



Virtual Tour

Detached Single

Status: **NEW** MLS #: **11792583** List Price: **\$544,900**
 Area: **540** List Date: **05/26/2023** Orig List Price: **\$544,900**
 Address: **352 Green Valley Dr , Naperville, IL 60540**
 Directions: **Jefferson east of River to Green Valley south to property on the left or Aurora Avenue to Berry north to Evergreen east to Green Valley left to property on the right**

Closed: Contract: Lst. Mkt. Time: **1**
 Off Market: Financing: Concessions:
 Year Built: **1968** Blt Before 78: **Yes** Contingency:
 Dimensions: **73X137** Curr. Leased: **No**
 Ownership: **Fee Simple** Subdivision: **Will-O-Way** Model: **The Cape Model**
 Corp Limits: **Naperville** Township: **Naperville** County: **DuPage**
 Coordinates: # Fireplaces: **0**
 Rooms: **8** Bathrooms (full/half): **2 / 1** Parking: **Garage, Exterior Space(s)**
 Bedrooms: **4** Master Bath: **Full, Shower Only** # Spaces: **Gar:2 Ext:2**
 Basement: **English** Bsmnt. Bath: **Yes** Parking Incl. In Price: **Yes**
 Buyer Ag. Comp.: **2.5% MINUS \$400.00 (% of Net Sale Price)**
 Mobility Score: **-**



Remarks: **Unbeatable location; stroll on the Riverwalk to downtown, library, Beach, restaurants, from this desirable Willoway home. 352 is one of just 2 lots that back to the unobstructed vista of the professionally landscaped open area offering expansive, tranquil views from the afternoon shaded brick paver patio, bow bay kitchen window, or sliding glass dining room doors. Enter the home via a protected, pillared portico with leaded glass front door onto hardwood floored foyer. Newly carpeted living room looks out over covered front porch and landscaped yard. Kitchen offers quartz countertops and backsplash with expanded pass through to the newly carpeted dining room. The morning sun-bathed eat-in kitchen overlooks the tiled, recess-lit, family room allowing the chef to share in all of the family activities or be the center of attention and hub of activity when entertaining. Upstairs you will find the primary bedroom with double closets and private bath, two additional bedrooms and double vanity hall bath. From this level ascend into a fourth bedroom, bonus room, or private, naturally lit, work-from-home office or studio space. Laundry and powder room are located off of the family room. Energy efficient R60 insulation. Baths, kitchen, appliances, 6-panel doors, interior paint, ceiling fans and fixtures, HVAC, water heater, siding, windows, and roof all between 5 and 10 years old. Move-in condition, meticulously clean. Check out the pictures and video walkthrough!**

School Data
 Elementary: **Elmwood (203)**
 Junior High: **Lincoln (203)**
 High School: **Naperville Central (203)**

Assessments		Tax		Miscellaneous	
Amount:	\$0	Amount:	\$8,836	Waterfront:	No
Frequency:	Not Applicable	PIN:	0723203001	Appx SF:	2514
		Mult PINs:	No	SF Source:	Assessor
		Tax Year:	2022	Bldg. Assess. SF:	
Special Assessments:	No	Tax Exmps:	Homeowner	Acreage:	
Special Service Area:	No				
Master Association:	No				
Master Ass. Freq.:	Not Required				

Square Footage Comments:

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room	13X19	Not Applicable	Carpet	Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments	Master Bedroom	11X15	2nd Level	Carpet	Blinds, Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments
Dining Room	10X12	Main Level	Carpet	Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments	2nd Bedroom	10X15	2nd Level	Hardwood	Blinds, Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments
Kitchen	14X15	Main Level	Hardwood	Bay Window(s), Blinds, Double Pane Windows, Screens, Window Coverings,	3rd Bedroom	10X12	2nd Level	Hardwood	Blinds, Double Pane Windows, Drapes, Screens, Window Coverings, Window

Room	Size	Level	Material	Window Treatments	Room	Size	Level	Flooring	Treatments
Family Room	16X24	Lower	Marble	Window Treatments Blinds, Double Pane Windows, Screens, Window Coverings, Window Treatments	4th Bedroom	15X25	3rd Level	Carpet	Blinds, Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments
Laundry Room	11X18	Lower	Marble	Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments					

Interior Property Features: **Hardwood Floors, Some Carpeting, Some Window Treatmnt, Some Wood Floors, Drapes/Blinds, Granite Counters, Some Storm Doors, Some Wall-To-Wall Cp, Pantry, Replacement Windows**

Exterior Property Features: **Front Porch, Brick Paver Patio, Storms/Screens**

<p>Age: 51-60 Years, Rehab in 2016 Type: Split Level Style: Quad Level Exterior: Vinyl Siding, Clad Trim, Brick Veneer Air Cond: Central Air, Electric (Cooling) Heating: Gas, Forced Air Kitchen: Eating Area-Table Space, Pantry-Closet, Granite Counters, Updated Kitchen Appliances: Oven-Double, Microwave, Dishwasher, Refrigerator, Washer, Dryer, Disposal, Oven/Built-in, Range Hood, Gas Cooktop, Wall Oven Dining: L-shaped Attic: Pull Down Stair, Unfinished Basement Details: Finished, Lookout, Rec/Family Area Bath Amn: Separate Shower, Double Sink, Soaking Tub Fireplace Details: Fireplace Location: Electricity: Circuit Breakers Equipment: Humidifier, CO Detectors, Ceiling Fan, Sump Pump, Water Heater-Gas Other Structures: None Door Features: Storm Door(s), 6 Panel Door(s), Sliding Glass Door(s) Window Features: Bay Window(s), Blinds, Double Pane Windows, Drapes, Screens, Window Coverings, Window Treatments, Some Tilt-In Windows Gas Supplier: Nicor Gas Electric Supplier: Other</p>	<p>Laundry Features: Gas Dryer Hookup, In Unit, Sink Additional Rooms: No additional rooms Garage Ownership: Owned Garage On Site: Yes Garage Type: Attached Garage Details: Garage Door Opener(s), Transmitter(s) Parking Ownership: N/A Parking On Site: Yes Parking Details: Off Street, Driveway Driveway: Concrete Foundation: Concrete Ext Bas/Fnd: Disability Access: No Disability Details: Exposure: E (East), W (West) Lot Size: Less Than .25 Acre Lot Size Source: County Records Lot Desc: Landscaped Professionally, Wooded, Backs to Open Grnd, Level, Views, Sidewalks, Streetlights</p>	<p>Roof: Asphalt/Glass (Shingles) Sewer: Sewer-Public, Sewer-Storm Water: Lake Michigan Const Opts: General Info: School Bus Service, Commuter Bus, Commuter Train, Interstate Access Amenities: Park/Playground, Curbs/Gutters, Sidewalks, Street Lights, Street Paved Asmt Incl: None HERS Index Score: Green Discl: No Green Rating Source: Green Feats: Sale Terms: Conventional Possession: Closing Occ Date: Rural: No Addl. Sales Info.: None Broker Owned/Interest: No Relist: Zero Lot Line: No</p>
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Broker: **Steve Grobl Real Estate (23306) / (630) 357-3428**

List Broker: **Steve Grobl (234182) / (630) 362-5822 / steve@grobl.com**

CoList Broker:

More Agent Contact Info: **Owner related to listing agent**

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NOTICE: Many homes contain recording devices, and buyers should be aware that they may be recorded during a showing.

MLS #: 11792583

Prepared By: Steve Grobl | Steve Grobl Real Estate | 05/26/2023 06:40 AM