

THE BEST OF CHICAGO'S DOWNTOWN APARTMENTS 2017



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After more than 2,000 visits to more than 100 luxury properties in downtown Chicago, here's our "Best of" for 2017 as voted on by our agents. HotSpot Rentals is a free rental service with a mission to take the stress out of renting an apartment. Check us out at hotspotrentals.com and get some free help from some friendly rental experts!

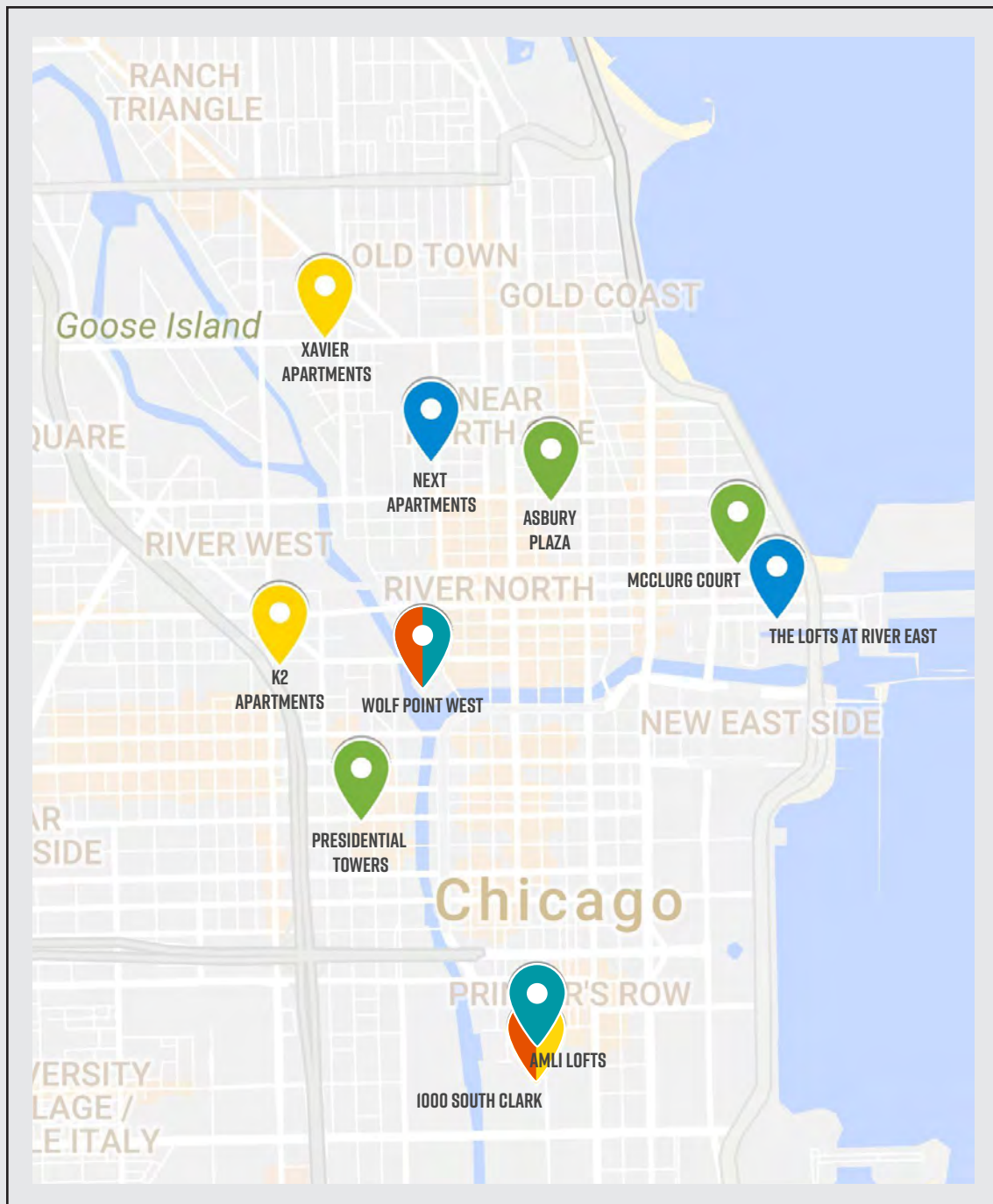


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LOFTS AT RIVER EAST

Some buildings are just different from the rest. Located on the Chicago River, these converted warehouse-style apartments are some of the largest in the city, all with exposed brick and high lofted ceilings. More than 100 unique layouts impeccably combine the history of Chicago architecture with the urban contemporary feel of today's most luxurious properties. The on-site amenities include a world-class fitness center, rooftop deck with outdoor theatre, private grilling stations and fire pits, and a waterfront club lounge. The neighborhood is loaded with restaurants, Whole Foods, Target and a movie theatre, and you are a short walk to Michigan Ave, Navy Pier, Ohio Street Beach and Lake Shore Drive. Throw on your running shoes and you're on the Lakefront Trail in less than 1 minute!

These apartment homes are truly stunning, with 11-12' ceilings, maple hardwood flooring, and gourmet kitchens with granite, stainless appliances and soft-close cabinets and drawers. Kitchen islands with electrical outlets, USB ports in kitchens and bedrooms, laundry rooms with full-size washers and dryers, and tons of closet space make each unit a combination of contemporary comforts in a warm and inviting open floor plan.

Parking is available on-site at an additional charge. Cats and dogs are accepted throughout and there is a dog run and washing station for your canine companion (dog breed restrictions apply, but there is no weight limit).

