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MLS#: 367737 m **VT:**
Status: Active
Type: Single Family OnSite Blt
Address: 2705 N Wilderness Ct
 WICHITA, KS 67226
County: Sedgwick
Area: 425
Subdivision: WILDERNESS ESTATE
Asking Price: \$482,500
Class: Residential
Elem. School: Greenwich
Middle School: Circle
High School: Circle
\$/TFLA-AGLA: \$111-\$144
Lot Size/SQFT: 14,216
Appraisal?:

AG Bedrooms: 4
Total Bedrooms: 5
AG Full/Half Baths: 3/1
Total Baths: 4.5
Approx AGLA/Source: 3,345/Court House
Approx BFA/Source: 1,000/Court House
TFLA: 4,345
Garage: Three Car
Original Price: \$482,500
Levels: 2 Story
Basement: Yes - Finished
Approx. Age: 21 - 35 Years
Year Built: 1988
Acreage Range: City Lot
Acreage: 0.330
Auction?: N

General Info

Level	Room Type	Dimnsns	Floor	Internet Display:	Y	Address Display:	Y
U	Master BR	21'4x17'3	Carpet	Comment Display:	Y	Valuation Display:	Y
M	Dining	14'6x11'6	Carpet	Other Rooms:			
M	Living Room	14'6x12'	Carpet	Legal:	LOT 2 BLOCK 1 WILDERNESS THIRD ADD.		
M	Kitchen	18'x12'4	Wood	Directions:	Halfway between Rock and Webb on 29th Street North. Turn South on Wilderness Drive then proceed South to the 5th right which is one of the many Wilderness Courts.		
M	Family	19'x16'	Carpet				
U	Bedroom	13'9x13'8	Carpet				
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U	Bedroom	12'4x12'	Carpet				
B	Rec. Room	29'4x15'9	Carpet				
B	Bedroom	13'2x11'9	Carpet				
B	Office	14'x12'3	Carpet				
M	Sun Rm/Atrium	18'x20'	Carpet				

Features

Appliances:	Dishwasher, Disposal, Microwave, Range/Oven	Flood Insurance:	Unknown
Basement Finish:	1 Bedroom, 1 Bath, Rec/Family Room, Office, Storage	Roof:	Composition
Exterior Amenities:	In Ground Pool, Fence-Wrought Iron/Alum, Sprinkler System	Frontage:	Paved Frontage
Neighborhood Amenities:	Greenbelt	Heating:	Forced Air, Gas
Interior Amenities:	Ceiling Fan(s), Closet-Walk-In, Hardwood Floors	Fireplace:	Two, Family Room, Rec Room/Den
HOA Due Include:	Gen. Upkeep for Commons Areas	Dining Area:	Eating Space in Kitchen, Formal
Architecture:	Traditional	Utilities:	Sewer, Natural Gas, Public Water
Exterior Construction:	Frame w/More than 50% Mas	Garage:	Attached, Opener, Side Load
Lot Description:	Cul-de-Sac	Possession:	At Closing
Cooling:	Central, Zoned, Electric	Documents:	
Kitchen Features:	Island	Proposed Financing:	Conventional, FHA, VA
Master Bedroom:	Master Bedroom Bath, Sep. Tub/Shower/Mstr Bdrm, 2 Sinks		
Laundry:	Main Floor, Separate Room		
Basement/Foundation:	Full, Day Light		
Ownership:	Individual		
Warranty:	HBPP Purchased		
Property Condition Rpt:	Y		

Taxes & Financing

Assumable:	N	General Taxes:	\$5,669.07	General Tax Year:	2013
Yearly Specials:	\$6.48	Total Specials:	\$0.00	Currently Rented?:	N
Yearly HOA Dues:	\$550.00	HOA Initiation Fee:	\$150.00	Earnest Money:	SIT
HBBP Company:				Rental Amount:	

Comments

Public Remarks: A stunning 5 bedroom, 2 story in popular Wilderness Estates! Wilderness Estates is known for its large lots and interlaced common areas with exceptional spacing between homes. A traditional plan with 4 large bedrooms grouped on the second floor! Updates include Granite kitchen counters, stainless appliances, Granite in all baths, a newer roof and a SPARKLING SWIMMING POOL with electric cover! Upon entering you will be wowed by the gracious staircase! Formal dining and living rooms flank the foyer, a warm family room with fireplace and beamed ceiling adjoins the kitchen. The spacious second floor offers a huge master with cathedral ceiling, the bath is updated including custom vanities with Granite tops and exquisite tile. Two separate 12' walk-in closets offer plenty of master bedroom hanging space. There are three additional upstairs bedrooms, two share a Jack & Jill bath and the 4th has a private bath. The full basement is spacious and includes a large family room with fireplace and bar area, a 5th bedroom, an office with a daylight window and a full bath. The home offers 4 staircases, two to the upstairs and two to the basement. OUTDOOR LIVING doesn't get any better than this! A spectacular 20'x18' screened porch is a tranquil retreat overlooking the recent 32'x16' pool with electric cover! The landscaping is second to none with stacked stone walls and abundant plantings! This portion of Wilderness is located in the Circle School district with the NEW AND SOUGHT AFTER 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. Private Remarks: The listing agent is a long time resident of Wilderness Estates and also long time Secretary of the HOA Board. Feel free to call me with any Wilderness Estates questions!

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