

Sale Name: 1132 N Country Acres Ave, Wichita, KS 67212

LOT - 1132 N Country Acres Ave, Wichita, KS 67212



Description

Online only auction, bidding closing December 13th at 2:00 PM. Your opportunity to bid your price on this

This spacious 4-bedroom, 2 ½ -bathroom home is located in the desirable Country Acres neighborhood in northwest Wichita. The home features over 1,700 square feet on the main level. The home includes the living room, dining room, kitchen, and family room. The living room is large and bright, with plenty of space to entertain guests. The dining room is located off of the kitchen and can easily accommodate a large table. The kitchen is fully equipped. The family room is located at the back of the house and features a fireplace, built-in bookshelves, and vaulted ceilings. The family leads into the sunroom. There is a heated workshop in between the sunroom and 2 car garage. The other side of the home includes the 3 bedrooms and 2 bathrooms. The master bedroom is good sized and has a private bathroom with a walk-in shower. The other two bedrooms are also generously sized and share a full bathroom. The full basement in the home is finished and includes a large bonus room/office, as well as a laundry room and storage space. There is a bedroom and ½ bathroom in the basement. Don't miss this opportunity to own a beautiful home in a great neighborhood.

Per Seller: HVAC is only 2 years old. Roof is approximately 7 years old and sprinkler and well work great!

10% buyer premium will be added to the final bid and make up the final contract price. Property is selling in its "as-is" present condition and is accepted by the buyer without any expressed or implied warranties. It is the buyer's responsibility to have any and all inspections completed prior to bidding. The buyer and seller shall split equally in the cost of the title insurance and the closing fee. ALL taxes will be prorated to the day of closing. Bidding is not contingent upon financing. Closing to take place on or before 30

days from the auction closing date. Non-refundable earnest money deposit due at the conclusion of the auction in the amount of \$7,500

Quantity: 1



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