

\$485,000 - 16313 Bob White Circle, Orland Park

MLS® #12420053

\$485,000

3 Bedroom, 3.00 Bathroom, 2,503 sqft

Residential on 0.00 Acres

Hummingbird Hill, Orland Park, IL

Best of both worlds in this spacious townhome that allows you to right-size into a maintenance free home where you can still entertain, host holidays and guests, have a home office or craft space, or even accommodate a multi-generational family. Main level ranch living starts at the front door as you step into soaring ceilings, dramatic fireplace and rich wood flooring. Bask in the sunlight streaming through the transom windows that flank the custom fireplace of the great room. Off the foyer, you will find a formal dining room with a cherry inlaid floor that leads you into the kitchen with updated appliances, quartz counters, sink and faucet. A sunlit dinette has access to the lovely deck. The main floor primary bedroom has a spacious walk-in closet and the adjoining bath features a walk-in shower, a walk-in tub, double sinks and a linen closet. Upstairs, two bedrooms, a bath and a loft offer flexible space as a related living option, home office, or guest suite. The finished English basement is full of natural light and offers a full bath, a custom wet bar with ample cabinetry and counters and a recreation room, storage and game area. A second laundry is plumbed in if desired. There is plenty of guest parking opposite the unit. Hummingbird Hill is tucked away from the hustle and bustle but is still just minutes to dining, shopping and expressways. If you enjoy nature and the outdoors-the Orland Grassland Preserve, featuring 1000 acres of a restored prairie with a five mile walking/bike



trail is just a short walk away, without crossing a busy street. All this in a well-run association with lovely grounds and landscaping. HVAC 2013, refrigerator and microwave 2020.

Built in 2001

Essential Information

MLS® #	12420053
Price	\$485,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,503
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Attached Single
Status	Active

Community Information

Address	16313 Bob White Circle
Area	Orland Park
Subdivision	Hummingbird Hill
City	Orland Park
County	Cook
State	IL
Zip Code	60467

Amenities

Parking Spaces	2
Parking	Concrete, Garage Door Opener, On Site, Garage Owned, Attached, Garage
# of Garages	2

Interior

Interior Features	Cathedral Ceiling(s), Wet Bar, 1st Floor Bedroom, In-Law Floorplan, 1st Floor Full Bath, Storage, Walk-In Closet(s), Open Floorplan, Separate Dining Room, Pantry, Quartz Counters
-------------------	--

Appliances	Range, Microwave, Dishwasher, Refrigerator, Bar Fridge, Washer, Dryer, Disposal, Stainless Steel Appliance(s), Humidifier
Heating	Natural Gas, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning, Attached Fireplace Doors/Screen, Gas Log, Gas Starter
# of Stories	2
Has Basement	Yes
Basement	Finished, Partial Exposure, Rec/Family Area, Storage Space, Daylight, Full

Exterior

Exterior	Brick
Lot Description	Common Grounds, Cul-De-Sac
Roof	Asphalt
Foundation	Concrete Perimeter

School Information

District	230
----------	-----

Additional Information

Days on Market	100
HOA Fees	282
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Century 21 Circle
----------------	-------------------



The data relating to real estate for sale on this website comes in part from the Broker Reciprocity program of Midwest Real Estate Data LLC. Real Estate listings held by brokerage firms other than Listing Leaders Northwest are marked with the Broker Reciprocity logo or the Broker Reciprocity thumbnail logo (a little black house) and detailed information about them includes the names of the listing brokers. Some properties which appear for sale on this website may subsequently have sold and may no longer be available. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Information deemed reliable but not guaranteed. Many homes contain recording devices, and buyers should be aware they may be recorded during a showing.

Listings courtesy of NEIRBR Northeast Iowa Regional Board of Realtors as distributed by MLS GRID

IDX information is provided exclusively for consumers'™ personal noncommercial use, that it may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing, that the data is deemed reliable but is not guaranteed by MLS GRID, and that the use of the MLS GRID Data may be subject to an end

user license agreement prescribed by the Member Participant's applicable MLS if any and as amended from time to time.

Based on information submitted to the MLS GRID as of October 24th, 2025 at 8:23am. All data is obtained from various sources and may not have been verified by broker or MLS GRID. Supplied Open House Information is subject to change without notice. All information should be independently reviewed and verified for accuracy. Properties may or may not be listed by the office/agent presenting the information.

The DMCA requires that your notice of alleged copyright infringement include the following information: (1) description of the copyrighted work that is the subject of claimed infringement; (2) description of the alleged infringing content and information sufficient to permit us to locate the content; (3) contact information for you, including your address, telephone number and email address; (4) a statement by you that you have a good faith belief that the content in the manner complained of is not authorized by the copyright owner, or its agent, or by the operation of any law; (5) a statement by you, signed under penalty of perjury, that the information in the notification is accurate and that you have the authority to enforce the copyrights that are claimed to be infringed; and (6) a physical or electronic signature of the copyright owner or a person authorized to act on the copyright owner's behalf. Failure to include all of the above information may result in the delay of the processing of your complaint.

The Digital Millennium Copyright Act of 1998, 17 U.S.C. Â§ 512 (the "DMCA") provides recourse for copyright owners who believe that material appearing on the Internet infringes their rights under 6 MLS GRID IDX Rules Updated September 16, 2024 U.S. copyright law. If you believe in good faith that any content or material made available in connection with our website or services infringes your copyright, you (or your agent) may send us a notice requesting that the content or material be removed, or access to it blocked. Notices must be sent in writing by email to: Listing Leaders Northwest

Listing information last updated on October 24th, 2025 at 8:23am CDT