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MLS#: 336461 m VT:
Status: Active
Type: Single Family OffSite Blt
Address: 8951 E BOXTHORN CT
 WICHITA, KS 67226
County: Sedgwick
Area: 425
Subdivision: GREENLEAF/TALLGRASS
Asking Price: \$439,900
Class: Residential
Elem. School: Minneha
Middle School: Coleman
High School: Southeast
\$/TFLA-AGLA: \$100-\$140
Lot Size/SQFT: 16553
Appraisal?:

AG Bedrooms: 3
Total Bedrooms: 4
AG Full/Half Baths: 2/1
Total Baths: 3.5
Approx AGLA/Source: 3,138/Court House
Approx BFA/Source: 1,254/Court House
TFLA: 4,392
Garage: Two Car
Original Price: \$439,900
Levels: 2 Story
Basement: Yes - Finished
Approx. Age: 21 - 35 Years
Year Built: 1982
Acreage Range: City Lot
Acreage: 0.380
Auction?: N

General Info

Level	Room Type	Dimnsns	Floor	Internet Display:	Y	Address Display:	Y
U	Master BR	19'8X13'6	Carpet	Comment Display:	Y	Valuation Display:	Y
M	Dining	13'6X11'	Carpet	Other Rooms:	Foyer, Office, Storage, Workshop		
M	Living Room	22'X13'6	Carpet	Legal:	LOT 13 BLOCK 2 BLUESTEM VILLAGE ADD		
M	Kitchen	19'8X12'8	Wood	Directions:	WEST OF WEBB WOAD ON 21ST TO GREENLEAF, NORTH ON GREENLEAF THEN LEFT ON BOXTHORN. FOLLOW BOXTHORN TO SECOND BOXTHORN CT THEN TURN LEFT TO HOUSE ON THE EAST SIDE OF THE STREET.		
M	Family	19'X13'6	Wood				
U	Bedroom	15'9X14'	Carpet				
U	Bedroom	14'X13'	Carpet				
U	Office	12'4X10'3	Wood				
L	Family	33'3X13'6	Carpet				
L	Bedroom	18'8X13'	Carpet				
L	Workshop	13'X8'	Concrete				

Features

Appliances:	Dishwasher, Disposal, Microwave, Refrigerator, Range/Oven	Flood Insurance:	Unknown
Basement Finish:	1 Bedroom, 1 Bath, Rec/Family Room, Wet Bar, 1 Add. Finished Room	Roof:	Tile
Exterior Amenities:	Guttering, Storm Windows/Ins Glass, Deck	Frontage:	Paved Frontage
Neighborhood Amenities:	Golf Course, Greenbelt, Lake/Pond	Heating:	Forced Air, Zoned, Gas
Interior Amenities:	Central Vacuum, Hardwood Floors, Wet Bar, Window Coverings-All	Fireplace:	One, Family Room, Wood burning, Gas Starter
HOA Due Include:	Other/See Remarks	Dining Area:	Eating Space in Kitchen, Formal
Architecture:	Traditional	Utilities:	Sewer, Public Water
Exterior Construction:	Frame w/More than 50% Mas, Masonry-Brick	Garage:	Attached, Opener
Lot Description:	Cul-de-Sac, Golf Course	Possession:	Negotiable
Cooling:	Central, Zoned, Electric	Documents:	Documents Online, Sellers Prop. Disclosure
Kitchen Features:	Desk, Island, Pantry	Proposed Financing:	Conventional
Master Bedroom:	Master Bedroom Bath, Shower/Master Bedroom		
Laundry:	Main Floor, Separate Room		
Basement/Foundation:	Day Light		
Ownership:	Individual		
Warranty:	No Warranty Provided		
Property Condition Rpt:	Y		

Taxes & Financing

Assumable:	N	General Taxes:	\$4,691.29	General Tax Year:	2011
Yearly Specials:	\$0.00	Total Specials:	\$0.00	Currently Rented?	N
Yearly HOA Dues:	\$600.00	HOA Initiation Fee:	\$0.00	Earnest Money:	\$1T
HBBP Company:				Rental Amount:	

Comments

Public Remarks: Located on one of Greenleaf's most desirable Golf Course lots, this beautifully updated and meticulously maintained home offers exceptional features including: a grand 2 story entry with fabulous staircase, spacious formal living and dining, a cooks kitchen with top quality stainless appliances by Sub-zero, Thermador, Dacor and Asko plus 3cm Granite counters! The main floor family room is warm and inviting with hardwood flooring, wet bar and a fireplace! The second floor includes a fantastic Master Suite with remodeled bath, a fantastic study with built-in shelving plus two huge guest bedrooms! The finished basement offers a great family room with custom built wet bar, billiard area, spacious 4th bedroom, a full bath and a handy workshop area! Enjoy outdoor living on the recently rebuilt deck with zero maintenance Azek flooring! Mature trees, lush landscaping and common areas offer the perfect buffer between you and the 16th fairway of Tallgrass Country Club. Numerous improvements and updates over the years including: New brick lined driveway, walkway and porch, new front door system including huge transom, additional wood flooring, rebuilt staircase with hardwood treads, new ballusters and handrails, Granite countertops, SS appliances, great wall textures and finishes, custom designed and built basement wet bar, Monier concrete tile roof, main floor Andersen windows replaced with new Andersen windows, fully remodeled master bath and closet, 6 panel solid doors throughout, new interior trim in many locations, custom conversion of 4th upstairs bedroom to a fabulous study with built-ins and more!

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Prepared by Frank Priest III of Coldwell Banker Plaza Real Estate - E Central on 4/27/2012 8:55:47 AM