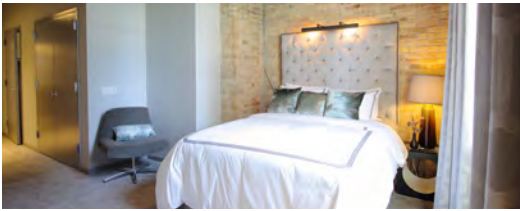


FEATURES & AMENITIES

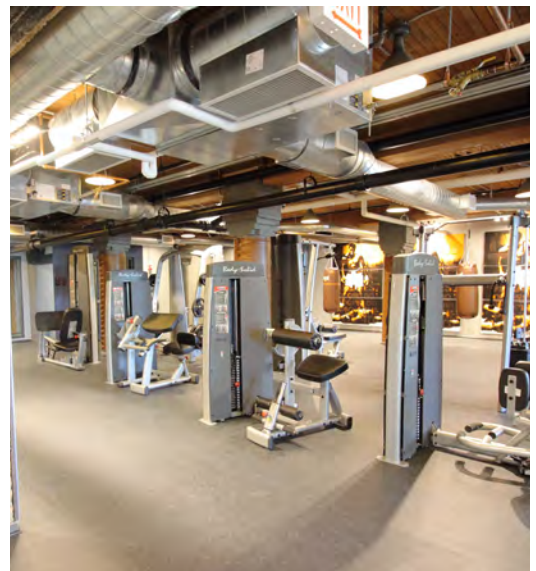
- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - No Weight Limit
- » **Flooring** - Some Carpet/
Some Hardwood
- » **Laundry** - Washer/Dryer In-Unit
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas
- » **True Lofts** - All Units

Year Built:	2015	Studios Start:	\$2,000
Year Remodeled:	n/a	1 Beds Start:	\$2,400
Floors:	6	2 Beds Start:	\$3,600
Units:	285	3 Beds Start:	\$5,000

LOFTS AT RIVER EAST



AMENITIES





N E X T

The amazing River North just got an amazing addition to the neighborhood with this lush, tastefully-designed high-rise beauty. Basking in culinary bliss with the Le Cordon Bleu College of Culinary Arts in your sights, you have mk, Farmhouse, and a myriad of other dining gems within a short walk. This north central hub makes access to I-90/94 easy, with a 5-minute walk putting you on the CTA Brown or Purple Line. Inside this deliciously-appointed property is an expansive fitness club with yoga studio, resident lounge with demonstration kitchen, gaming center and private meeting rooms. Relax by the pool and spa on the outdoor sun terrace, taking advantage of the cabanas and chaise lounges, or do some outdoor grilling in the private seating areas. The building is 100% smoke-free, has 24-hour security door staff and even has a house dog you can borrow!

Like so many of the newer buildings, this place gets maximum style points. You'll find quartz countertops, flat paneled cabinets, stainless steel appliances and glass tile backsplashes in the kitchens, with plank flooring throughout the living spaces, including the bedrooms. Each unit has 9' ceilings, in-unit washers and dryers and Grohe fixtures in the kitchens and baths. Typical units have lots of closet space, as well.

