

MELROSE
PARTNERS
REALTY



2141 NORTH

Clifton

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2141 NORTH
Clifton

OVERVIEW

2141 N. Clifton is a masterfully designed, finely appointed, four-story home in the heart of Lincoln Park. Located just south of Webster Avenue on the east side of this classic, sunlit street, the 6,000 square foot custom-built home offers the finest amenities and living space at a value nothing short of extraordinary. The home's expansive floor plan featuring five convertible bedrooms, four and one half baths, a state-of-the-art media room, library and wine cellar is a showcase of high quality and restrained elegance that could not be replicated today.

Abundant natural light cascades throughout the home, and 11½-foot ceilings on the main level bestow an Old World grandeur and openness. The home's intrinsic appeal is felt upon entering the formal, lower-level foyer with hand-laid stone floors, a groin-vaulted ceiling and custom millwork and paneling that is generously appointed throughout the residence. Other highlights include a winding staircase with iron and brass balustrades, an English-style hand-glazed kitchen, 1¾ inch thick, eight-foot doors with Ribbon & Reed lever lock sets, mahogany and French limestone floors, custom-profiled casings and extensive ceiling detail, paneling and trim on every level.

2141 N. Clifton conveys warmth and stateliness with its hand-crafted, Silverdale limestone façade, which is highly regarded for its natural, golden hue. Both the home's façade and attention to detail throughout reflect the distinctive skill of one of the city's most prominent residential architects, Tim LeVaughn of Melrose Partners, who designed it. Built in 2003, the owners have lived most of their time out of state, leaving the residence in pristine condition for its new owners.



2141 NORTH
Clifton

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The home's tasteful architecture and neutral palette are complemented by thoughtfully designed modern conveniences for true luxury living. State-of-the-art amenities include a snow melt system in the courtyard and front stairs, a handsomely outfitted, four-stop elevator, a security system and controlled lighting.

2141 N. Clifton's splendor is accentuated by abundant outdoor space, featuring a large front courtyard and terraces off of every level, including front and back terraces off the third level's conservatory and a large garage terrace with a wood-burning fireplace. The natural flow of indoor-outdoor living is ideal for families and entertaining. With a perfect combination of prominence and location, the home offers unfettered views of Chicago's skyline and a bright ambiance from windows bathing the third floor in sunlight from all directions.

2141 N. Clifton presents a rarefied opportunity to enjoy a bounty of grandeur, luxury and design at a considerable value in the heart of one the city's most affluent neighborhoods.



2141 NORTH
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THE ENTRY LEVEL

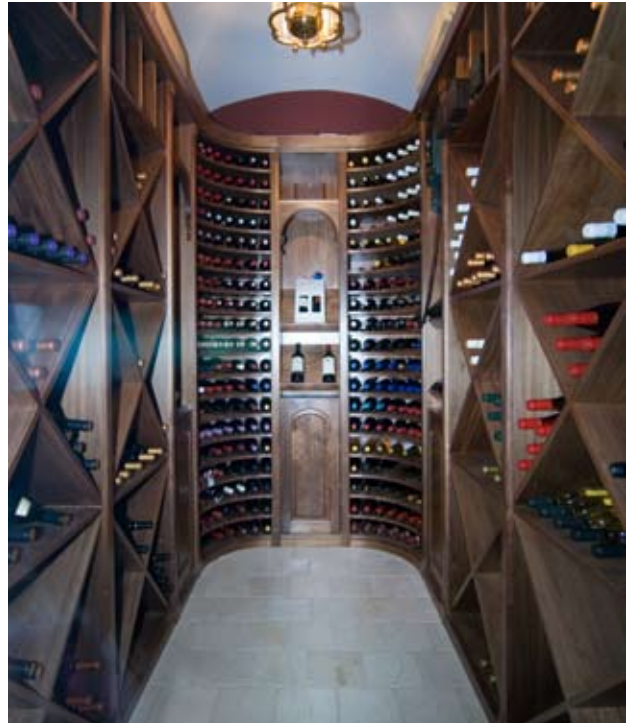
The home's refined elegance radiates from the light-filled courtyard, down to a formal foyer accented in custom millwork that continues into a handsome library with in-laid bookshelves and a classic limestone mantle that frames a masonry gas fireplace.

The French limestone hallway leads to a finely appointed in-law suite with a large, glass shower, a 1,100-bottle wine cellar, hand-crafted in walnut, and a state-of-the-art media room that cleverly conceals a roll-down screen and projector. The cellar is temperature-controlled to safeguard your most precious collections, and the media room is covered in a warmly toned suede for a pleasing, audio-enhancing environment.

