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OVER \$1 BILLION IN CAREER SALES*

101% AVERAGE LIST TO SALE PRICE | 150+ HOMES SOLD IN 2025****

TOP 1% INDIVIDUAL BROKER IN ILLINOIS, NORTH SHORE & COOK COUNTY*

#1 @PROPERTIES TEAM - NORTH SHORE | NAMED CRAIN'S NOTABLE BROKER 2014 - 2025***



8400 CALLIE AVENUE 607 *morton grove*



*MRED LLC Total Closed Sales Volume, 2005-present. **MRED LLC, Closed Sales Data 01/01/25-12/31/25. *Top 1% in total sales volume by Real Trends 2015-2024. *Named Notable Residential Real Estate Agent by Crain's Chicago Business 2014-2024. This data is informational and cannot be guaranteed accurate. Data maintained by MRED, LLC may not reflect all real estate activity in the market.





FRONT EXTERIOR



LIVING ROOM



LIVING ROOM



LIVING ROOM



DINING ROOM



DINING ROOM



KITCHEN



KITCHEN



PRIMARY BEDROOM



PRIMARY BEDROOM



PRIMARY BATHROOM



PRIMARY BATHROOM



2ND BEDROOM



BATHROOM



3RD BEDROOM



3RD BEDROOM



BATHROOM



LAUNDRY ROOM



BALCONY



BALCONY



GYM

FEATURES

MAIN LEVEL: FOYER, LIVING ROOM, DINING ROOM, KITCHEN, PRIMARY BEDROOM SUITE, BEDROOM TWO, BEDROOM THREE, HALL BATHROOM, LAUNDRY ROOM

Foyer: Hardwood flooring, double door guest coat closet, skylight

Living Room: Carpeted flooring, crown molding, sliding glass door to balcony

Dining Room: Carpeted flooring, crown molding, stainless steel lighting fixture

Kitchen: Hardwood flooring, 2 skylights, Corian countertops, double sink with chrome plumbing fixture and garbage disposal, soft close cabinetry, under cabinet lighting, Samsung 5 burner oven/range, Samsung microwave, Samsung refrigerator, GE dishwasher, breakfast bar seating

Primary Bedroom Suite: Carpeted flooring, ceiling light fan fixture, 2 walk in closets with organizers

Primary Bathroom: Ceramic tile flooring, neutral vanity with chrome plumbing fixture, shower with ceramic tile surround, bench seating, 2 shower sprays, separate tub, linen closet, Kohler commode

Bedroom Two: Carpeted flooring, ceiling light fan fixture, double door closet

Hall Bathroom: Ceramic tile flooring, neutral vanity with chrome plumbing fixture, Kohler commode, shower with ceramic tile surround

