

HOME FOR SALE

1734 Jefferson Street, Kansas City, MO 64108
6 beds, 5 baths, 6,064 sq. ft.

\$1,199,500



Property Type: Single Family
Lot Size: 0.19 acres
Year Built: 1895
Parking: 1 car garage + 3 cars
Taxes: \$13,800 / year
Type: Residential / Single Family
County: Jackson County
Style: Romanesque Revival
Possession: Close Of Escrow

Rich in Kansas City history, this 1895 impressive stone home offers over 6,200 square feet with 3 stories plus a basement. The home features 6-7 bedrooms, an office, and a third-floor ballroom. It offers exceptional flexibility for both everyday living, entertaining and working from home. Original character is found throughout with preserved woodwork and expansive living spaces that reflect the home's historic scale and craftsmanship.

Situated in the heart of Kansas City's historic Westside North neighborhood, the home has **AMAZING VIEWS OF DOWNTOWN!** You will be able to walk to restaurants, shops, the streetcar and downtown in just a few minutes.

Extensive renovation to save the home from neglect began in 2022. All of the expensive work has been done! The result now provides new owners a truly unique, safe and comfortable property to love.

Restoration

1734 Jefferson Street
Kansas City, MO
Now Offered for \$1,199,500

SAVING 1734 JEFFERSON
Purchased in 2022 in poor condition, this home was solid but needed lots of love and attention. That's exactly what it got.

UTILITIES (AVERAGE)
Water: \$147/mo
Electrical: \$348/mo
Gas: \$214/mo
Trash: KCMO City taxes
HOA: Not applicable

RENOVATION & UPGRADES

Exterior	
Windows (New/Refurbished)	\$89,065
Exterior Painting	\$9,000
Stone Tuck-Pointing + Repairs	\$144,932
Fence	\$3,900
Roof	\$48,080
Gutters	\$4,693
Chimneys	\$6,425
Demo/Dumpsters	\$11,183
Interior	
Painting/Wood Repairs	\$41,628
Framing	\$3,823
Kitchen	\$30,000(+)
Bathrooms (remodel/added)	\$32,132
Flooring	\$30,706
Window coverings/blinds	\$4,777
Mechanical	
Heating & Cooling (addition of central air)	\$58,640
Plumbing	\$21,700
Electrical	\$6,000 +
TOTAL	\$546,684 +

This total does not account for the thousands of hours of labor by owners.

Exterior

Construction Materials: Stone

Fencing: Wood

Patio And Porch Features: Patio, Porch

Roof: Composition

Garage: Detached. Includes 220 electric car charger. Additional parking for 4 more cars.

Interior

Appliances: Cooktop, Dishwasher, Disposal, Exhaust Fan, Microwave, Refrigerator, Built-In Oven, Electric Range, Gas Range, Stainless Steel Appliance(s).

Basement Features: Full, Stone/Rock, Walk-Up Access.

Bathrooms Full: 3

Bathrooms Half: 2

Bathrooms Total: 5

Bedrooms Total: 6

Laundry Features: Laundry Room, Main Level

Cooling: Central Air-Condition, Electric, Zoned.

Heating: Natural Gas, Forced Air, Zoned.

Fireplaces Total: 6. Non are functional.

Flooring: Wood, Tile, Laminate.

Dining Area Features: Eat-In Kitchen, Formal.

Floors: 3 Stories.

Telecommunications: Cable - Available.

Interior Features: Ceiling Fan(s), Custom Cabinets, Kitchen Island, Pantry, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar.

Other Structures: Detached garage.

Window Features: Window Coverings, Storm Window(s) - Partial, Thermal Windows, Wood Windows.

Room List: Foyer, Dining Room, Living Room, Family Room, Kitchen, Primary Bedroom, Bedroom 2, Bedroom 3, Office, Bedroom 4, Bedroom 5, Bedroom 6, Ballroom, Sunroom, Basement Recreation Area, Basement Gym, Basement Storage Spaces.