Parking is available on-site at an additional charge. Cats are accepted throughout and dogs are welcome on select floors (dog breed restrictions apply but there is no weight limit). There is a dog wash and grooming station for your furry friend as well!



FEATURES & AMENITIES

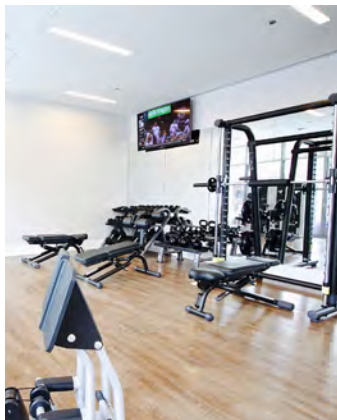
- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - No Weight Limit
- » **Flooring** - Hardwood Only
- » **Laundry** - Washer/Dryer In-Unit
- » **Pool** - Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas

Year Built:	2016	St/Conv. Start:	\$1,800
Year Remodeled:	n/a	1 Beds Start:	\$2,100
Floors:	29	2 Beds Start:	\$3,150
Units:	310	3 Beds Start:	\$6,500

N E X T



AMENITIES





ASBURY PLAZA

Ideally situated between the River North and Gold Coast neighborhoods, this über-central location has a Walk Score of 100 out of 100 meaning you'll have easy access to everything you need, including trendy shops, endless dining options and a short hop to Michigan Ave. The CTA Red, Brown and Purple Lines are all within 3 blocks and you'll be just a 10-minute walk to the lake! This spectacularly-located property offers a sundeck, outdoor pool, and on-site gym, in addition to on-site maintenance, dry-cleaning, package receiving and 24-hour door staff.

Every apartment has an upgraded kitchen, with wood cabinets, granite countertops, and stainless steel appliances. All bathrooms are also upgraded with wood cabinets, granite counters and new lighting. These generously-sized units are highlighted with tons of closet space and private balconies. Heat, air conditioning, water, trash and sewer are included in your rent.

Parking is available on-site at an additional charge and cats are welcome.

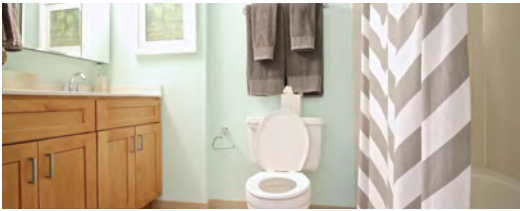


FEATURES & AMENITIES

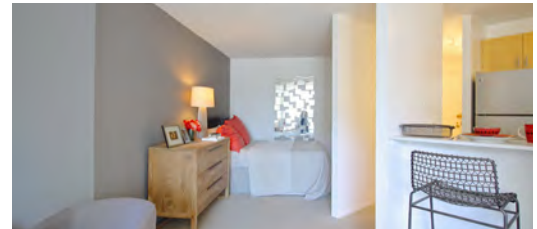
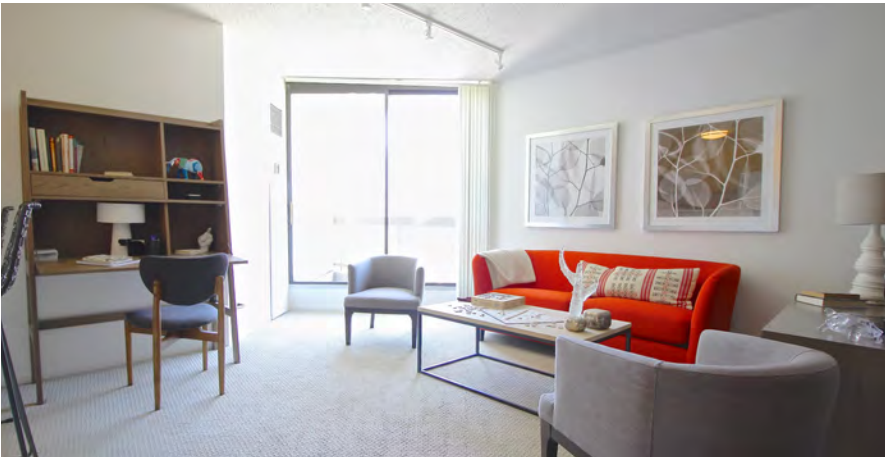
- » **Balcony** - All Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Flooring** - Carpet Only
- » **Laundry** - On-site
- » **Pool** - Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - Yes
- » **Stove** - Electric