A large laundry room with ample storage and two commercial grade washers and dryers resides off the media room. An additional doorway from the media room opens to a staircase and breezeway connection to the garage, which is illuminated by a handcrafted copper skylight.



2141 NORTH
Clifton



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THE FIRST FLOOR

One of the greatest advantages of a lower-level entry is the additional space it affords the main level. This home is beautifully designed for entertaining. Its grand ceilings and detailed woodwork and moldings highlight a large dining room and full-width living room that is accented with a stately masonry gas fireplace and three, stunning windows that invite ample, natural light.

An entry way from the dining room houses the elevator, a closet and a surprising jewel: a powder room, resplendent in bright red lacquered walls, which cast a sophisticated splash of color amidst a refined palette of off whites and beiges.



2141 NORTH
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THE FIRST FLOOR

Cooking and entertaining is a pleasure in this English-style kitchen. Its perfect union of function and beauty is any gourmand's dream. The kitchen features an oversized island, raised, extra-thick, honed, white Calcutta gold countertops, two butler's pantries, commercial grade appliances and a built-in cappuccino maker.

Beyond the kitchen lies the great room. Great, indeed. The room is filled with built-ins and custom millwork and is framed by a pair of French doors that open onto stairs leading to an expertly landscaped, brick-encased terrace. The wood-burning, masonry fireplace adds function and enjoyment for cool nights.



2141 NORTH
Clifton

THE SECOND FLOOR

A beautiful, custom-milled staircase leads to the second and third levels. The second level is home to the elegant master suite.

The suite's spa-like bathroom will draw you in with its luxurious amenities. Generous slabs of white marble cover the walls and large, steam shower. His and her sinks and a separate water closet and bidet offer added privacy and comfort. What better way to renew yourself than to step into the sauna ideally situated across from the steam shower.



2141 NORTH
Clifton

THE SECOND FLOOR

A dressing room handsomely adorned in tiger wood and a separate, walk-in closet offer abundant space for clothes and other personal effects. Custom built-ins, substantial millwork and a pair of French doors opening onto a private terrace accent the large bedroom.

A second bedroom suite occupies the other end of the floor. The spacious bedroom features abundant natural light, a separate study and a well-appointed bathroom with a large, slab-marble tub.



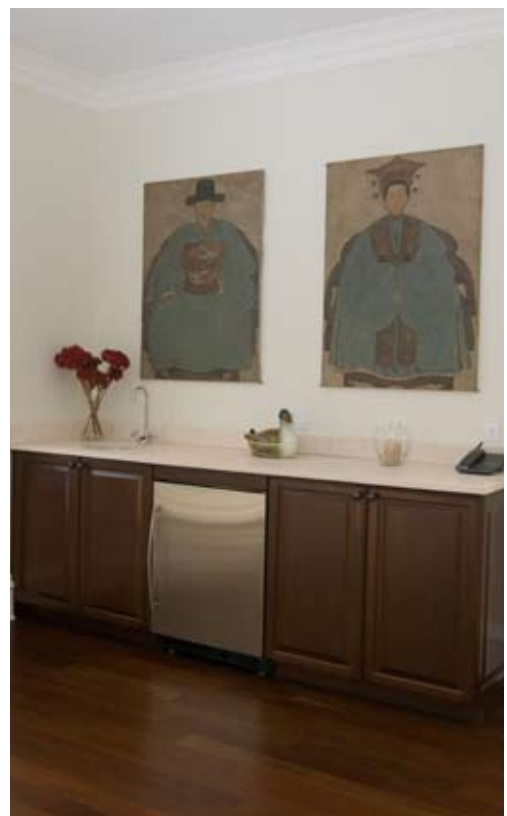
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THE THIRD FLOOR

“Fiat lux,” the Latin translation for “let there be light,” is a fitting description of this home’s top floor. Light beams through all four directions. A large conservatory with a wet bar and an inviting study with a private bath currently reside on this floor. Front and back decks enhance its outdoor connection and accessibility.

The current floor plan is ideal for entertaining, but the design could easily be converted to one or two bedrooms to accommodate the needs of a larger family.