Bedroom Three: Carpeted flooring, ceiling light fan fixture, double door closet

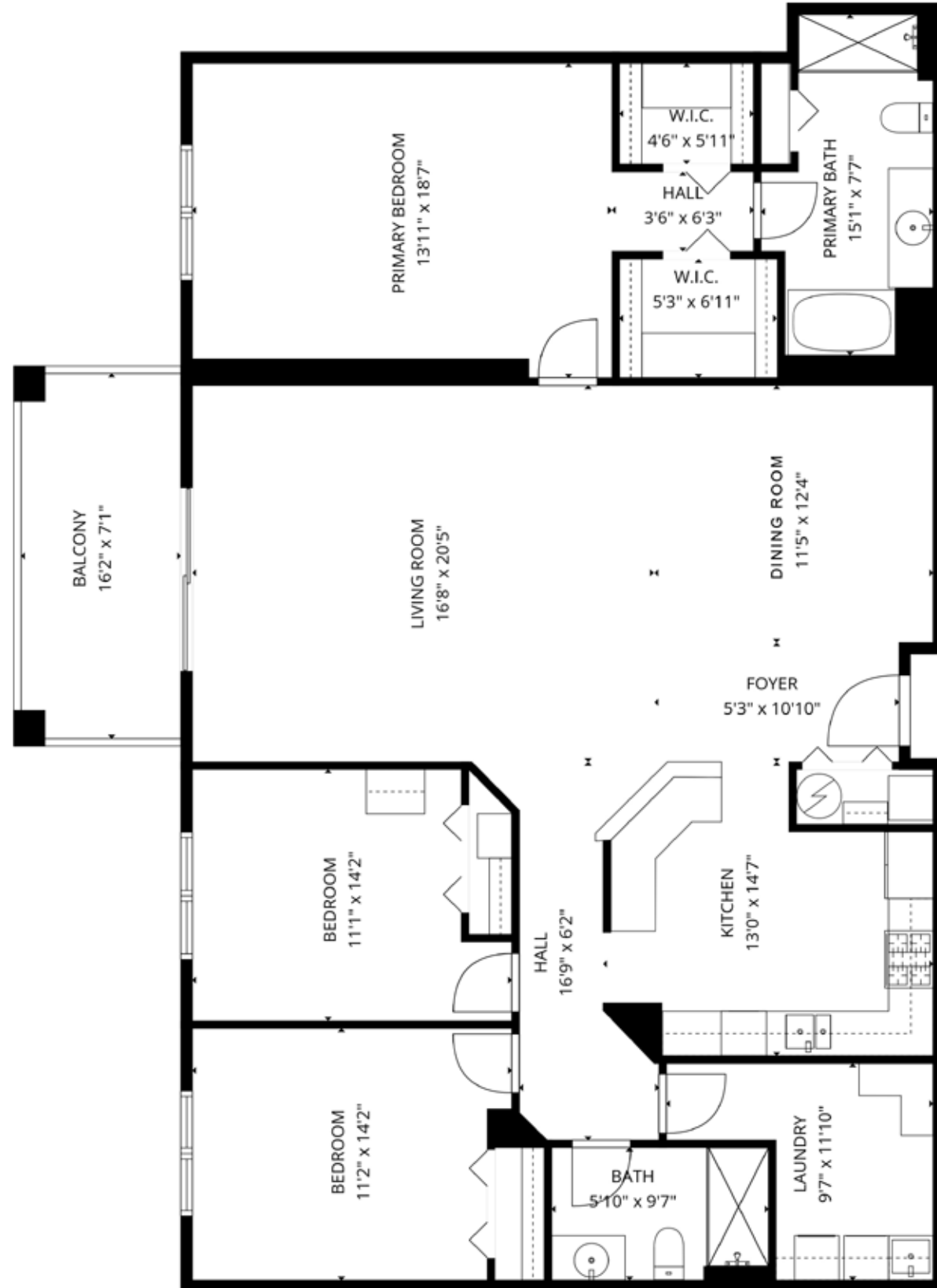
Laundry Room: Vinyl flooring, GE washer, Maytag dryer, utility sink, upper cabinetry, built in shelving, fold out laundry table



LOBBY

ADDITIONAL FEATURES

- 2 storage spaces (145 & 146) and 2 garage spots (5&6)
- Washing Machine—4/2016
- Dryer—10/2012
- Dishwasher—1/2011
- Stove—5/2015
- Refrigerator—5/2015
- Microwave—5/2015
- Kitchen Island—approximately 2009
- Raised Toilets (2)—2016
- Central A/C & Furnace—6/2016



About Morton Grove

The Village of Morton Grove is comprised of approximately 5.25 square miles, of which less than one percent remains undeveloped. Here, you'll find a wide range of shopping and dining options, award-winning schools and parks, and miles upon miles of Cook County Forest Preserve trails and open space nestled among the North Branch of the Chicago River. With a population of 23,519, this close-knit, diverse community maintains all the ease of life in a small town while supporting a strong commercial and industrial base.

Proximity to Chicago, local expressways, commuter trains and the airport fuel this vibrant Village's growth, while the charm of its tree-lined streets, neighborhood shops and eateries, and its numerous community-wide events make residents proud to call Morton Grove home. Come see for yourself just what this incredibly close, amazingly open place has to offer.

The community features outstanding access to the Chicagoland region via Metra rail, Pace bus, and Interstate highways I-94 (Edens Expressway) and I-294 (Tri-State Tollway).

The Village includes a balance of residential neighborhoods, commercial corridors with retail centers, and professional corporate areas. The Village actively promotes redevelopment in commercial and professional areas. Morton Grove is proud to be the home of many successful corporate, professional and manufacturing facilities.