Year Built:	1981	Convertibles Start:	\$1,600
Year Remodeled:	2015	1 Beds Start:	\$1,700
Floors:	33	2 Beds Start:	\$2,450
Units:	384		

ASBURY PLAZA



CONVERTIBLE MODEL



AMENITIES





MCCLURG COURT

Space, space and more space is exactly what you can expect in this Streeterville gem, located only minutes from Navy Pier, Lake Michigan, Oak Street Beach and the hip River North. A full suite of on-site amenities include an enclosed shopping concourse, dry cleaners, bank and even tennis courts. Lounge on the sundeck, take a swim in the indoor pool, or work out in the 24-hour fitness center. A quick hop onto Lake Shore Drive makes getting to north and south a snap and you're only a 5-minute walk to the Treasure Island grocery store. There is 24-hour security door staff for this building.

These well-designed floor plans offer large living spaces with extensive floor-to-ceiling windows and walk-in closets with tons of space. Recently updated kitchens and baths include premium appliances and ceramic kitchen floors.

Heated indoor parking is available on-site at an additional charge. Cats are accepted throughout and dogs are welcome on select floors (dog breed and weight restrictions apply).



FEATURES & AMENITIES

- » **Balcony** - None
- » **Central Air** - No
- » **Dishwasher** - All
- » **Dogs** - Weight Limit
- » **Flooring** - Carpet Only
- » **Laundry** - On-site
- » **Pool** - Indoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Electric

Year Built:	1972	Studios Start:	\$1,450
Year Remodeled:	2013	Convertibles Start:	\$1,600
Floors:	45 (2 towers)	1 Beds Start:	\$1,750
Units:	1058	2 Beds Start:	\$2,800

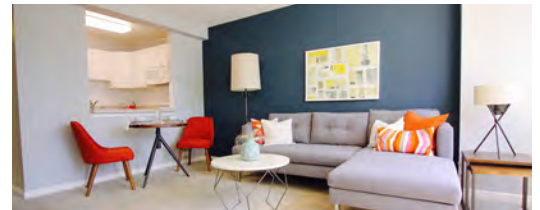
MCCLURG COURT



CONVERTIBLE MODEL



CONVERTIBLE MODEL



AMENITIES





PRESIDENTIAL TOWERS

Located east of I-90/94 in the West Loop, the location of this property provides unparalleled access to the highway, Union Station, the Loop, UIC or really anywhere downtown. Few options in Chicago are more centrally located and none more convenient when it comes to groceries with Mariano's and Whole Foods just down the street! Property amenities include sundeck, grilling and picnic area and cyber center and lounge area. You also have full-time concierge services and guest suites for visitors. The 24-hour security door staff and emergency maintenance service all come as part of the package in this 100% smoke-free building.

The features and finishes in these apartments vary depending on when they were updated, but overall expect spacious units with large, walk in closets, upgraded appliances, quality wood cabinetry and marble vanities. About half of the units have been upgraded with hardwood flooring and a limited number have an in-unit washer and dryer. There is an on-site laundry room for all residents.

Parking is available on-site at an additional charge. Cats are accepted throughout and dogs are welcome in select buildings (dog breed restrictions apply but there is no weight limit).

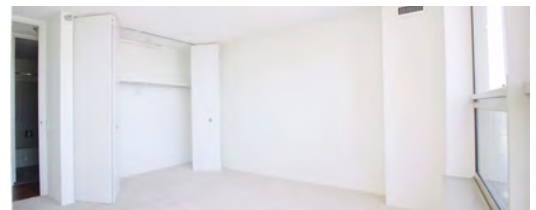
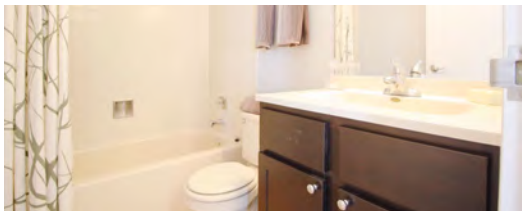
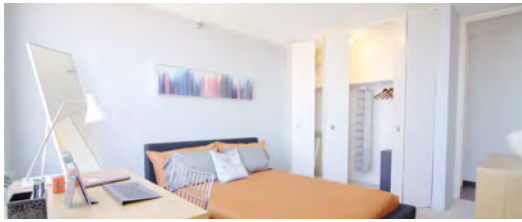