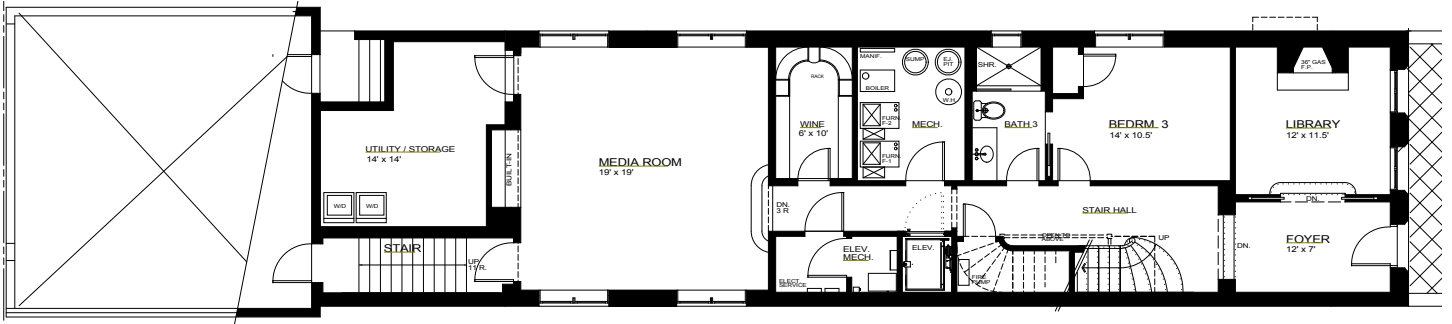
2141 N. Clifton is a portrait of understated elegance at its finest.



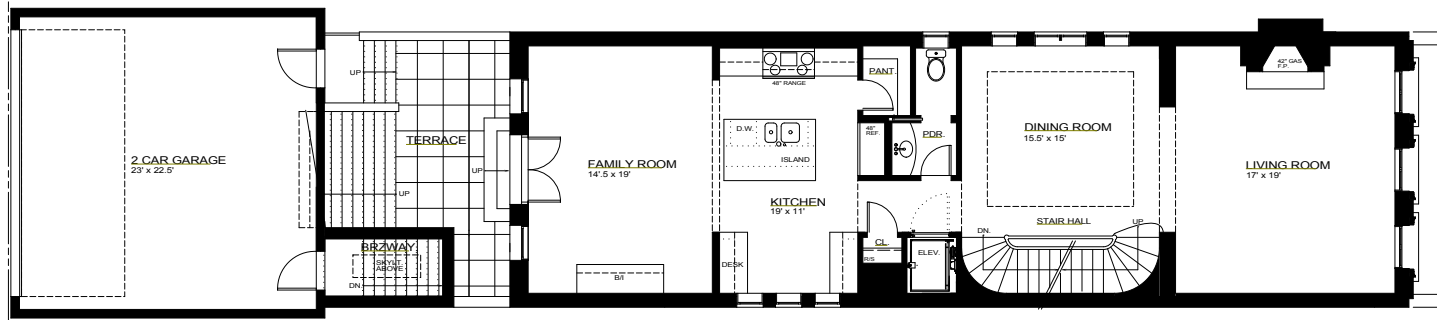
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FLOOR PLANS

