



1467055 5520 Harrison St Jackson Co Ar:202
 City: Kansas City Zip: 64116 TI: 30-840-02-19-00-0-00-000 Stat: A
 Typ: Single Sub: Rockhill Ridge Bed: 3 FB: 1 HB: 1
 Brk: RMX 41 Lsz: Tot SF: Main SF:
 Lgt: Rockhill Ridge, S 50' Lot 232 PID: KORNS
 Yr Blt: 1919 Age: 76-100 yr RP: N
 Acr: m/l Fp: N Bsm:Y CA: Y Gar: N CDOM: 0 # Img: 10

GENERAL INFORMATION

Plan: 2 Sty, Bungalow Style: Traditional Construct: Stone Fr Roof: Comp
 Garage: 0 / Basement: Walkout, Full, Stone
 Dining: Formal Other Rms: Sun, Mud Room
 Fireplace: / Utility Rm: Off Kit Phone:
 Lot Desc: City Lake:
 Elem School: Magnet Middle School: Magnet
 Senior High: Magnet School District: Kansas City Mo

LISTING OFFICE INFORMATION

Show: iBox, Vacant, Co-op Poss: Immed Pho: LO
 L Ofc: Re/Max Alliance Ofc Ph: 913-754-0546 X 3416
 L Agt: Steve Kornspan Agt Ph: 913-871-4148
 2nd L Agt: eFax offers 2nd Ph: 913-814-3378
 Builder: Co-op Ph: 816-531-0123
 Showing Agent Info: Please remove shoes or wear covers. We appreciate your honest feedback and any suggestions.

REMARKS & DIRECTIONS

Old World Charm, completely restored & updated. Luxurious hwdws everywhere! Ceramic tile in kit & bath. New Kit cabinets, new faucet, New 2nd flr windows, restored 1st flr windows, new gas stove, new built-in microwave, walkout basement. Original doors, laundry off kit, new roof, hvac.
 Directions: Rockhill to 56th East, North on Harrison, Home on West Side Of Harrison
 Add Rmks: Disclosures Here - Brookside Real Estate
 Add Dir:

ROOM INFORMATION

Rm	Size	Lv	Features	Rm	Size	Lv	Features
DIN	14x14	1	Ceil Fan, Hardwd	LIV	22x11	1	
KIT	15x10	1	Tile Fl	SUN	12x8	1	Hardwd
MBR	15x12	2	Ceil Fan, Hardwd	BR2	12x10	2	Ceil Fan, Hardwd
BR3	12x10	2	Hardwd	BTF		2	Tile Fl

ADDITIONAL INFORMATION

Heating: F Air Gas Cooling: Cent Ele Water: Public Sewer: Public
 Interior:
 Exterior: Deck, Porch
 Equipment: Free Std Rng
 HOA Incl:
 Amenities:
 Warranty: Warranty Co: Warranty Cost: Warranty Deduct:
 Flood Plain: N Flood Insur: Ownership:
 Exclude: Ceiling R: Walls R: Other R:

FINANCIAL INFORMATION

Will Sell: Cash, Conv, FHA
 Assume: Acc: Qual: Amount: Asm Fee: Lender: Balance:
 Bal Date: Orig Yr: Yrs Rem: Int Rate: Payment: PITI:
 Trns Fee: 2nd Bal: HOA Dues: \$0 Tax: \$2,512 Spec: \$0 Total Tax: \$2,512



BETTER THAN NEW, RESTORED BUNGALOW!

MLS# 1467055

\$174,950

- 3 Bedroom
- 1.5 bathrooms
- Beautifully Restored
- New Windows
- New Kitchen
- New Bathroom



Virtual Tour, Flyer & Additional Info
www.SteveKornspan.com

5520 Harrison St.
 Kansas City, MO

Old World Charm, completely restored & updated. Luxurious hardwoods everywhere! Ceramic tile in kitchen & bath. New kitchen cabinets, new faucet, new 2nd floor windows, restored 1st floor windows, new gas stove, new built-in microwave, walkout basement. Original doors, laundry off kitchen, newer roof, & HVAC.



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THE STEVE KORNSPAN GROUP



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Beautifully restored bungalow with neutral paint colors, refinished hardwoods throughout.

The full bath features a ceramic tile tub, with new faucets and cabinets.



First floor features restored windows and tons of light!



The kitchen also features ceramic tile, new cabinets, faucets, and appliances.



The bedrooms upstairs are finished just as beautifully with new windows, and the original doors.

New deck, maintenance free siding and a walk-out basement make this home ready move-in ready!



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