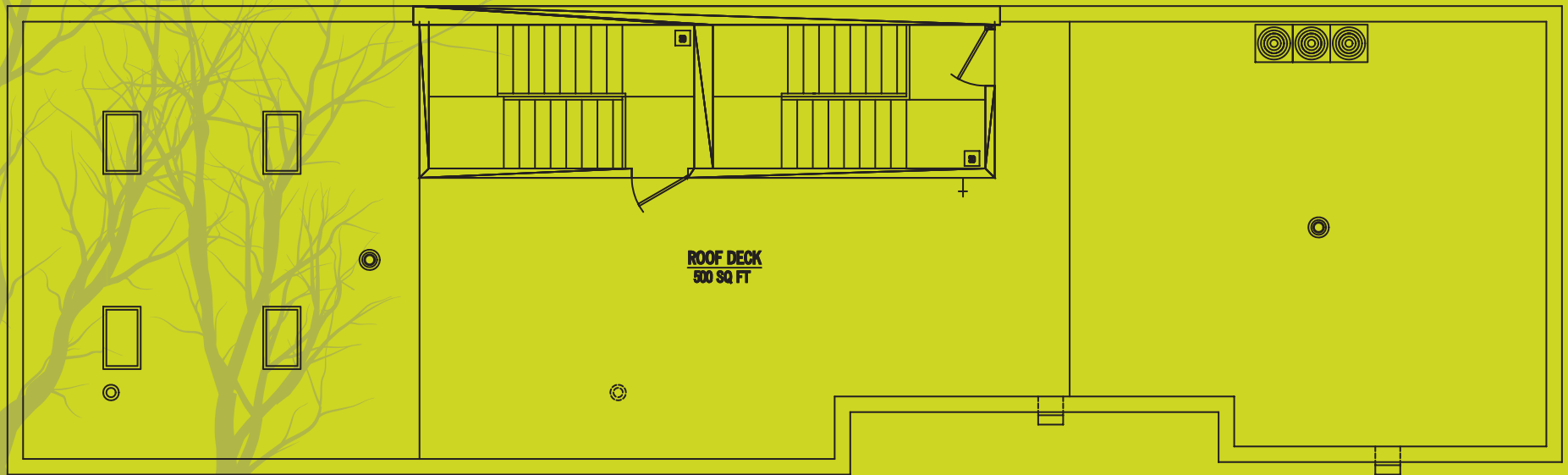
SECOND THRU FOURTH FLOOR PLAN

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Home-Turf Report for 3828 N Lincoln Ave 60613

**City Ward#: 47**  
 Alderman: Eugene C. Schuller  
 4237 N. Lincoln Ave., 60618, 773-348-8400

**Nearest Public High Schools:**  
 Lake View High, 4015 N Ashland Av. .5mi.  
 Lane Technical High, 2501 W Addison St. .8mi.

**Nearest Private High Schools:**  
 Jane Addams, 1800 W Cuyler Ave. .3mi.  
 St Benedict High, 3900 N Leavitt St. .4mi.  
 Gordon Tech High, 3633 N California Av. 1.1mi.

**Nearest Public Elementary Schools:**  
 Audubon Elem., 3500 N Hoyne Av. .5mi.  
 Coonley Elem., 4046 N Leavitt St. .5mi.

**Nearest Private Elementary Schools:**  
 St Andrew, 1710 W Addison St. .4mi.  
 St Benedict Elem., 3920 N Leavitt St. .4mi.

**Nearest Daycare Centers:**  
 Concordia Child Care Center, 3855 N Seeley Ave. .2mi.  
 Apple Tree Learning Center, 1733 W Irving Park Rd. .3mi.  
 A Step Ahead Learning Center, 4208-20 N Broadway St. 1.3mi.

**Nearest Public Library:**  
 Lincoln Belmont, 1659 W Melrose St, 312-744-0166, .8mi.

**Nearest Hospital:**  
 Vencor Hospital, 2544 W Montrose Ave, 1.1mi.

**Nearest Major Grocery Stores:**  
 Trader Joe's, 3745 N Lincoln Ave. .1mi.  
 Jewel, 4250 N Lincoln Ave. .6mi.  
 Jewel, 3630 N Southport Ave. .7mi.

**Nearest Movie Theaters:**  
 Music Box, 3733 N Southport Ave, 773-871-6604, .7mi.  
 Davis Theatre, 4614 N Lincoln Ave, 773-784-0893, 1.1mi.

**Nearest Health Clubs:**  
 Know No Limits, 3530 N Lincoln Ave. .4mi.  
 Curves, 1409 W Addison. .7mi.

**Nearest Starbucks:**  
 4015 N Lincoln Ave. .3mi.

**Nearest CTA Station:**  
 Irving Park, Brown Line, .3mi.

**Nearest Metra Station:**  
 Ravenswood, 1.2mi.

**Nearest Fire Station:**  
 .1mi.

- Starbucks
- Health Club
- Dog Park
- Day Care
- Major Grocery
- Library
- Hospital
- Post Office
- Theater
- Fire Station
- School
- CTA Station
- Metra Station
- City Park

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UNIT 2 - \$464,900

UNIT 3 - \$479,900

UNIT 4 - \$509,900

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