



Virtual Tour

Video

Detached Single MLS #: **11992877** List Price: **\$845,000**
 Status: **NEW** List Date: **03/07/2024** Orig List Price: **\$845,000**
 Area: **540** List Dt Rec: **03/07/2024** Sold Price:
 Address: **612 Vicksburg Ct , Naperville, IL 60540**
 Directions: **Gartner west of Washington to Williamsburg north to Vicksburg east**
 Sold by:
 Closed:
 Off Market:
 Year Built: **1977** Contract:
 Financing:
 Dimensions: **47X117X180X192** Blt Before 78: **Yes**
 Ownership: **Fee Simple w/ HO Assn.** Subdivision: **Hobson West** Model:
 Corp Limits: **Naperville** Township: **Naperville** County: **DuPage**
 Coordinates:
 Rooms: **14** Bathrooms (full/half): **3 / 0** # Fireplaces: **2**
 Bedrooms: **5** Master Bath: **Full** # Spaces: **Gar:2**
 Basement: **Full** Bsmnt. Bath: **No** Parking Incl. In Price: **Yes**
 Mobility Score: -

Remarks: This exceptional home is located in the highly sought-after neighborhood of HOBSON WEST in Naperville. Situated on a premium .35-acre lot at the end of a quiet cul-de-sac, this home offers the perfect blend of large living and entertaining spaces in a convenient location. Charming curb appeal with a stamped walkway leads to a covered front porch. Step inside the spacious foyer, where you will find crisp white trim and wood floors on most of the first and second floors. A first-floor private office is located off the front of the home. The dining room has gorgeous millwork and plenty of room to host your more formal gatherings. The heart of the home is the thoughtfully updated kitchen, complete with an eat-in dining area and access to a fabulous sun porch through the glass patio doors. The kitchen seamlessly flows into the family room, where a fantastic stone, wood-burning fireplace, and vaulted ceiling add warmth and character. Another patio door leads you right outside to the expansive patio, where you can relax in the hot tub under the starry night sky or gather around the cozy fire pit on cooler evenings. The beautifully landscaped, fenced backyard is one of the best lots in the neighborhood with its size and layout. Shed included. A convenient mudroom with built-in cubbies is located off the garage and connects to the first-floor laundry room. Conveniently located off the back of the house, a private guest bedroom with an attached sitting room and two closets provides ample accommodations for in-laws, a nanny, or overnight guests. Adjacent to the guest bedroom is a full bath with a shower. Upstairs, the primary suite awaits, boasting a large closet and a completely renovated bathroom with a stunning oversized shower and dual sinks. Three additional bedrooms are serviced by another brand-new bathroom, while a versatile bonus room with a second gas fireplace offers endless possibilities as a second hangout space, a 6th bedroom, or a home office. Bamboo hardwood flooring covers most of the upstairs. A full unfinished basement offers even more space and storage options. The pool table is included. Move in with confidence, knowing that this home has been extensively upgraded with all-new windows (2017), Sunroom windows (2021), and all-new HVAC (2022). A new sump pump was installed in 2022, and the exterior of the home was painted the same year. The hot tub is approximately six years old and is included. Brand-new pumps were just installed in the hot tub. The roof is approximately 10 years old. ALL OF THIS PLUS a fantastic location. Located approximately a mile from downtown Naperville and attends highly rated Naperville SD 203. Elmwood Elementary, Lincoln Jr. High, and Naperville Central HS. Hobson West is highly sought after and has a neighborhood pool, tennis, and active social calendar - all included in the very low HOA annual assessment. Don't miss the opportunity to own this remarkable home in a prime location!

School Data	Assessments	Tax	Miscellaneous
Elementary: Elmwood (203)	Amount: \$670	Amount: \$12,628	Waterfront: No
Junior High: Lincoln (203)	Frequency: Annual	PIN: 0725103030	Appx SF: 3362**
High School: Naperville Central (203)	Special Assessments: No	Mult PINs:	SF Source: Assessor
	Special Service Area: No	Tax Year: 2022	Bldg. Assess. SF:
	Master Association: No	Tax Exmps: Homeowner	Acreage: 0.38
	Master Assc. Freq.: Not Required		

Square Footage Comments:

****Level Square Footage Details: Upper Sq Ft: 1620, Main Sq Ft: 1742, Above Grade Total Sq Ft: 3362, Unfinished Basement Sq Ft: 1230, Total Basement Sq Ft: 1230, Aprox. Total Finished Sq Ft: 3362, Total Finished/Unfinished Sq Ft: 4592**

