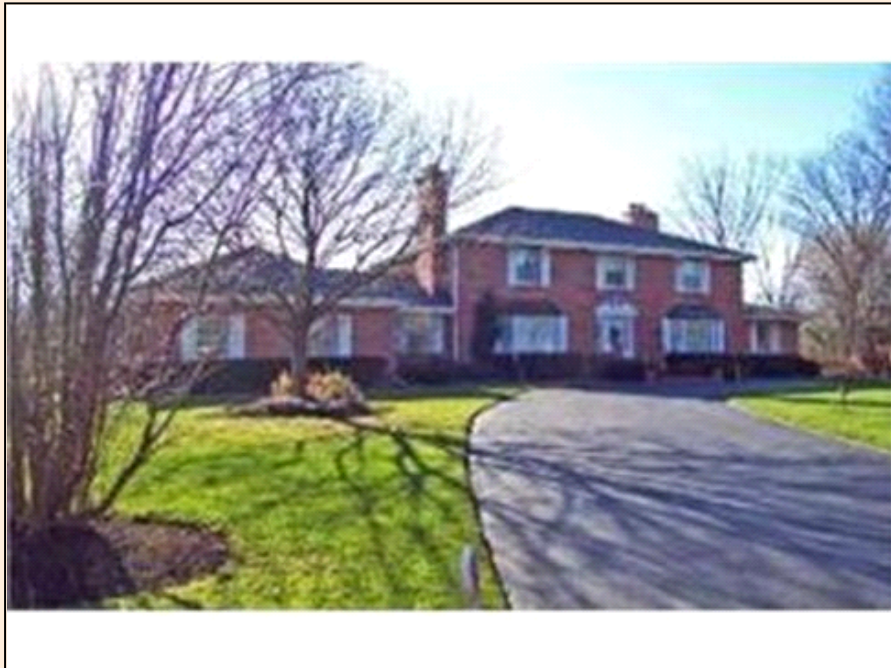


2354 Hedge Row Northfield

Stately Colonial -- a Stunning Renovation! SOLD 7/2007

PROPERTY DETAILS



Listing Price: **\$1,595,000**

Listing Address: 2354 Hedge Row

Northfield IL 60093

Bedrooms: 5

Full Baths: 3

Partial Baths: 1

Lot Size: 1.03 Acres

Style: Colonial

Garage: 3 Car

Heat Source: Gas

Schools: 29/203

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PROPERTY DESCRIPTION

- * *Glorious acre resort-like setting on a private lane.*
- * *Like-new renovation in this stately five bedroom brick colonial.*
- * *Four fireplaces.*
- * *Formal living & dining rooms with bayed windows & fireplaces.*
- * *Gorgeous new gourmet island kitchen.*
- * *Romantic master suite with fireplace & spa bath.*
- * *Immense sunroom opens to family room & kitchen -- overlooks & opens out to patio & pool from windowed wall with multiple sets of French doors.*

"Stately" design and a private 1.03 landscaped setting by Chalet create charming curb appeal as you approach this rehabbed two-story dream! A circular driveway leads to an inviting new front entrance portico in this rebuilt all-brick five bedroom, three full and two-half baths contemporary colonial with abundant living space having a wonderful flowing floor plan designed for family and entertaining.

MAIN LEVEL:

- * *LIVING ROOM (18' X 15'):* From the center entrance, to the right, is a lovely formal living room with large bay window with 1" Levolor white Venetian blinds and recessed spot lights accenting the brass/marble gas-started fireplace with ornamental wood mantel and new 5" random oak flooring, topped off with crown molding.
- * *DINING ROOM (18' X 11'):* To the left of the center entrance is the separate formal dining room with new 5" random oak flooring and a large bay window with 1" Levelor white Venetian blinds for viewing the Chalet landscaping out front. Enjoy formal gatherings in the warmth of the wood burning oak mantled fireplace with marble surround lit by brass chandelier, topped off with Wainscote moldings and finished with chair-rail moldings.
- * *KITCHEN (23' X 14'):* The sun-filled gourmet kitchen has Decorá rich wood cabinetry with under cabinet halogen strip lighting and recessed Halogen cans, granite counters, center island with granite work top and an eating area with decorative hand-painted chandelier views out to the Chalet landscaped rear grounds and in-ground swimming pool. Prepare gourmet meals using the stainless steel appliances including Wolf combination gas and electric range with 6 burners/exhaust hood with chimney, Panasonic microwave, Kitchen Aid side-by-side refrigerator with icemaker, digital Kitchen Aid dishwasher, Franke stainless double sink with single-handle Moen faucet, Kitchen Aid disposal and over sink Pella casement windows with built-in blinds. There is plenty of extra storage in the floor-to-ceiling pantry cabinet. A six-panel oak café door leads to the family room.
- * *FAMILY ROOM (29' X 15'):* Entertain guests in the family room with refurbished Walnut paneling and raised-