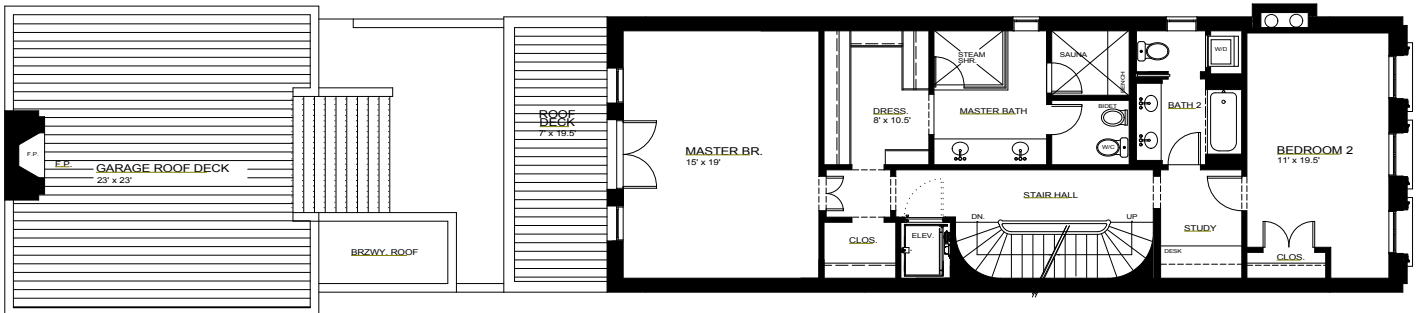
LOWER LEVEL



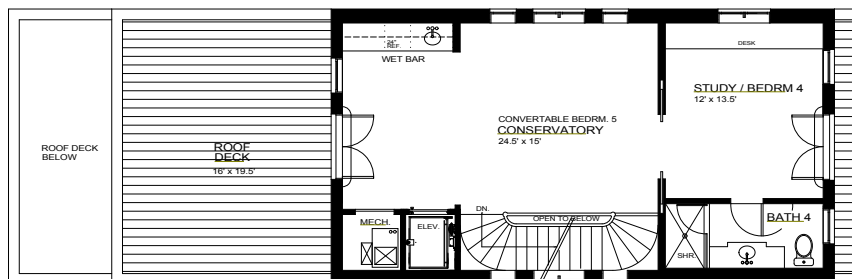
FIRST FLOOR



SECOND FLOOR

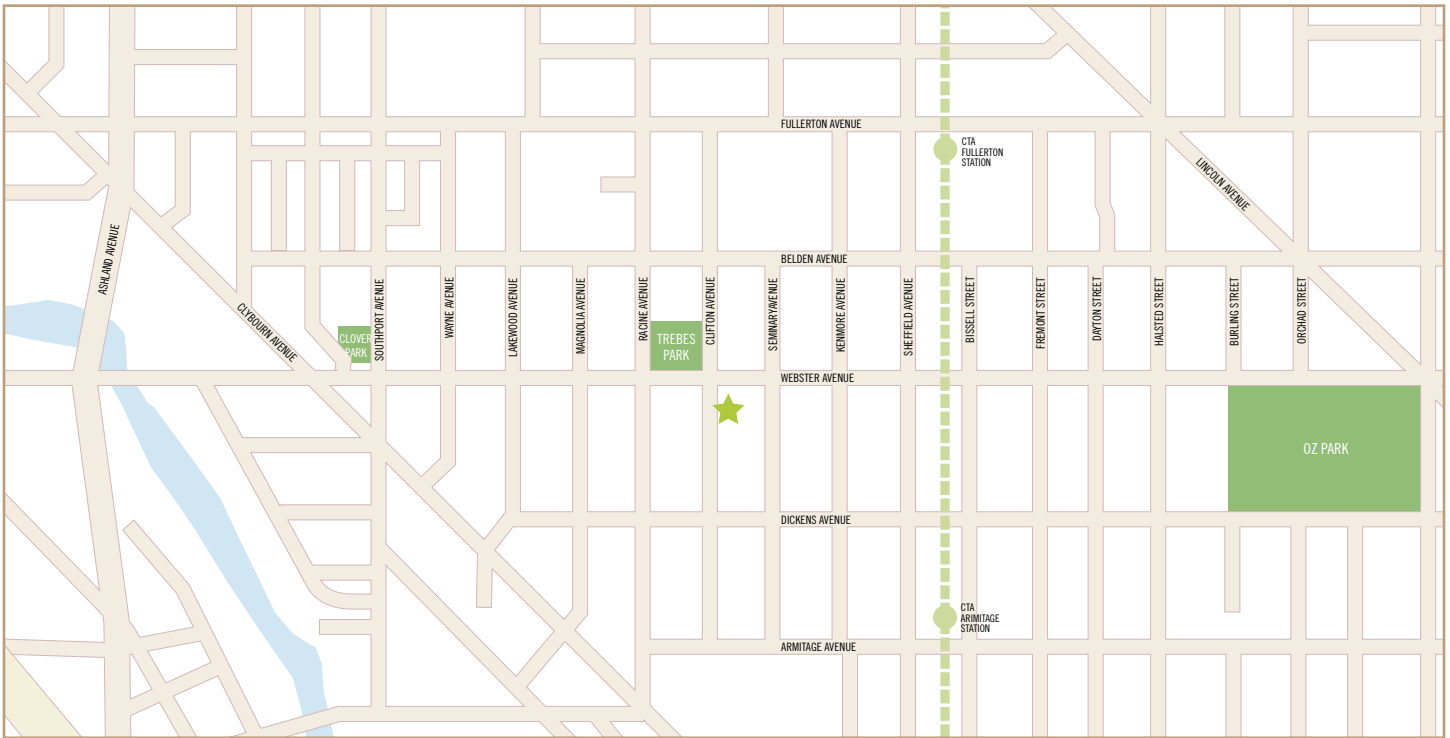


THIRD FLOOR



2141 NORTH
Clifton

MAP OF LOCATION



MELROSE PARTNERS REALTY

For more than a decade, Melrose Partners has distinguished itself as a leader in luxury residential development. Through unparalleled craftsmanship and attention to detail, Melrose Partners has reclaimed Old World elegance, quality and design in Chicago, building homes whose beauty and inherent value endure through any market cycle. The firm's commitment to client service, quality craftsmanship and appreciable value are the guiding principles for Melrose Partners Realty. The principals' comprehensive understanding of home construction and design and deep market knowledge offer buyers and sellers an advantage in achieving the most from their real estate transactions.

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All photographs represent 2141 North Clifton.