Detached Single  Status: PCHG  MLS #: 06347021
Address:  739 EAGLE BROOK LN, NAPERVILLE, 60565  Price: $489,000
Bedrooms:  4  Baths:  2.1
Total Rms:  9  Area: 540
Master Bedroom Bath: Y  HO Assessments: $175
# Fireplaces: 1  Frequency: Annual
PIN: 01121040830000  Taxes: $8,226
Special Assessment/Service Area: N  Tax Year: 2005
Type Ownership: Fee Simple w/ HO Assn.
Agent Owned/Interest: N  Year Built: 2004
Basement: Y  Built Before 1978: N
Parking Type: Garage  # Cars: 3
Subdivision: TIMBER CREEK  Model:
Type: 2 Stories  Contract Date:
Style: Traditional  Closed Date:
Approx SF: 3008  Sold Price:
Exterior: Aluminum/ Vinyl/ Steel Siding (AVS), Brick (BR)
Age: 1-5 Years  Elementary:
Elementary: BULTA  District #: 204
Middle: GREGORY  District #: 204
High: NEUQUA  District #: 204
Lot Dimensions: 87X128  Lot Size: Less Than .25 Acre
Acres: 0  Waterfront: N  North: 0  South: 11  East: 0  West: 27
Directions: 95TH E OF PLAINFIELD/ NAPER TO EAGLE BROOK RIGHT

### Room Details

<table>
<thead>
<tr>
<th>ROOM NAME</th>
<th>SIZE</th>
<th>LEVEL</th>
<th>FLOORING</th>
<th>WIN TRMT</th>
<th>ROOM NAME</th>
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<tbody>
<tr>
<td>Living Room</td>
<td>18X13</td>
<td>Main Level</td>
<td>Carpet</td>
<td>Y</td>
<td>4th Bedroom</td>
<td>12X12</td>
<td>2nd Level</td>
<td>Carpet</td>
<td>Y</td>
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<tr>
<td>Dining Room</td>
<td>13X13</td>
<td>Main Level</td>
<td>Carpet</td>
<td>Y</td>
<td>Den:</td>
<td>13X12</td>
<td>Main Level</td>
<td>Carpet</td>
<td>Y</td>
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<tr>
<td>Kitchen</td>
<td>21X18</td>
<td>Main Level</td>
<td>Ceramic Tile</td>
<td>Y</td>
<td>Laundry:</td>
<td>18X06</td>
<td>Main Level</td>
<td>Ceramic Tile</td>
<td>N</td>
</tr>
<tr>
<td>Family Room</td>
<td>19X13</td>
<td>Main Level</td>
<td>Carpet</td>
<td>Y</td>
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<tr>
<td>Master Bedroom</td>
<td>19X15</td>
<td>2nd Level</td>
<td>Carpet</td>
<td>Y</td>
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<tr>
<td>2nd Bedroom</td>
<td>13X12</td>
<td>2nd Level</td>
<td>Carpet</td>
<td>Y</td>
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<tr>
<td>3rd Bedroom</td>
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</tbody>
</table>

Assessments Include:

- Other

Basement:

- Full, Unfinished

Bath Amenities:

- MBR - Full, Separate Shower, Double Sink

Dining Room: Separate (SEP)

### Additional Features

- Location-Family Room, Gas Starter
- Attached, 3 Car Garage, 3+ Car Garage, Garage Door Opener(s) (Auto), Transmitter(s), Owned
- Eating Area-Table Space, Island, Pantry-Closet
- Den/ Office/ Study, Family Room (FAM), Utility/ Laundry-1st Floor

Sewer:

- Sewer-Public
- Water: Lake Michigan

### Remarks

JUST LOST OUR BUYER--PUT ON YOUR MUST SEE LIST! SO MANY UPDATES & SO BEAUTIFUL-GRAND 2 STORY FOYER LIKE NO OTHER-CAN LIGHTS ACROSS FRONT PORCH-9FT CLGS ON 1ST FLOOR-SEC SYS-1ST FLR DEN W/ DBL DOORS & CAN LITES-DREAM KITCHEN W/ CENTER ISLAND,DESK, CONVECTION OVEN,42" CABINETS-COZY FAM ROOM W/ FIREPLACE OFF KIT*GRAND MSTR SUITE W 2 WIC'S & PRI V BATH-DBL SI NKS HALL BATH-9FT CLG BSMT PLUMBED FOR BATH-3 CAR EXTRA DEEP GAR

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