Morton Grove is also proud to host a variety of commercial businesses including restaurants, retail stores, and professional services.

These businesses all take advantage of Morton Grove's favorable tax structure, quality of life, stable neighborhoods and well-placed commercial areas, along with steady annual growth in the overall property tax base. Morton Grove's location, especially with its high traffic volume on commercial corridors, along with rail transit (via a Metra stop in the heart of the community) and bus public transit (via Pace), gives industrial and commercial businesses a real edge for labor availability and affordability.

All of these factors contributed to the Village's recognition in 2007 by Family Circle magazine as a "Best Towns for Families".



Welcome to the Morton Grove Park District

The Morton Grove Park District has been providing memorable experiences in parks and recreation since its inception in 1951. Located 10 miles northwest of Chicago, the District serves an active and engaging community of 23,000. As a separate municipal governing agency, the District is responsible for providing parks, facilities and recreational programs for the community.

The organization is led by five (5) elected park commissioners, 24 full time staff and nearly 200 seasonal and part time employees. The district owns and maintains ten facilities including two outdoor pools, a museum, four field houses, a 50,000 square foot community center and 14 parks totaling over 70 acres. The District is a member of the Illinois Park and Recreation Association (IPRA) and the Illinois Association of Park Districts (IAPD). The District also contracts with the Maine Niles Association of Special Recreation to provide for recreational services to individuals with Special Needs.

Park Board Message

Dear Residents,

During the past year the Morton Grove Park District experienced extraordinary growth and change, thanks largely to our continued commitment to teamwork, and to our policy of placing the value of our community above all else. We’ve successfully reached key milestones; received a Moody’s rating of Aa3 which strengthens our position in the community and financial district.

The upcoming year will be exciting as we look forward to our new Oriole Park Aquatic Center. The Aquatic Center will serve our growing needs now and many generations to come. We’ve set increasingly ambitious goals for ourselves, but with our new Executive Director, Tracey Anderson we have the vision and know-how to achieve them. We plan to continue responding to community needs and expand our Park District programs and services in order to engage a wider community base. Our new pool, programs, including more adult and senior programs, neighborhood festivals and year round recreational activities truly enhance the quality of life for the people of Morton Grove – 365 days a year.

We couldn’t be more excited about the coming year. I praise our employees and I would also like to extend my thanks to the many sponsors and intergovernmental partners for their support. We have a fantastic array of Village events and programs for our residents. I think you will be impressed with our brochure. Enjoy!

Sincerely,

Betty Fergus
President

Morton Grove Park District | 6834 W. Dempster | Morton Grove, IL 60053-2631 | Phone: 847-965-1200



Metra Parking Information

Morton Grove’s Metra rail station is located at 8501 Lehigh Avenue, just south of Lincoln Avenue. This commuter rail line provides frequent access between the Village of Fox Lake in the far northern suburbs and Union Station in downtown Chicago

Parking Locations - Nearly 400 parking spaces for commuters are provided near the Metra station. These spaces are located:

- Within the parking lot adjacent to the station
- Along the east side of Lehigh Avenue, south of the station
- Along Elm Street, west of the station

Morton Grove Municipal Parking Lot - The Morton Grove Municipal Parking Lot is available with annual and quarterly fee structures. Spaces are limited. For information call the Village Administrator’s Office 847-663-3005.

Pay for Parking by Phone with Passport Parking - Eliminate the need for cash and remove the hassle of waiting in line with Passport Parking. Call 847-380-4332 for Zone 303 or visit www.passportparking.com

