

# Ritchie Court Private Residences

## Condominium Association

1313 North Ritchie Court - Chicago, IL 60610  
 Office (312) 649-9170 Fax (312) 649-1309

Units.....	148
Floors.....	28
Elevators.....	2 Passenger; 1 Freight
Year Built.....	1973
Year Converted to Condos.....	April 1993
Units Sold.....	All
% Owner Occupied.....	84.00%
Parking Spaces.....	106, Deeded

Assessments Include: Hot and cold water, scavenger service, common area maintenance and insurance

Unit Owner Responsible for: Electricity (including AC and heat), telephone and internet service

Amenities Include: Exercise room, outdoor pool, pool deck, bulk cable, part room (available for reservation, fee per use), laundry room (coin machines not operated by Ritchie Court), storage lockers, bicycle storage, On-Site Dry Cleaners, Receiving Room, 24-Hour Doormen/Security and Maintenance Staff.

Management Company: Sudler Management  
 875 N. Michigan Ave., Suite 3980  
 Chicago, IL 60611  
 Supervisor - Hank Binswanger  
 (312) 751-0900

On-Site Management Office: Ritchie Court Private Residences  
 1313 N. Ritchie Court, 3rd Fl.  
 Chicago, IL 60610  
 Manager - MaryPat Mirus  
 (312) 649-9170

Insurance Information/Cert: Locton Companies  
[www.sudlerchicago.com](http://www.sudlerchicago.com)

Reserve Fund as of 3/31/16: \$1,471,542.27

Special Assessments: N/A