FEATURES & AMENITIES

- » **Balcony** - None
- » **Central Air** - Yes
- » **Dishwasher** - Some
- » **Dogs** - No Weight Limit
- » **Laundry** - On Site
- » **Washer/Dryer** - In select units
- » **Pool** - Indoor and Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Flooring** - Some Carpet/
Some Hardwood
- » **Stove** - Electric

Year Built:	1986	Studios Start:	\$1,400
Year Remodeled:	2014	Convertibles Start:	\$1,550
Floors:	49 (4 towers)	1 Beds Start:	\$1,650
Units:	2346	2 Beds Start:	\$2,350

PRESIDENTIAL TOWERS



AMENITIES





K 2

This gem of a high-rise recently opened in a prime Fulton River District spot and it impresses both inside and out!

The location is ideal for commuting, with the CTA Green, Pink, and Blue Line trains as well as Union Station and Ogilvie Transportation Center within walking distance. The building towers over I-90/94, meaning highway access is also easy. Nightlife is equally accessible: pick a direction, any direction, and be at a great bar or restaurant in 15 minutes or less on foot. (Restaurant Row begins just a few blocks south). Step inside and you'll discover a stunning lobby bathed in natural light, which leads you to a host of amenities: a comprehensive gym with steam room, basketball court and yoga studio, a high definition movie theater, and a resort-style outdoor pool with cabanas, grills and fire pit. There's even a private, residents-only footbridge connecting the lobby with Jewel-Osco grocery store! The building is 100% smoke-free and has 24-hour security door staff.

As you would expect from a newer luxury property, the apartments here are top notch. Kitchens feature granite countertops combined with a beautiful glass tile backsplash, designer cabinetry and stainless steel appliances. Plank hardwood flooring runs throughout every living space (the bedrooms are carpeted) and each unit has a washer and dryer. Select units have a balcony, and higher floors offer gorgeous city views.

Parking is available on-site at an additional charge. Cats are accepted throughout and dogs are welcome on most floors (dog breed restrictions apply, but there is no weight limit). The building has a massive outdoor dog run for your four-legged friend!



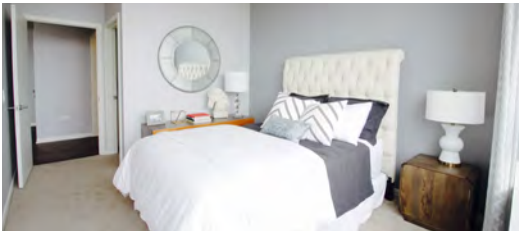
FEATURES & AMENITIES

- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - No Weight Limit
- » **Flooring** - Hardwood Only

- » **Laundry** - Washer/Dryer In-Unit
- » **Pool** - Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas

Year Built:	2013	Studios Start:	\$1,800
Year Remodeled:	n/a	1 Beds Start:	\$2,200
Floors:	33	2 Beds Start:	\$3,350
Units:	496	3 Beds Start:	\$4,700

K 2



AMENITIES





XAVIER

We love this building for a lot of reasons, but mostly because they figured out how to make it beautiful, green and energy efficient without giving anything up. Design, sustainability and community are a priority in this one of a kind setting which offers an impeccably landscaped terrace with private lounges, fire pits and grilling stations, an outdoor pool and sun-deck, and a separate rooftop lounge with media room, conference space and fireplace to enjoy the breathtaking city views. Inside, use the lounge with coworking table, modern fitness facility or just enjoy the beautiful artwork and interior space in this 100% smoke-free property. There is a 24-hour security door staff as well.

Open, modern living spaces welcome you into these beautiful apartment homes. Contemporary finishes throughout include kitchens with gas stoves, integrated, cabinet-faced appliances, blackened steel backsplashes and non-toxic finishes. Exposed concrete ceilings and walls, hardwood flooring throughout and Nest Learning Thermostats leave no detail undone. Each unit comes with floor-to-ceiling windows, large closets and in-unit washers and dryers.