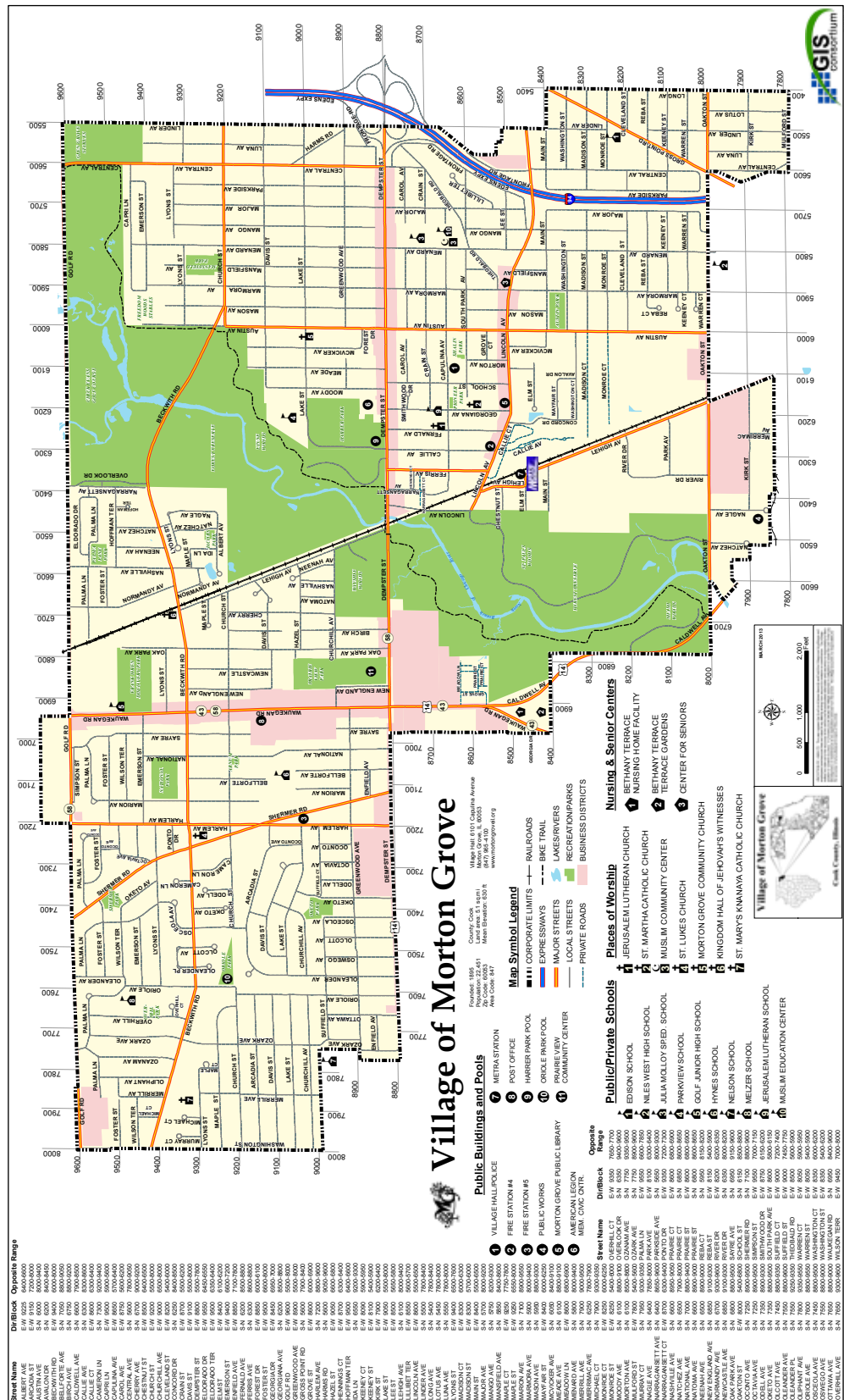
Disability Parking - Parking spaces for those with physical disabilities are provided in the main parking lot, adjacent to the Metra station. As required by state law, a valid disability parking tag is required to park in these spaces.

Fees - The daily parking fee is \$2.00 per day, payable with cash or credit card only.

Overnight Parking - For more information about Metra commuter parking regulations in Morton Grove, including overnight parking and multiple-day parking, please contact the Police Department via the non-emergency phone number (847) 470-5200.

