



2433 N. ROCKWELL

6 Beds | 4.2 Baths | 4634 sqft | Extra Wide 37.5' Lot

JASON O'BEIRNE

773-368-3421 | jasonobeirne.com
jobeirne@jamesonsir.com

Jameson | **Sotheby's**
INTERNATIONAL REALTY

Site Plan

- 37.5 x 126 lot
- Landscaping and sod
- Three-car garage
- Fully enclosed yard
- Spacious rear patio including covered area with outdoor fireplace
- Primary bedroom balcony

Exterior

- Roof: IKO Cambridge architectural shingles in Dual Black
- Siding: JamesHardie lap siding in Arctic White
- Windows: Weather Shield Signature Series Aluminum-Clad Wood Windows in Jet Black
- Front door: Thermatru Classic Craft®Artissa Collection™ in Mahogany Grain front door with side light painted black
- Front door handle set: Schlage Custom Century Single Cylinder Handleset and Interior Latitude Lever with Collins Trim in Matte Black

Interior

- 6 Bedrooms, 4.2 Baths
- 4634 square feet
- Flooring: Oak hardwood throughout main and upper level, carpeting in lower level
- Interior doors: GlobalPointe 2 Panel Shaker with Matte Black hinge
- Door hardware: Schlage FC Series Latitude Lever with Collins Trim in Matte Black
- Ceilings: Lower 9', Main 10', Upper 9'
- Fireplaces
Living Room: ProBuilder 42" Clean Face Traditional gas fireplace with black glass and birch log
Great Room: ProBuilder 54" Linear gas fireplace
Deck: Empire Carol Rose Coastal Collection 48" Outdoor Linear Fireplace
- Built-ins in great room
- Rear mudroom with built-in storage and walk-in closet
- Radiant Heat: Throughout lower level and primary bath

Kitchen

- Perimeter Cabinetry: Dura Supreme Hudson flat panel soft close cabinetry in white
- Island: Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Difiniti Quartz countertops and backsplash
- Butler's Pantry with sink and wine cooler
- Walk-in pantry
- Plumbing Fixtures
Kitchen: Graff Perfeque Pull-Down Faucet
Soap dispenser: Graff
Butler's Pantry: Hansgrohe Focus HighArc Kitchen Faucet with Kohler under-mount sink with rack
- Appliances:
Sub-Zero Classic Side-by-Side Refrigerator/Freezer
Wolf 48" Sealed Burner Rangetop
Wolf 30" M Series Professional Built-In Double Oven
Best Potenza series built-in hood
Bosch 24" Pocket Handle Dishwasher
Wolf 24" Standard Microwave Oven
Zephyr Dual Zone Wine Cooler
- Breakfast area + island with bar seating

Wet Bar

- Hansgrohe Focus HighArc Kitchen Faucet with Kohler under-mount sink with rack
- Zephyr Beverage Cooler

Bathrooms

Primary Bath:

- Steam shower with Jaclo Rain Machine shower head, Phylrich fixtures, and Thermasol touch control
- Victoria & Albert freestanding Barcelona soaking tub with Phylrich freestanding tub filler and hand shower
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet
- Kohler Rectangle Under-Mount Sink with Phylrich widespread faucet
- Quartz countertops
- Radiant heated flooring

Bath Two:

- Maax Alcove Tub with Phylrich and Kohler fixtures
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet
- Kohler Rectangle Under-Mount Sink with Phylrich single-handle faucet
- Quartz countertops

Bath Three:

- Maax Alcove Tub with Phylrich and Kohler fixtures
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet
- Kohler Rectangle Under-Mount Sink with Phylrich single-handle faucet
- Quartz countertops

Bath Four:

- Phylrich shower fixtures
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet
- Kohler Rectangle Under-Mount Sink with Phylrich widespread faucet
- Quartz countertops

Main Powder:

- Kohler Rectangle Under-Mount Sink with Phylrich widespread faucet
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet

Lower Powder:

- Fairmount Designs ceramic vanity sink top with Phylrich single-handle faucet
- Dura Supreme Hudson flat panel soft close Maple cabinetry in Onyx
- Toto Nexus II One-Piece Toilet

Laundry

Upper Laundry:

- LG High Efficiency Front Load Washer and Dryer
- Apogee Single Bowl Undermount Stainless Steel sink with Moen One-Handle High Arc Pulldown Faucet
- Dura Supreme Hudson flat panel soft close cabinetry in White

Lower Laundry:

