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## **At the Gateway to North Center, Award-Winning New Condominiums Replace Abandoned Factory**

Jim Jaeger and JCJ Development, LLC received a 2007 Good Neighbor Award for the construction of a high-end new condominium complex at 1801-13 W. Irving Park Road.

Environmentally unsound as well as unattractive, an abandoned plating factory on the corner of Irving Park and Ravenswood was poorly-maintained and had become a place for undesirable activity. Just to the east of the plant, beautifully restored buildings added a touch of elegance to the corridor; but the plating plant was a blemish on the face of its neighborhood.

Jaeger recognized the intersection as the gateway to Chicago's North Center community and wanted to design a property that was as aesthetically pleasing as its neighboring buildings and suitable both for commercial and residential use. "We wanted a strong building that would let you know you're in a wonderful neighborhood," Jaeger said.

The result: 44 stunning residential units ranging from \$259,000 to \$600,000; 5000 square feet of visible commercial spaces on the first floor; and ample heated-indoor parking. The interior features beautifully appointed features and modern floor plans, and the elegant masonry exterior allows the building to blend contextually with its neighborhood.

"We wanted something fresh, something modern to highlight the future," Jaeger said. Situated directly across the street from the Brown Line Irving Park station and just west of Lake Shore Drive, this, stunning, high-visibility property is a perfect fit for its surroundings.

The Good Neighbor Awards, an annual awards banquet hosted by the Chicago Association of REALTORS®, recognizes outstanding properties throughout Chicago that have positively impacted their surrounding communities. This year's event took place at the Palmer House Hilton on Wednesday, May 23.

For more information on the 2007 Good Neighbor Awards, visit [www.ChicagoRealtor.com](http://www.ChicagoRealtor.com).

*The Chicago Association of REALTORS® (C.A.R.), the "Voice for Real Estate™" in Chicago since 1883, represents more than 17,000 members from all real estate specialties including commercial sales, development, property management, appraisal, auctions, and residential sales.*

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