hearth fireplace with brass-doors. The Decorá rich wood bar with granite counter has lighted cabinet and under counter wine cooler/refrigerator for upscale entertaining and café door leads to the kitchen for refreshments.

* **SUNROOM (30' X 16')**: The inviting skylit Solarium has an abundance of natural south light as well as recessed Halogen lighting, wall sconce lighting with twin sets of French doors leading out to the in-ground pool.

* **1ST FLR BEDROOM SUITE (15' X 14')**: The first floor bedroom suite can be used for guests or as an office suite. Plushly carpeted with lovely wood blinds and bead board paneled to chair rail height, this great retreat also has its own walk-in closet. The marblefloored bathroom features a Thomasville Maple vanity with Corian countertop and undermount sink/faucet, a new mirror, decorative overhead lighting, new wall tiles, and high-volume super quiet exhaust fan. Compartmented for convenience, commode and tub with glass doors share their own enclosed area.

* **POWDER ROOM** Enter the inviting powder room through the six-panel oak door to view a new Decorá rich wood vanity with granite top and matching ornamental mirror, Kohler toilet, decorative lighting, ceiling lights, high-volume super quiet exhaust fan and 5" random oak flooring.

* **OFFICE/BONUS ROOM (9' X 9')**: The bonus room, located off the laundry/utility area, can be used as an office or crafts room -- the choice is yours.

* **LAUNDRY/UTILITY ROOM (12' X 9')**: From the three-car attached garage, you enter into the laundry room complete with Maytag washer and dryer, Kohler sink with Moen faucet and new sink base for extra storage.

SECOND LEVEL FEATURES: From the front entrance and up the newly carpeted stairway lit with beautiful light fixtures, you enter the second floor bedroom area.

* **MASTER BEDROOM SUITE (23' X 15')**: The luxurious master suite has new carpeting, a skylit closet designed by Space Organization and new 1" Levelor white Venetian blinds. Enjoy winter evenings by the private fireplace with marble surround/hearth, decorative mantle and brass fire screen or just relax in the skylit master bath in the Kohler Lakewood whirlpool tub with pillow and footrest. A separate custom-built tile shower with Tasu fixture & teak folding seat, Kohler toilet, Mastercraft vanity with Corian countertop, undermount Kohler sink & Mastercraft tri-view recessed medicine cabinet complete this special bath.

* **THREE ADDITIONAL FAMILY BEDROOMS (18' X 11') (14' X 12') (12' X 11')**: All three newly carpeted family-sized bedrooms have overhead lighting, new six-panel oak doors, new Levolor blinds and house intercom/music unit. Two bedrooms additionally feature closet organizers.

* **HALLWAY BATHROOM:** The upstairs hallway bath has a new tile floor, new vanity center with integral sink and tri-view medicine cabinet, new shower doors, Kohler toilet and high volume super quiet exhaust fan.

INTERIOR EXTRAS:

* Oak flooring throughout.

* Skylights in Solarium replaced.

* Newly installed Brink's security system for intrusion, motion & fire detection.

* New NeuTone intercom system including door answering and AM/FM music system with new intercom stations installed on front door (new door bell), living room, dining room, laundry room, kitchen, family room, office & all bedrooms.

* In-ground water sprinkler system checked and working.

* Installed two new two-stage Trane furnaces w/new A/C coils & repaired in line humidifiers.

* Installed three new digital thermostats.

* New in line hot/cold air boost pump with temperature controlled thermostat.

* Two new sump pumps installed in crawl space and main room of basement and repaired sump pump in the basement storage room.

* New 1/4 turn ball valves on water connections.

* New gas pipes and installed new larger gas meter to fit gas needs.

