



1000 Valentine Road | Kansas City, MO 64111 | \$450,000



***Unique Ranch in the coveted Roanoke Neighborhood!***

*Call our Buyer's Specialist, Ruth Ann, today for a private showing!*

913-406-4406

RECE & NICHOLS





- Wonderful family-friendly house with a spacious floor plan and plenty of living space and room to spread out.
- A great house for entertaining with an open main floor and 2 great patios!
- 3 Bedrooms and 2.5 Baths on first floor.
- Master suite has martini deck, sitting area, private laundry, big walk-in closet, and awesome master bath with double vanity, 2 person whirlpool tub, and steam shower!
- Dream kitchen has concrete countertops, breakfast bar, top-of-the-line appliances, and kitchen island.
- Beautifully landscaped yard with koi pond and wonderful flora.
- Extensive renovation in 2001 including total renovation of living and kitchen areas, addition of 2<sup>nd</sup> floor master suite & much more!
- Tons of unique amenities and energy efficient features including: radiant floor heating on first floor, 2 laundry rooms, built-in pantry, bamboo flooring in bedrooms, zoned air conditioning, etc, etc!
- Great location on a corner lot in the sought-after Roanoke Neighborhood

Visit [www.KathleenBrock.com](http://www.KathleenBrock.com)  
for floor plans & more photos!