Room Name	Size	Level	Flooring	Win Trmt	Room Name	Size	Level	Flooring	Win Trmt
Living Room		Not Applicable			Master Bedroom	15X10	2nd Level	Hardwood	Blinds
Dining Room	14X14	Main Level	Ceramic Tile	Blinds	2nd Bedroom	13X12	2nd Level	Carpet	Blinds
Kitchen	14X9	Main Level	Hardwood	Blinds	3rd Bedroom	14X13	2nd Level	Carpet	Blinds
Family Room	21X14	Main Level	Hardwood	Blinds	4th Bedroom	13X9	2nd Level	Carpet	Blinds
Laundry Room	7X6	Main Level	Ceramic Tile	None	Eating Area	14X12	Main Level	Hardwood	Blinds
Office	13X8	Main Level	Hardwood	Blinds	Sitting Room	11X10	Main Level	Hardwood	Blinds
5th Bedroom	11X11	Main Level	Hardwood	None	Sun/Florida Room	12X8	Main Level	Ceramic Tile	None
Bonus	19X11	2nd Level	Hardwood	Blinds	Game Room	28X13	Basement	Other	None
Recreation Room	26X19	Basement	Other	None					

Interior Property Features: **Vaulted/Cathedral Ceilings, Hot Tub, Hardwood Floors, 1st Floor Bedroom, In-Law Arrangement, 1st Floor Laundry, 1st Floor Full Bath, Beamed Ceilings**

Exterior Property Features: **Front Porch, Hot Tub, Stamped Concrete Patio, Fire Pit**

Age: 41-50 Years	Laundry Features: Sink	Roof: Asphalt/Glass (Shingles)
Type: 2 Stories	Additional Rooms: Office, Eating Area, 5th Bedroom, Sitting Room, Bonus, Sun/Florida Room, Recreation Room, Game Room	Sewer: Sewer-Public
Style: Traditional		Water: Lake Michigan
Exterior: Vinyl Siding, Brick		Const Opts:
Air Cond: Central Air	Garage Ownership: Owned	General Info: School Bus Service, Commuter Bus, Commuter Train

Heating: Gas	Garage On Site: Yes	Amenities: Park/Playground, Pool, Tennis Courts, Curbs/Gutters, Sidewalks, Street Lights, Street Paved
Kitchen: Eating Area-Table Space, Pantry-Closet, Granite Counters	Garage Type: Attached	Asmt Incl: Pool
Appliances: Oven/Range, Microwave, Dishwasher, Refrigerator, Freezer, Washer, Dryer, Disposal, All Stainless Steel Kitchen Appliances, Wine Cooler/Refrigerator	Garage Details: Garage Door Opener(s), Transmitter(s)	HERS Index Score:
Dining: Separate	Parking Ownership:	Green Discl:
Attic:	Parking On Site:	Green Rating Source:
Basement Details: Unfinished, Crawl	Parking Details:	Green Feats:
Bath Amn: Separate Shower, Double Sink, Soaking Tub	Driveway: Asphalt	Sale Terms:
Fireplace Details: Gas Logs	Foundation: Concrete	Possession: Closing
Fireplace Location: Family Room, Other	Exst Bas/Fnd:	Occ Date:
Electricity: 200+ Amp Service	Disability Access: No	Rural: No
Equipment: Humidifier, Ceiling Fan, Fan-Whole House, Sump Pump, Backup Sump Pump, Radon Mitigation System(s), Water Heater-Gas	Disability Details:	Vacant: No
Other Structures: Shed(s)	Exposure:	Relist:
Door Features:	Lot Size: .25-.49 Acre	Zero Lot Line: No
Window Features:	Lot Size Source: County Records	
	Lot Desc: Cul-de-sac, Fenced Yard	

Broker Private Remarks: **Broker open preview event for all agents Thursday, 3/7 from 4-6pm. Open houses Saturday and Sunday from 1-3pm. See attached list of updates and improvements. Please leave lights on when finished showing. Call Ginny with any questions 630-258-6390.**

Internet Listing:	Yes	Remarks on Internet?:	Yes	Addr on Internet?:	Yes
VOW AVM:	No	VOW Comments/Reviews:	No	Broker Notices:	
Listing Type:	Exclusive Right to Sell	Holds Earnest Money:	Yes	Lock Box:	Sentrilock (Located at Front)
Buyer Ag. Comp.:	2.5%-\$495 (% of Net Sale Price)	Addl. Sales Info.:	None	Special Comp Info:	Variable
Showing Inst:	Broker open preview event for all agents Thursday, 3/7 from 4-6pm. Open houses Saturday and Sunday from 1-3pm. See attached list of updates and improvements. Please leave lights on when finished showing. Showings begin Friday, 3/8 - showing time is live so go ahead and schedule.			Expiration Date:	06/07/2024
Mgmnt. Co:	Hobson West HOA	Contact Name:	Manager	Phone:	(999) 999-9999
Owner:	OOR	Ph #:	OOR	Broker Owned/Interest:	No
Broker:	Baird & Warner (23156) / (630) 778-1855				
List Broker:	Ginny Jackson (255518) / (630) 258-6390 / ginny.jackson@bairdwarner.com				
CoList Broker:	Erin O'Connell (268563)	More Agent Contact Info:			

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