

# 3547 Laburnum Court Northbrook Home For Sale

Awesome Appeal!

## PROPERTY DETAILS



**Listing Price:** **\$399,900**

**Listing Address:** 3547 Laburnum Court  
Northbrook IL 60062

**Bedrooms:** 2

**Full Baths:** 2

**Partial Baths:** 1

**SQ FT:** 2692

**Lot Size:** 54.5 X 70.17

**Style:** Duplex - Homeowner  
Association

**Garage:** 2 Car

**Heat Source:** Gas

**Schools:** 27/225

**QR Code:**

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## PROPERTY DESCRIPTION

[www.3547LaburnumCourt.com](http://www.3547LaburnumCourt.com)

***Dramatic One-Level Living -- A Breathtaking Ranch with Massive Rooms & Volume Ceilings!***

***Exceptional, Exciting, Elegant -- nearly 2700 Square Feet of Grand Rooms with Open Design, Abundant Light & Easy-Living with Homeowner Association Amenities Here!***

- \* *Great Expectations -- Great Space, Great Flow, Great Room, Great Volume Ceilings with Skylights!*
- \* *Airy bright foyer opens to enormous Great Room & huge Dining Ell with expansive wall of sliders to yard & patio!*
- \* *Great Room with fireplace & wet bar!*
- \* *Vaulted/Cathedral Ceilings in Great Room, Dining Room, Kitchen and Master Bedroom Suite!*
- \* *Master Suite with Spa bath, separate shower & big walk-in closet!*
- \* *Island kitchen with pass through to Dining Room, breakfast area, planning center & abundant counters!*
- \* *Great library/den with window seat & built-in bookshelves!*
- \* *Gorgeous Oak Floors in Great Room, Dining Room & Den!*

*Dramatic one-level living can be yours in this airy, sunny six-room ranch! Exceptional grand rooms with volume ceilings greet you as you enter through double doors to the sky lighted two-story foyer which opens to and*

overlooks the massive Great Room. Views clear through to the expansive glass wall of sliding patio doors, an aggregate patio & the lushly-landscaped yard can be instantly enjoyed. The Great Room exemplifies its name in both size & features which include stunning oak floors, cathedral ceilings and a two-story fireplace wall flanked by twin sets of built-in display cabinets with dramatic lighting and a convenient wet bar. A formal dining room, "elled" to the Great Room with its own additional sliding door access to the yard, provides ample space for elegant gatherings of both large and small groups with equal ease. A large pass-through serving window from the dining room to the island kitchen adds abundant kitchen sunshine. Complete with its own cathedral ceiling, an abundance of counter and cabinet space, a planning center with desk and a large breakfast area, the kitchen blends great comfort, convenience & sensible function here. Access to a separate laundry room, the two-car attached garage, a large unfinished basement and the sunny foyer is located just beyond the breakfast nook.

Specialized family areas include the spacious master bedroom suite with vaulted ceilings featuring a large walk-in closet and dramatic Spa bath with high volume ceilings, skylight, big whirlpool tub, separate shower, enclosed commode, linen closet and dual sinks in a full wall of built-in vanity space, counters & storage! Located right off the main foyer is an inviting den, office or library featuring a double door entryway, fabulous oak floors and a window seat offset by twin sets of built-in bookshelves on either side! The powder room and large guest closet are just across and down the hall. Additionally, a private family-guest bedroom suite rounds out the comforts found in this appealing, elegant & extraordinary ranch duplex that offers association conveniences including lawn care, snow removal & more! Call today to view this amazing home!

#### *Great Room - 30' x 17'*

- \* Cathedral ceiling
- \* Two-story fireplace wall
- \* Oak Floors
- \* Wet Bar
- \* Built in cabinets & glass shelving
- \* Sliding patio doors to aggregate patio
- \* Recessed lighting
- \* Access from Foyer and to Kitchen, Dining Room, Den, Powder Room and Master Bedroom suite.

#### *Dining Room - 13' x 11'*

- \* Vaulted ceiling
- \* Oak floors
- \* Elled to Great Room
- \* Doorway and pass through window to adjacent Kitchen
- \* Sliding glass patio doors opening out to backyard

#### *Kitchen - 18' x 13'*

- \* Cathedral ceiling
- \* Convenient center island
- \* Sunny eating area
- \* Planning desk
- \* Pass through window and doorway to adjacent Dining Room
- \* Recessed can lighting
- \* Ceramic tile floors
- \* Access from entry foyer or garage
- \* Adjacent to Laundry Room and basement entrance

#### *Master Bedroom - 21' x 14'*

- \* Vaulted ceiling
- \* Access from Great Room
- \* Huge walk-in closet
- \* Large Spa bath featuring:
  - \* Volume ceiling
  - \* Skylight
  - \* Whirlpool tub
  - \* Separate shower
  - \* Separate commode (water closet)

- \* *Double his/hers sinks*
- \* *Exceptionally large vanity area*
- \* *Linen closet*

*Family or Guest Bedroom - 14' x 11'*

- \* *Privately located at the end of a hallway off the foyer*
- \* *Adjacent to a private full bath*
- \* *Palladium window with shutters*
- \* *Light neutral carpet*
- \* *Large double-door closet*

*Library, Office or Den - 17' x 11'*

- \* *Located off main foyer*
- \* *Double-door entry*
- \* *Oak floors*
- \* *Twin built-in bookshelves*
- \* *Shuttered window*
- \* *Multi-functional design*
- \* *Adjacent to Foyer, Great Room, Powder Room and hallway to Guest Bedroom*

*Other Highlights*

- \* *Laundry Room 7'x5' with ceramic floors and built-in cabinets*
- \* *Two-car attached garage*
- \* *Large ready-to-finish basement*
- \* *Concrete drive and front walkway*
- \* *Large aggregate patio accessed from Great Room or Dining Room sliding patio doors*
- \* *Built 1989*
- \* *Lot size: 54.5' x 70.17'*
- \* *Ranch duplex -- live all on one level*

*Association Information*

- \* *Fee simple homeowner association - Burr Oaks Circle*
- \* *Monthly Fee: \$350.00*
- \* *Pet friendly*
- \* *Association provides:*
- \* *Common insurance*
- \* *Lawn care*
- \* *Snow removal*
- \* *Scavenger service*
- \* *Cable TV*

CONTACT INFORMATION



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