Parking is available on-site at an additional charge and there is permit street parking within walking distance. Cats and dogs are accepted throughout and there are indoor and outdoor dog runs and washing stations for your four-legged friend (dog breed restrictions apply, but there is no weight limit).



FEATURES & AMENITIES

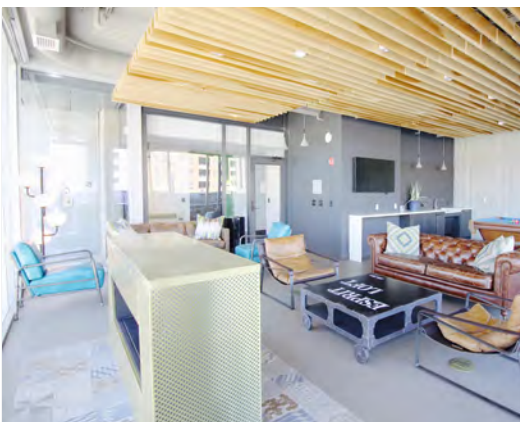
- | | |
|-----------------------------------|---|
| » Balcony - None | » Laundry - In-unit Washer/Dryer |
| » Central Air - Yes | » Pool - Outdoor |
| » Dishwasher - All | » Security - 24-Hour Doorman |
| » Dogs - No Weight Limit | » Smoking - No |
| » Flooring - Hardwood Only | » Stove - Gas |

Year Built:	2015	Studios Start:	\$1,700
Year Remodeled:	n/a	1 Beds Start:	\$2,000
Floors:	18	1+ Den Start:	\$2,150
Units:	240	2 Beds Start:	\$3,000

XAVIER



AMENITIES





1000 SOUTH CLARK

This South Loop gem offers 43,000 square feet dedicated just to your comfort and convenience:

a cozy library with wine bar, a multimedia workspace, BYOB bar lounge with TVs, foosball and arcade games, a golf simulator, basketball and racquetball courts...and more. Bask in an indoor/outdoor pool in the center of large outdoor deck with hot tub and BBQ areas. Heading upstairs, you'll find a penthouse lounge and roof deck with incredible views of the city and lake. Go ahead and cancel your outside gym membership because the fitness facility here is amazing! It's an entire floor of cardio, weights, and other assorted equipment plus two group fitness rooms featuring Fitness on Demand and cycling classes. A ¼ mile outdoor running track circles it all. You'll probably never want to leave the building, but when you need to, the CTA Red, Orange, Green and Blue Lines are just a short walk away. Hop on the 90/94 and 290 Expressways or Lake Shore Drive within 5 minutes. Grocery shopping is also a cinch, with Trader Joe's, Whole Foods and Target all within 1-2 blocks. The building is 100% smoke-free and has 24-hour security door staffing.

The residences here are stunning as you would expect, open concept with high ceilings and wood flooring throughout the living area and bedrooms. Kitchens feature beautiful backsplashes and quartz counters, custom cabinetry and stainless appliances including gas range. Bathrooms are equally well-appointed and spacious. Every unit has a washer and dryer, and some homes include floor-to-ceiling windows and balconies.

Parking is available on-site at an additional charge. Cats and dogs are accepted throughout (breed and weight restrictions apply) and pet parents will love the on-site full-service pet care and large private dog park.



