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MLS#: 371318 m **VT:** Y
Status: Active
Type: Single Family OnSite Blt
Address: 5117 N Newton Cir
 PARK CITY, KS 67219
County: Sedgwick
Area: 815
Subdivision: NEWTON'S 2ND
Asking Price: \$237,500
Class: Residential
Elem. School: Earhart
Middle School: Pleasant Valley
High School: Heights
\$/TFLA-AGLA: \$68-\$118
Lot Size/SQFT: 32,345
Appraisal?:
AG Bedrooms: 2
Total Bedrooms: 4
AG Full/Half Baths: 2/1
Total Baths: 3.5
Approx AGLA/Source: 2,014/Appraiser
Approx BFA/Source: 1,484/Appraiser
TFLA: 3,498
Garage: Four+ Car
Original Price: \$237,500
Levels: One Story
Basement: Yes - Finished
Approx. Age: 21 - 35 Years
Year Built: 1988
Acreege Range: 1/2 to 1 Acre
Acreege: 0.740
Auction?: N

General Info

Level	Room Type	Dimnsns	Floor	Internet Display:	Y	Address Display:	Y
M	Master BR	18'x15'	Carpet	Comment Display:	Y	Valuation Display:	Y
M	Dining	13'x12'	Carpet	Other Rooms:	Storage, Sun Room, Workshop		
M	Living Room	12'4x17'	Carpet	Legal:	LOT 13 BLOCK A F. E. NEWTON'S 2ND. ADD.		
M	Kitchen	14'x13'	Wood	Directions:	I-135 North to 53rd street North exit (Harley Davidson Store) go West of I-135 a short distance to Primrose. Go South on Primrose a short distance to Newton Circle and then left. Follow Newton Circle to house at the very back of the Cul-De-Sac.		
M	Bedroom	13'x11'4	Carpet				
L	Family	25'4x23'9	Carpet				
L	Office	12'4x9'	Carpet				
L	Bedroom	14'8x11'8	Carpet				
L	Bedroom	14'6x11'8	Carpet				
M	Sun Rm/Atrium	17'x18'L	Wood				

Features

Appliances: Dishwasher, Disposal, Microwave, Range/Oven
Basement Finish: 2 Bedrooms, 1 Bath, Rec/Family Room, Office, Dry Bar
Exterior Amenities: Covered Patio, Guttering, Irrigation Well, Sprinkler System, Deck
Neighborhood Amenities:
Interior Amenities: Ceiling Fan(s), Closet-Cedar, Closet-Walk-In, Hardwood Floors, Skylight(s), Vaulted Ceiling, Window Coverings-All
HOA Due Include:
Architecture: Ranch
Exterior Construction: Frame w/Less than 50% Mas
Lot Description: Cul-de-Sac, Wooded
Cooling: Central
Kitchen Features: Desk, Island, Electric Hookup
Master Bedroom: Master Bdrm on Main Level, Sep. Tub/Shower/Mstr Bdrm
Laundry: Main Floor, 220-Electric
Basement/Foundation: Full, Walk Out Basement
Ownership: Individual
Warranty: No Warranty Provided
Property Condition Rpt: Y
Flood Insurance: Unknown
Roof: Composition
Frontage: Paved Frontage
Heating: Forced Air, Gas
Fireplace: One, Living Room
Dining Area: Eating Space in Kitchen, Formal
Utilities: Sewer, Natural Gas, Public Water
Garage: Attached, Detached, Opener, Side Load
Possession: At Closing
Documents: Sellers Prop. Disclosure
Proposed Financing: Conventional, FHA, VA

Taxes & Financing

Assumable:	N	General Taxes:	\$3,657.89	General Tax Year:	2013
Yearly Specials:	\$6.48	Total Specials:	\$6.48	Currently Rented?:	N
Yearly HOA Dues:	\$0.00	HOA Initiation Fee:	\$0.00	Earnest Money:	S1T
HBBP Company:				Rental Amount:	

Comments

Public Remarks: I absolutely challenge you to find another home with this combination of features! Start with a very well maintained 2,014 (main floor) Sq. Ft 4 bedroom, 3.5 bath ranch with huge rooms, add 1,484 Sq. Ft. of finished "Full Walk-out" basement, then a huge Master bedroom with new bath including a 8'+ doorless shower, a beautiful kitchen with updated stainless appliances (GE Advantium oven too), BRAND NEW main floor carpeting, an enclosed sun porch, Recent - High efficiency heating and air, 4 cars worth of garage, nearly 3/4 acre lot with loads of trees located on a cul-de-sac all for \$237,500. Great access to anywhere with a short drive to I-135 and 53rd North. Malarkey Legacy impact resistant roof!

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Prepared by Frank Priest III of Coldwell Banker Plaza Real Estate - E Central on 8/1/2014 12:04:52 PM