* Installed 200 amp electrical service with whole house surge protector.

* New grounded outlets, new switches, cover plates and switch plates installed throughout the house.

* New registers except for a few in the family room.

* **THREE CAR GARAGE:** The garage door & openers have been refurbished, new light fixtures installed, a fresh coat of paint applied and the central vacuum for the whole house is located there.

* **IN-GROUND POOL & CABANA HOUSE:** The pool has been inspected and maintained by North Shore Pool & Spa, has a new 350,000 BTU heater, Raypak 265,000 BTU - on recap and the state-of-the-art Polaris vacuum has been refurbished. The cabana house has had a new roof, gutters, downspouts, windows installed. The 1/2 bath has a new sink/sink faucet/vanity, counter & mirror installed. The interior and exterior have been repainted and new vents installed in the equipment space.

EXTERIOR EXTRAS:

* New front entrance portico installed along with rebuilt brickwork.

- * New front door complete with leaded-glass, brass hardware & decorative prism sidelights.
- * New tear-off roof by Martin Roofing.
- * New 4" gutters, downspouts & extenders.
- * New frost-free faucet installed in the front of the house.
- * New driveway with guide lights on timer sealed by Stringer.
- * Basketball hoop repaired and painted and new net installed.
- * Landscaping by Chalet complete with weed control & fungicide spray (2005).
- * Recently routed culvert.
- * Drainage control grading near A/C completed by Chalet.
- * Lantern lights were repaired & repainted in the front, back and garage side of the house.
- * Mailbox rebuilt.
- * The west chimney was rebuilt.
- * Installed new back entry door & storm door with new hardware.
- * Installed new cedar deck on the west end of the house in the rear yard.
- * Installed new exterior floodlight in west end of rear yard.
- * East and west fence gates rebuilt.
- * Mailbox rebuilt.

A private sleepy lane leads to this stately five-bedroom brick Colonial, stunningly renovated from top to toe. Circular and side driveways invite you to this serene resort-like acre setting complete with an in-ground pool and freestanding cabana. A brick walkway and new front door with leaded-glass windows opens to the classic center entry oak foyer with adjacent formal living and dining rooms flanking each side. Five-inch random oak flooring, two bay windows and two fireplaces, one in each room, can be enjoyed the moment you enter. Straight ahead is the immense walnut-paneled family room, complete with a third raised-hearth fireplace and new granite-topped wet bar. Another leaded-glass window and lovely French doors open from this area to the spectacular sunroom. Spanning the central rear of the home and featuring multiple skylights and a wall of glass including two sets of French doors that open onto the patio and pool area, this sun-filled room with glorious south light presents irresistible and inviting warmth that will capture your attention! Both family and sunrooms adjoin the kitchen. Café doors open into the kitchen from the family room while French doors from the sunroom overlook the beautiful breakfast area. The gorgeous new kitchen, a gourmet cook's delight, features a large center island, ideal for serving and preparation. Stainless appliances, "to-ceiling" Décora cabinetry, granite countertops and oak floors are only a few of the quality features to enjoy in this sunny room that overlooks the expansive fenced yard.

An all-new powder room with dark cabinetry and granite vanity top is conveniently-accessible to all family areas. Also located on the main floor is a private guest or in-law bedroom wing complete with its own brand new compartmented full bath and a large walk-in closet. Chair rail height bead board paneling, wood blinds and cove moldings make this equally suited to serve as a spacious in-home office or library. The attached three-car garage leads into a large laundry room with an adjacent bonus room offering a multitude of potential uses – the choice is yours!

On the upper level you will find the romantic master bedroom suite. Large and airy, the master bedroom features its own fireplace, the fourth one in this special home. A cabinet-quality customfitted walk-in closet with skylight and a new spa bath with a second skylight and separate shower make this a delightful retreat. Three more family bedrooms, two of twin-sized proportions, are also located on the second floor. Two family bedrooms feature customized closet organizers and all have overhead lighting and solid six-panel doors to match all the new doors throughout this incredible home.

Rounding out the exceptional features of this grand residence, you will also enjoy a large basement, three-zoned heat and air-conditioning, all-new roof, upgraded electrical service, a central vacuum system, room-to-room intercom with AM/FM radio and exterior underground sprinklers. For those looking to fulfill great expectations, this home may be the answer to your dreams!

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