



## The Sienna

A reverse 1.5 story home taken to the next level

**5116 Meadow Height Drive Shawnee, Kansas 66226**  
 MLS #: **1916458** Status: **Active**  
 Area: **315 - N=Wy Co Ln;S=75th;E=Switzer;W=Co Ln**

County: **Johnson KS**

L Price: **\$529,900**



Sub: **The Reserve at Belle Meade Farms**  
 Type: **Single Family** Half Bth: **0**  
 Bedrooms: **5** Full Bth: **3** Age: **Under Constructio**  
 Main SqFt: **3500** Tot SqFt: **3500** SF Src: **Builder**  
 Lot Size: Tax: **\$799**  
 Acres: FP: **Yes**  
 Elementary: **Belmont** Bsmt: **Yes**  
 Middle: **Mill Creek** CA: **Yes**  
 Senior: **Mill Valley** Grg: **Yes**  
 District: **De Soto** HOA: **\$515/YR**  
 Terms: Yr Built:  
 Legal: **RESERVE AT BELLE MEADE FARMS LT 9 SHC 147 1 2 9**

#### General Information

Style: **Traditional**  
 Roof: **Composition**  
 Basement: **Concrete, Finished, Walk Out**  
 Lake:  
 Utility Rm: **Main Level, Laundry Room**

#### Remarks & Directions

**The ULTIMATE in main flr living & lower level entertaining. The Reverse 1.5 you have been waiting for. Exceptional standard features include: lower level full wet bar with granite, 8ft int solid doors. 12ft ceilings on main lvl. Stamped & stained patio. Custom cabinets in kitch & built-ins by firepl. 8 ft dbl entry mahogany exterior doors. Granite. Hardwoods in main lvg areas, upgraded carpet and pad on stairs & bedrooms. Wired for security & surround sound. Main floor master w/additional 2 bedrooms on main floor.**

A Rmks: **The bar has been raised on this stylish home that is elegant and built for convenient living. HERS energy rating of 74. Taxes based on lot price only. Built by First Choice Custom Homes, your high quality custom builder. This home, or a home built to suit you, can be built elsewhere.**

Dir: **K-7 to 55th St. West on 55th then Right on Old K-7 turning West on 51st to Meadow Height Dr. 5116 is on the left. or K-7 to 55th (Johnson Dr). West on 55th to Clare Road. Turn right on Clare Rd. Turn right on 51st at the Belle Meade Farms entry and right again on 51st Lane to Meadow Height Dr. Right on Meadow Height Dr, home is on the right.**

#### Room Information

Rm	Size	L	Features	Rm	Size	L	Features
GRT		1	Built Ins, Ceiling Fan, Fireplace, Hardwood	KIT		1	Granite Counter, Hardwood, Kitchen Island, Pantry
MBR		1	All Carpet, Built Ins, Ceiling Fan, Walk-In Closet	BR2		1	All Carpet, Ceiling Fan
BR3		1	All Carpet, Ceiling Fan	MBT		1	Ceramic Tiles, Double Vanity, Separate Shower And Tub, Walk-In Closet
LAU		1	Built Ins, Ceramic Tiles, Granite Counter	BR4		b	All Carpet, Ceiling Fan, Walk-In Closet
BR5		b	All Carpet, Ceiling Fan, Walk-In Closet	REC		b	Built Ins, Ceramic Tiles, Granite Counter, Wet Bar
BTF		1	Built Ins, Ceramic Tiles, Granite Counter	BF2		b	Ceramic Tiles

#### Additional Information

Warranty: Flood Pln: **No** Exclude: Ownrshp: **Private**  
 Ceiling R: **R-49** Walls R: **unk** Other R: Phone:  
 Heating: **Central Gas** Cooling: **Central Electric**  
 Water: **City/Public** Sewer: **City/Public**  
 City Limits: Streets: **Paved**  
 Interior: **Custom Cabinets, Kitchen Island, Pantry, Stained Cabinets, Walk-In Closet, Wet Bar, Whirlpool Tub, Wood Floor**  
 Exterior: **Deck, Patio, Sprinkler-In Ground, Thermal Windows**  
 Equip: **Ceiling Fan(s), Custom Cabinets, Dishwasher, Disposal, Hood/Fan, Humidifier, Microwave, Radon Mitigation System, Security System, Stainless Appliances**

**Call today, we'll build one for you.**

Steve Kornspan 913-871-4148 ext 2

Steve@HomeSpotRealty.com