- Second hook-up with utility sink

Electrical

- 200 amp service provided
- Recessed cans throughout
- Designer light fixtures

Low Voltage

- Wired for ethernet & cable
- Security system installed (main control, door sensors & motion detectors)
- Nest video doorbell
- Pre-wired for additional security cameras
- Pre-wired for speakers:
Living room
Great room
Deck
Primary bedroom
- Pre-wired for an intercom system/remote release for the front gate

Mechanical

- 2 High efficiency HVAC systems
- High efficiency gas water heater
- Drain tile system with sump and ejector pump



Sub-Zero Classic Side-by-Side Refrigerator/Freezer

Interior water dispenser with advanced filtration, Air purification system, Magnetic door seal system, Automatic ice maker, Monitor and control remotely with Wi-Fi connectivity

Zephyr Dual Zone Wine Cooler

45 Bottle capacity, Electronic Capacitive Touch Control, Door Open Alarm, Air Filtration



Best Potenza series built-in hood

Wolf 48" Sealed Burner Rangetop

6 Dual-stacked, sealed burners, Infrared griddle, Heavy-gauge stainless steel, Continuous cast-iron grates, Spark ignition system

Wolf 30" M Series Professional Built-In Double Oven

Interactive touchscreen control, Advanced Dual Verti-Cross™ convection system, a variety of modes, including Convection Roast, Proof, and Dehydrate, prepares 50 popular dishes with the Gourmet feature that automatically adjusts cook times and temperatures

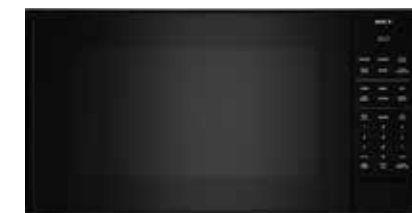


Bosch 24" Pocket Handle Dishwasher

Heavy-duty stainless steel, AquaStop® leak protection system, 16 place-setting capacity, Touch Control

Wolf 24" Standard Microwave Oven

Cooks automatically for preset recipes, Quick-start controls for popular items, Keep Warm mode