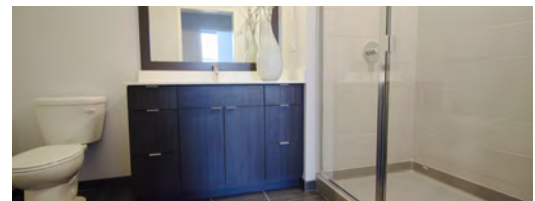
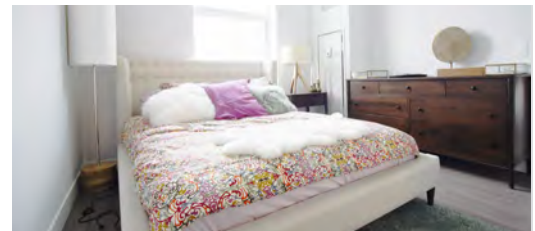
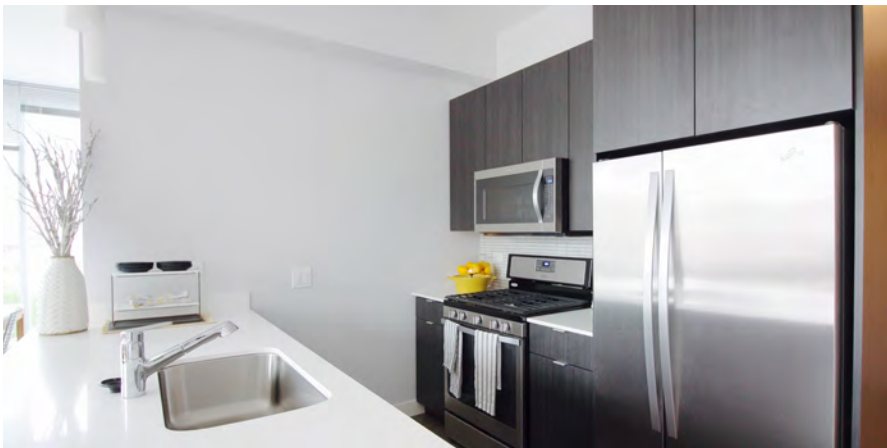
FEATURES & AMENITIES

- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - Weight Limit
- » **Flooring** - Hardwood Only

- » **Laundry** - Washer/Dryer In-Unit
- » **Pool** - Indoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas

Year Built:	2016	Studios Start:	\$1,700
Year Remodeled:	n/a	1 Beds Start:	\$2,000
Floors:	29	2 Beds Start:	\$3,200
Units:	470	3 Beds Start:	\$4,600

1000 SOUTH CLARK



AMENITIES





WOLF POINT WEST

It's hard to forget our first time seeing some of the views from this unbelievably-located property- our collective jaws just dropped. Located at the "Y" in the Chicago River, this contemporary, urban jewel boasts amenities galore, starting with a rooftop skyview deck that includes a bar/lounge area, outdoor kitchen, fire pit, sauna and steam room, and fitness center with floor-to-ceiling windows that bring the city to you. On the lower levels, enjoy the outdoor pool and hot tub with cabanas, the River Lounge or just head into the Club Room and play 18 holes on the state-of-the-art golf simulator. CTA Blue, Brown and Purple Lines are only a few blocks away and you are steps from the Merchandise Mart, the hustle and bustle of Hubbard Street and the Loop. This 100% smoke-free property has a 24-hour security door staff.

It's hard to ignore the floor-to-ceiling windows and spectacular views when you enter these apartments. Designer kitchens include duo-tone soft close cabinetry, quartz countertops and stainless steel appliances. Wood grain flooring runs throughout the hallway, living and kitchen areas and each unit has its own in-unit washer and dryer. Some units also have balconies.

Parking is available on-site at an additional charge. Cats are accepted throughout and dogs are welcome on nearly all floors (dog breed and weight restrictions apply). There is an on-site dog run for your little guy as well.



FEATURES & AMENITIES

- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - No Weight Limit
- » **Flooring** - Hardwood Only

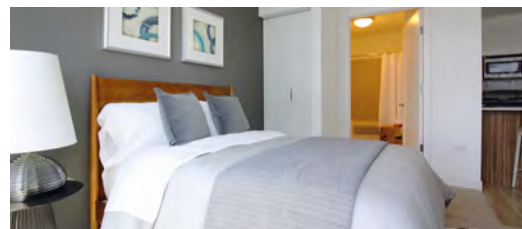
- » **Laundry** - In-unit Washer/Dryer
- » **Pool** - Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas

Year Built:	2016	Studios Start:	\$1,950
Year Remodeled:	n/a	Convertibles Start:	\$2,150
Floors:	46	1 Beds Start:	\$2,300
Units:	509	2 Beds Start:	\$4,200

