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MLS#: 357555 m **VT:** Y
Status: Active
Type: Single Family OnSite Blt
Address: 2805 N Wilderness Ct
 WICHITA, KS 67226
County: Sedgwick
Area: 425
Subdivision: WILDERNESS ESTATES
Asking Price: \$335,000
Class: Residential
Elem. School: Greenwich
Middle School: Circle
High School: Circle
\$/TFLA-AGLA: \$92-\$99
Lot Size/SQFT: 16975
Appraisal?:
AG Bedrooms: 4
Total Bedrooms: 5
AG Full/Half Baths: 2/1
Total Baths: 3.5
Approx AGLA/Source: 3,371/Court House
Approx BFA/Source: 286/Court House
TFLA: 3,657
Garage: Three Car
Original Price: \$350,000
Levels: 2 Story
Basement: Yes - Finished
Approx. Age: 21 - 35 Years
Year Built: 1985
Acres Range: City Lot
Acres: 0.390
Auction?: N

General Info

Level	Room Type	Dimnsns	Floor	Internet Display:	Y	Address Display:	Y
U	Master BR	19'4x16'	Carpet	Comment Display:	Y	Valuation Display:	Y
M	Dining	12'8x12'	Wood	Other Rooms:	Family Room-Main Level, Foyer, Library, Mud Room, Office		
M	Living Room	19x15'6"	Carpet	Legal:	LOT 23 BLOCK 3 WILDERNESS ADD.		
M	Kitchen	13'9x13'4"	Tile	Directions:	29th Street North half way between Rock and Webb, turn South on Wilderness Drive and go to third cross street (2nd Wilderness Ct) then right.		
M	Hearth Rm	13'4x12'6"	Tile				
M	Office	16'6x12'	Wood				
M	Bedroom	14'3x11'8"	Carpet				
U	Bedroom	11'8x11"	Carpet				
U	Bedroom	14'4x11'8"	Carpet				
U	Bonus Room	17'8x10'	Vinyl				
B	Bedroom	14'x13'	Carpet				

Features

Appliances:	Dishwasher, Disposal, Refrigerator, Range/Oven	Flood Insurance:	Unknown
Basement Finish:	1 Bedroom, 1 Bath	Roof:	Tile
Exterior Amenities:	Sprinkler System	Frontage:	Paved Frontage
Neighborhood Amenities:	Golf Course, Greenbelt, Add'l Dues May Apply	Heating:	Forced Air, Gas
Interior Amenities:	Closet-Walk-In, Hardwood Floors	Fireplace:	Three+, Family Room, Kitchen/Hearth Room, Master Bedroom
HOA Due Include:	Gen. Upkeep for Commons Areas	Dining Area:	Eating Bar, Eating Space in Kitchen, Formal
Architecture:	Traditional	Utilities:	Sewer, Natural Gas, Public Water
Exterior Construction:	Frame w/More than 50% Mas, Masonry-Brick	Garage:	Attached, Opener, Side Load
Lot Description:	Cul-de-Sac	Possession:	At Closing
Cooling:	Central, Electric	Documents:	
Kitchen Features:	Eating Bar, Pantry	Proposed Financing:	Conventional, VA
Master Bedroom:	Master Bedroom Bath, Sep. Tub/Shower/Mstr Bdrm		
Laundry:	Upper Level		
Basement/Foundation:	Full, Day Light		
Ownership:	Individual		
Warranty:	No Warranty Provided		
Property Condition Rpt:	Y		

Taxes & Financing

Assumable:	N	General Taxes:	\$4,141.84	General Tax Year:	2013
Yearly Specials:	\$0.00	Total Specials:	\$0.00	Currently Rented?:	N
Yearly HOA Dues:	\$600.00	HOA Initiation Fee:	\$150.00	Earnest Money:	SIT
HBBP Company:				Rental Amount:	

Comments

Public Remarks: A beautiful 5 bedroom, 2 story in sought after Wilderness Estates! Wilderness Estates is known for its large lots and interlaced common areas with exceptional spacing between homes. A "Hearth Kitchen" plan with 4 bedrooms grouped on the second floor! This home has had extensive updating in the last several years including: A completely new, fully applianced kitchen with Cherry cabinetry, Granite counters and tile flooring; refinished hardwood flooring in the foyer, library/study and living room; remodeled main floor powder bath; a refurbished deck with synthetic flooring and aluminum balusters; built-in audio speakers in the Living room, Hearth/kitchen and master bedroom; loads of new can lights and much more! The ample second floor offers a huge master with coffered ceiling, fireplace, on-suite bath and a walk-in closet. Three additional bedrooms and a bonus room adjoining bedroom 4 plus a 2nd floor laundry make this the perfect floor plan. The full basement has a 5th bedroom with adjoining bath and a spacious unfinished area for a future basement family room. Low maintenance features include a concrete tile roof and new sprinkler system! This portion of Wilderness is located in the Circle School district with the new Circle Greenwich Elementary school just a few short minutes away! Don't miss this opportunity to live in this exceptional subdivision with large lots, multiple common areas and mature trees! Golf membership is an additional fee, please contact Tallgrass Country Club for membership information.

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