Steel Lighting Company

The Melrose Island Pendant
18 Gauge Steel, 9"H x 18"W

DIFINITI Quartz Collection

Dura Supreme Hudson Panel

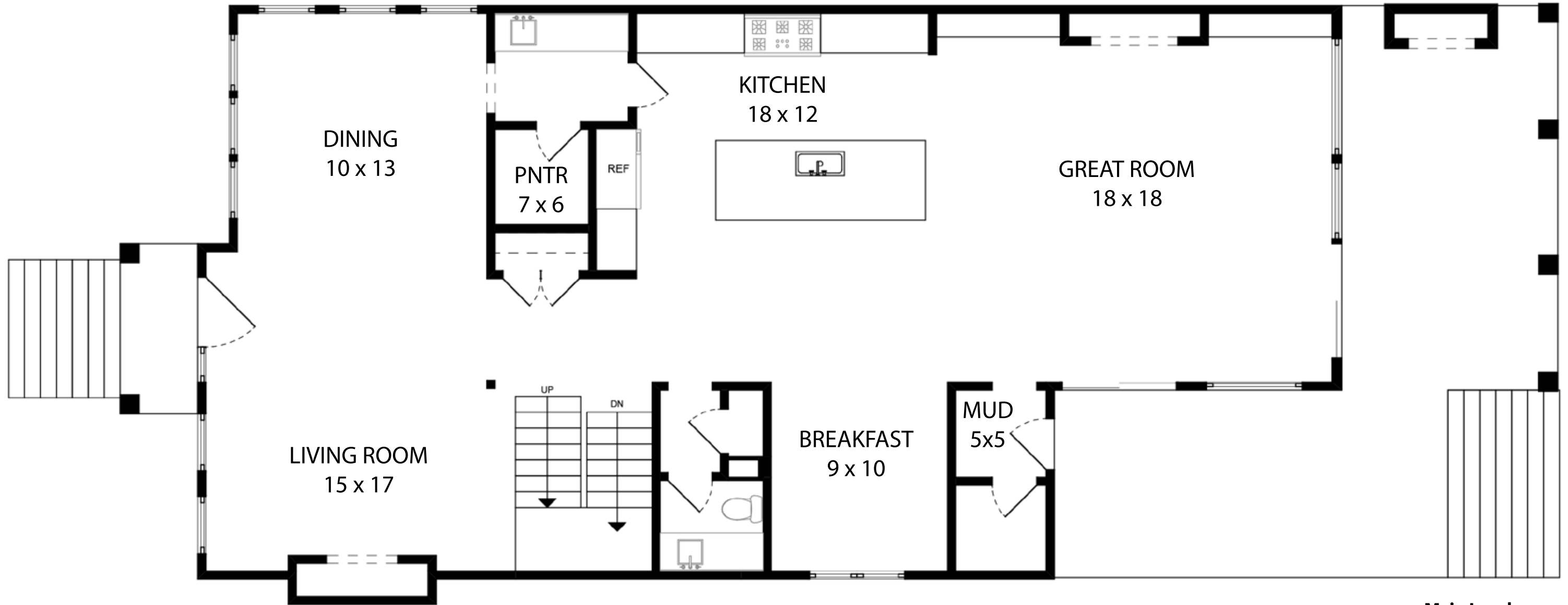
Perimeter in white
Island in Maple Onyx



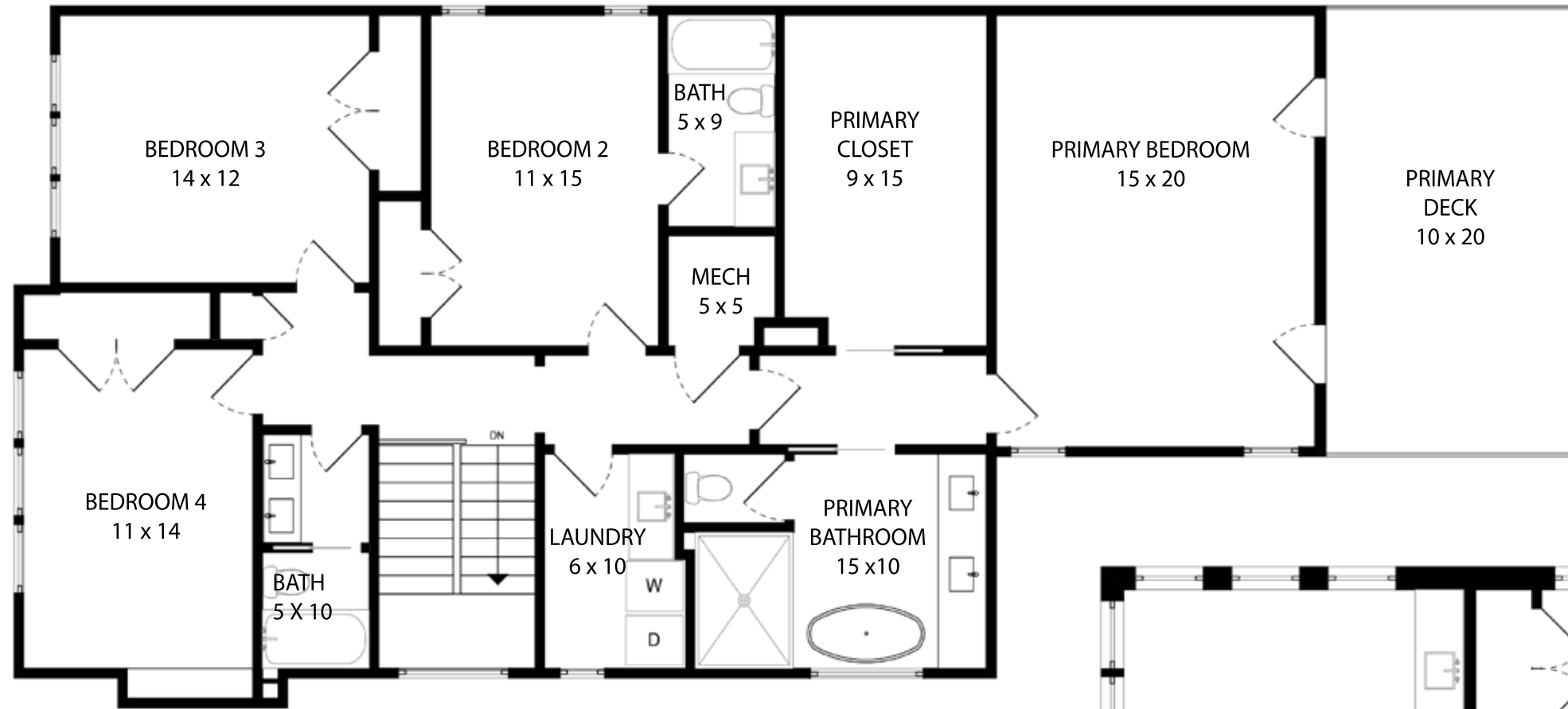
Graff Perfeque Pull-Down Faucet
Kitchen

Hansgrohe Focus HighArc Faucet
Butler Pantry

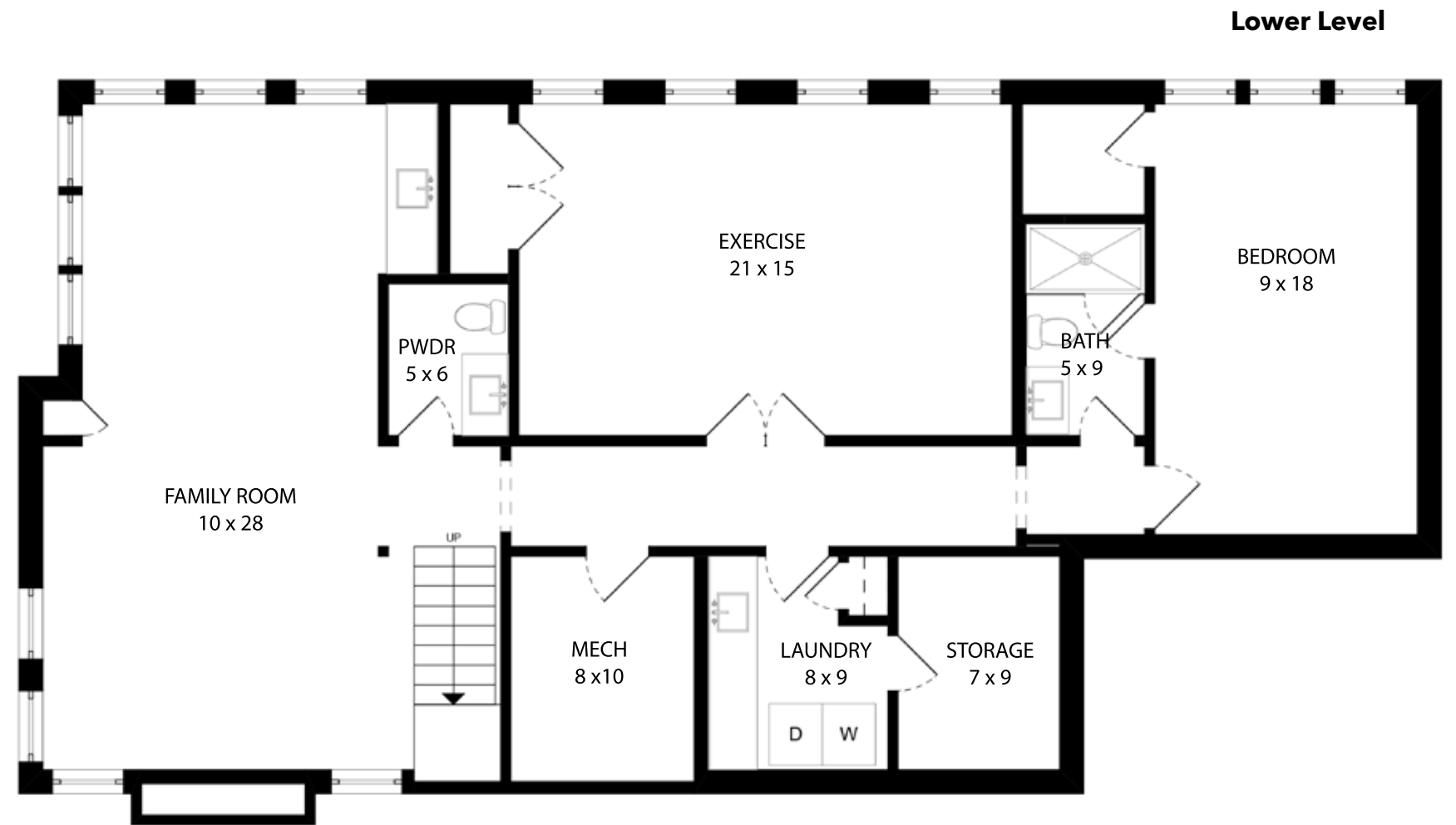
Graff Soap Dispenser



Main Level



Upper Level



Lower Level



Lux **MODERN**
DEVELOPMENT INC.

JASON O'BEIRNE

773.368.3421 | jasonobeirne.com | jobeirne@jamesonsir.com | Jameson | **Sotheby's**
INTERNATIONAL REALTY

Sotheby's International Realty® and the Sotheby's International Realty Logo are service marks licensed to Sotheby's International Realty Affiliates LLC and used with permission. Jameson Real Estate LLC fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. Each franchise is independently owned and operated. Any services or products provided by independently owned and operated franchisees are not provided by, affiliated with or related to Sotheby's International Realty Affiliates LLC nor any of its affiliated companies.