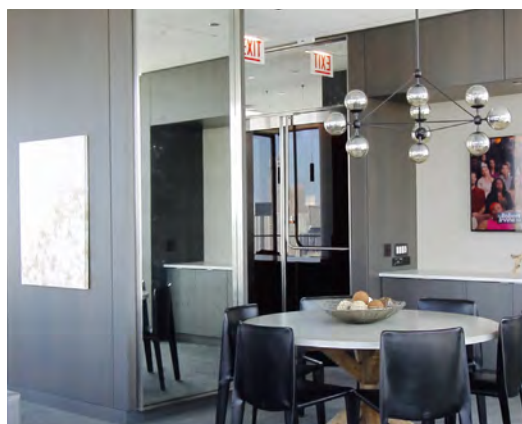
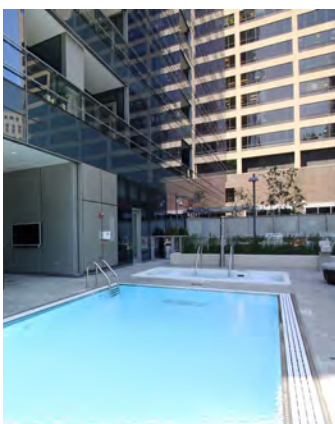
WOLF POINT WEST



CONVERTIBLE MODEL



AMENITIES





Properties like this are one of the main reasons more people than ever are calling the South Loop home. This smart, unique mid-rise combines the best of modern buildings with the traditional warmth and feel of a loft-style space. Situated in the heart of Printer's Row, it offers incredible access to transportation, with walking access to every CTA train in less than 10 minutes and just a few blocks' drive to the 90/94 and 290 Expressways. Stroll to endless shopping, including Target and Whole Foods, restaurants such as Umai, Blackie's and Hackney's and tons of boutique shops and bars. Stay on-site and enjoy the sundeck and outdoor pool, full-service fitness center with private yoga studio, and multiple lounge areas for TV, billiards, cooking or business. There's even outdoor grilling stations and fire pits. This 100% smoke-free building is also a LEED Silver & ENERGY STAR® Certified community and has a 24-hour security door staff.

It's hard to enter these apartment homes and not be drawn to the 10' ceilings with exposed concrete and duct work. Kitchens include stainless steel appliances with either slate gray or espresso cabinets and designer backsplashes. Hardwood flooring, resident-controlled and programmable thermostats and full-size stackable washers and dryers come standard in every apartment. Some units come with exposed brick and balconies, as well.

Parking is available on-site at an additional charge and there is permit street parking within walking distance. Cats are accepted throughout and dogs are welcome on select floors (dog breed and weight restrictions apply). They have a private dog run as well.

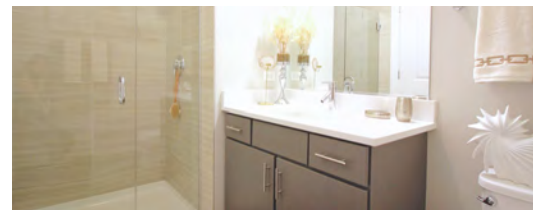
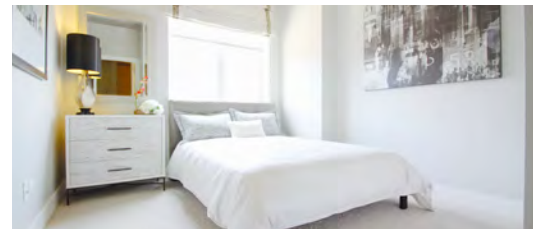
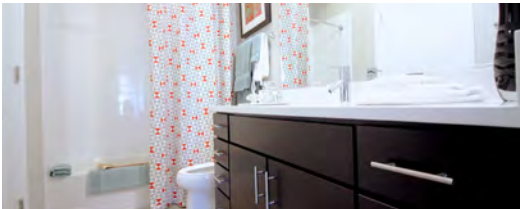


FEATURES & AMENITIES

- » **Balcony** - Some Units
- » **Central Air** - Yes
- » **Dishwasher** - All
- » **Dogs** - Weight Limit
- » **Flooring** - Hardwood Only
- » **Laundry** - Washer/Dryer In-Unit
- » **Pool** - Outdoor
- » **Security** - 24-Hour Doorman
- » **Smoking** - No
- » **Stove** - Gas
- » **Lofted (Open)** - Some Bedrooms

Year Built:	2014	Convertibles Start:	\$1,900
Year Remodeled:	n/a	1 Beds Start:	\$2,200
Floors:	11	2 Beds Start:	\$2,800
Units:	298		

AMLI LOFTS



AMENITIES





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