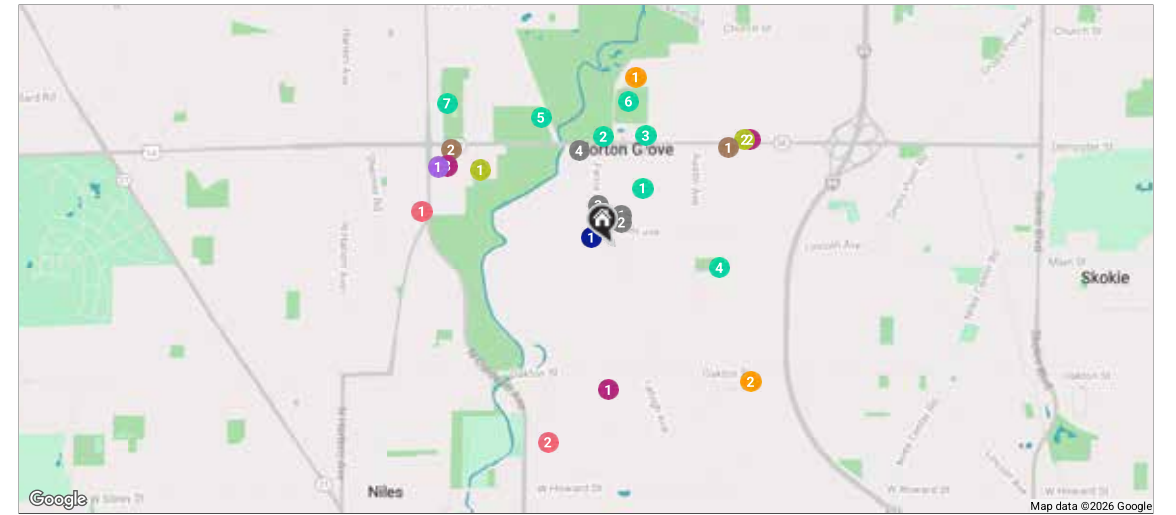
Bike to Metra

Several bicycle routes are provided on the North and South sides of the Metra Station.



FEATURED PROPERTY

8400 Callie Avenue #607



- RESTAURANTS**
 - 1 Pequod's Pizza 8520 FERNALD AVENUE, 0.1 MI
 - 2 Bringer Inn 6230 LINCOLN AVENUE, 0.1 MI
 - 3 Burt's Place 8541 FERRIS AVENUE, 0.2 MI
 - 4 Moretti's Ristorante & Pizzeria Morton Grove 6415 DEMPSTER STREET, 0.4 MI
- SHOPPING**
 - 1 Menards 6301 OAKTON STREET, 0.6 MI
 - 2 Walgreens 5730 DEMPSTER STREET WALGREENS, 0.8 MI
 - 3 Kohl's 6931 DEMPSTER STREET, 0.8 MI
 - 1 Amazon Fresh 6939 DEMPSTER STREET, 0.8 MI
 - 1 LA Fitness 6791 DEMPSTER STREET, 0.7 MI
 - 2 Steel Fitness Club 5814 DEMPSTER STREET, 0.7 MI
- SCHOOLS**
 - 1 Park View Elementary School 6200 LAKE STREET, 0.7 MI
 - 2 Niles West High School 5701 OAKTON STREET, 0.8 MI
- PARKS**
 - 1 Pioneer Park 6121-6199 CAPULINA AVENUE, 0.3 MI
 - 2 Linne Woods DEMPSTER STREET, 0.5 MI
 - 3 Morton Grove Forest Preserves 6140 DEMPSTER STREET, 0.5 MI
 - 4 Austin Park 8336 MARMORA AVENUE, 0.5 MI
 - 5 Wayside Woods WAYSIDE WOODS, 0.6 MI
 - 6 Harrer Park and Harrer Pool 6250 DEMPSTER STREET, 0.6 MI
 - 7 Prairie View Park 6834 DEMPSTER STREET, 1.0 MI
- ENTERTAINMENT**
 - 1 Classic Bowl 8530 WAUKEGAN ROAD, 0.8 MI
 - 2 Sky High Sports Niles 6424 WEST HOWARD STREET, 0.9 MI
- COFFEE**
 - 1 Dunkin' 5843 DEMPSTER STREET, 0.7 MI
 - 2 Starbucks 6801 DEMPSTER STREET, 0.8 MI
- GROCERY**
 - 1 Amazon Fresh 6939 DEMPSTER STREET, 0.8 MI
- GYM**
 - 1 LA Fitness 6791 DEMPSTER STREET, 0.7 MI
 - 2 Steel Fitness Club 5814 DEMPSTER STREET, 0.7 MI
- TRANSIT**
 - 1 Morton Grove METRA - MILWAUKEE DISTRICT NORTH, 0.1 MI



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