



BUY HOME FROM OWNER



New!

NO IMAGE

\$159,500



Address

6119 East Brookview St, Wichita, Kansas, 67220

ABOUT HOME

Visit <http://members.cox.net/6119eastbrookview/> for information.

The home at 6119 East Brookview is a must see. Bordered by lush trees and a pond, it offers excellent privacy. A great location, 6119 East Brookview is near the intersection of Woodlawn and 37th Street North and close to shopping, restaurants, Chisholm Creek Park, and K-96 Northeast Expressway.

At 1,450 square feet main floor living area, the interior is spacious, tasteful, and functional with many useful amenities. The kitchen is big enough for two cooks and has tremendous pantry space. The dining room can handle a six place table with ease. Laminate flooring covers the kitchen and dining room and is virtually impervious to the daily hard knocks. Its thicker rubber underlayment makes it quiet and comfortable underfoot. The adjacent vaulted-ceiling living room with wood burning fireplace and ceiling fan creates a large family space that is comfortable and well-suited to entertaining. The dining and living room windows look out onto mature autumn blaze maples, pond, and large, elevated deck. In fall, the maples are a sight to behold. Facing south-southeast, the living areas receive morning sun while the deck receives evening shade in summer.

The decking is composite, maintenance free and will not splinter. A powder coated metal fence surrounding the back yard requires no painting. A small shed keeps lawn tools out of the garage. The two-car garage is lined with quarter-inch pegboard making organization a snap. The Genie Excelerator door opener is quick and quiet.

The master suite features a tall coffered ceiling, roomy walk-in closet (with laundry chute), and a bath with twin vanities, large soaker tub and separate shower. Two other bedrooms have plenty of closet space. Each bedroom has switched outlets, phone jacks, and ceiling fans. A full bath serves the second and third bedrooms. Carpeting upstairs is less than one year old.

The fully finished view-out basement contains a grand home theater area complete with surround sound wiring and a built in media closet. From this central location, stereo wiring is run to the living room, deck and garage. This area opens to a game room sized for a pool or ping pong table. This large open space has plenty of lighting. A guest room with cavernous walk-in closet, built-in work station with task lighting, and an additional full bath is comfortable and quiet. The roomy and functional laundry and storage room is where the master closet laundry chute empties providing a clothes sorting and folding area.

contact@leadfsbo.com



A wireless security system protects this home. The seller can recommend a low-cost monitoring service. The two-stage heating and cooling system features a heat pump and gas furnace that, along with a programmable thermostat, will keep gas bills in winter and electric bills in summer to a minimum. A 50 gallon high efficiency gas water heater is just a few years old and provides a nearly endless supply of hot water.

PROPERTY DETAILS

Sq. Footage: 2500
of Floors: 1
of Bedrooms: 4
of Bathrooms: 3
Year Built: 1994

If you like this house, call its owner by telephone (316)210-3457 or leave him message.

With him you may on all agree.

Without go-betweens. Without comission.

Contact Information

Contact: Thomas Stybr
Phone: (316)210-3457
Phone: (316)681-2006

Email:

All information is deemed reliable but is not guaranteed and should be independently verified.

When you re looking through the Sunday paper you might see ads that say [fsbo home](#), [fsbo house](#), or [fsbo land](#). What does fsbo mean? FSBO stands for For Sale By Owner. This is when a seller puts up his home or land for sale without the use of a real estate agent.

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