

Address: 1761 S Butternut Dr, Wichita, KS 67230

CUSTOM BUILT HOME IN ARBOR LAKES ESTATES

SPACIOUS ROOMS THROUGHOUT - MATURE LANDSCAPING - FISHABLE COMMUNITY POND
NEAR A VARIETY OF RESTAURANTS, RETAIL AND AMENITIES IN NORTHEAST WICHITA, KS



Price: \$485,000.00

Lot Size: 13,744 $\pm$ SF

Above Ground SF: 4,121 $\pm$ SF

Basement SF: 2,068 $\pm$ SF - Unfinished

Bedrooms: 5

Baths: 4 full, 1 half

Garage: Three Car Attached

Year Built: 1992

Schools: USD 259 - Wichita

2025 Taxes: General - \$6,357.68

Specials - \$4.00

HOA Fee: \$380.00 Yearly

HOA Amenities Include:

- 20 Acre Nature Preserve with Fishable Pond
- Common Area Maintenance
- Neighborhood Events
- Two Master Suites
- Multiple upgrades throughout

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ReeceNichols
SOUTH CENTRAL KANSAS
An Independently Owned and Operated Member of ReeceNichols Alliance

FOR SALE

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ReeceNichols
SOUTH CENTRAL KANSAS

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