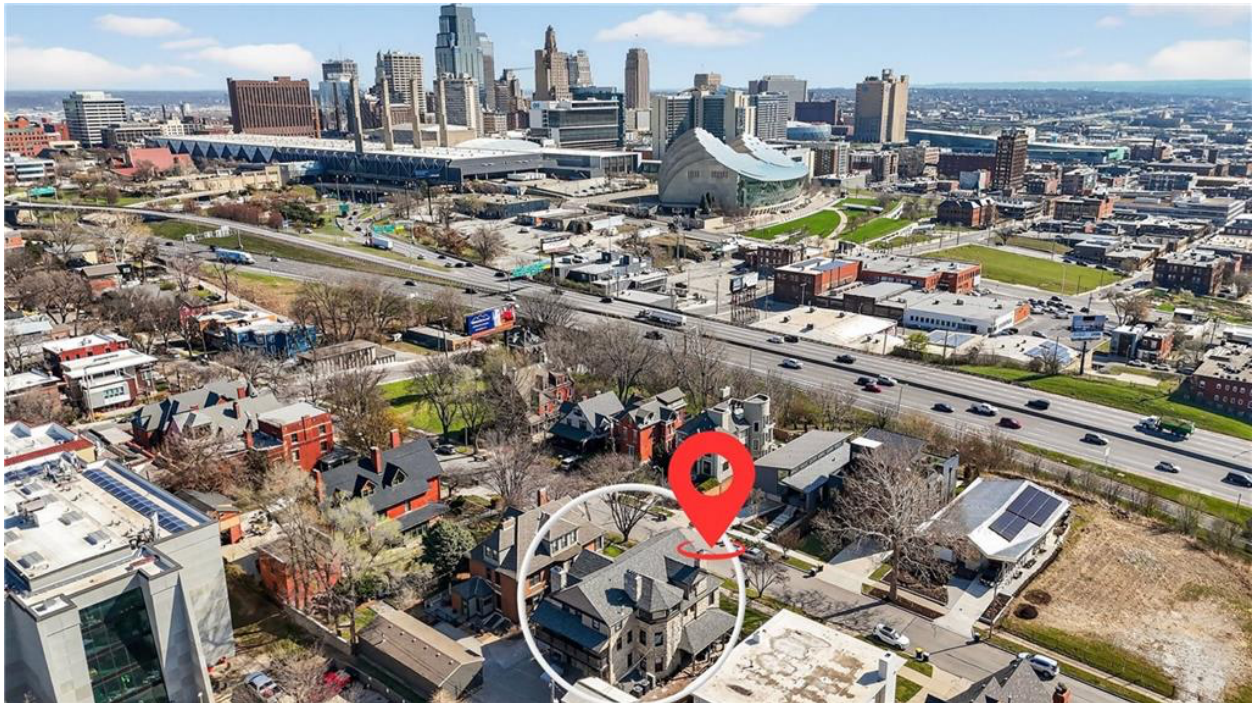
Utilities

Sewer: Public Sewer

Water Source: Public

Possible Inclusions: Make an offer on the home gym!

Excluded: Fireplaces. A chimney service recommends proper inspection and repair before use.



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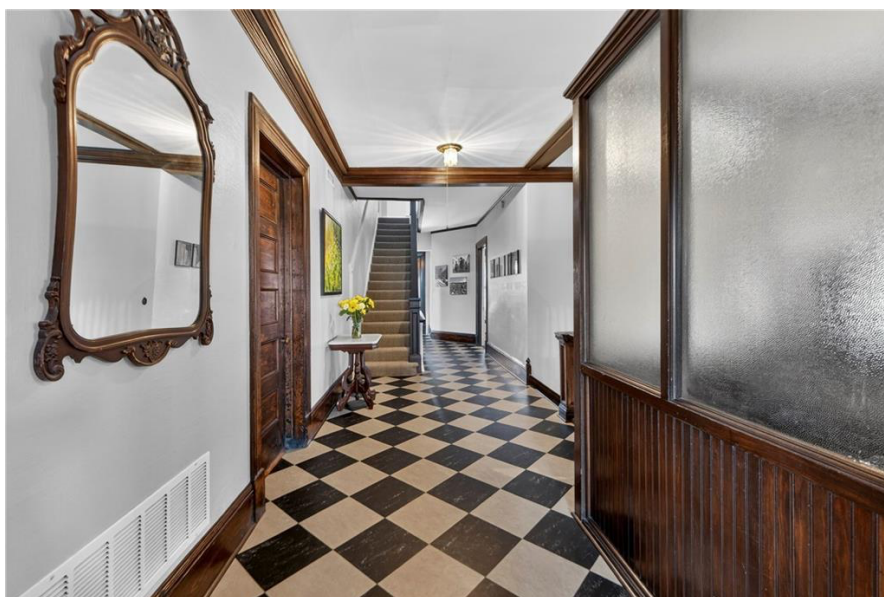
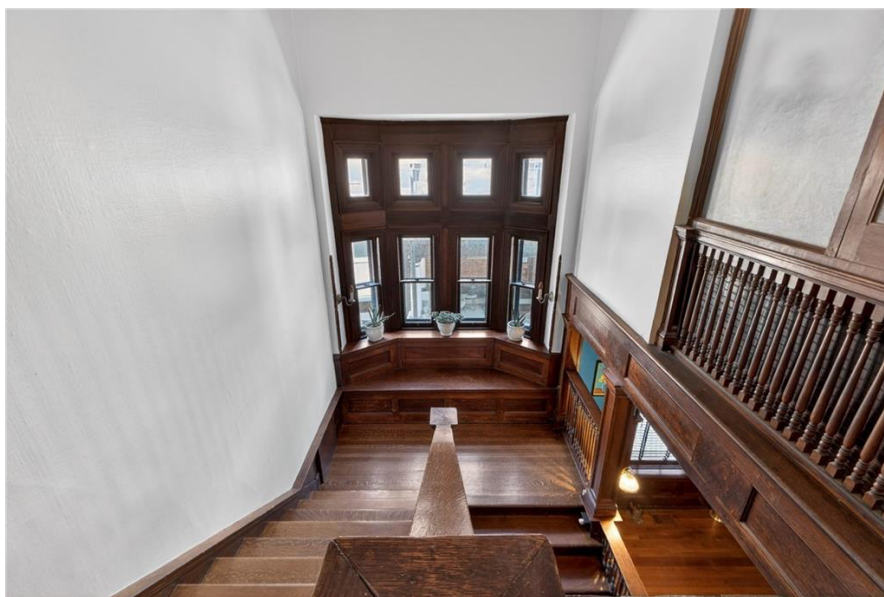
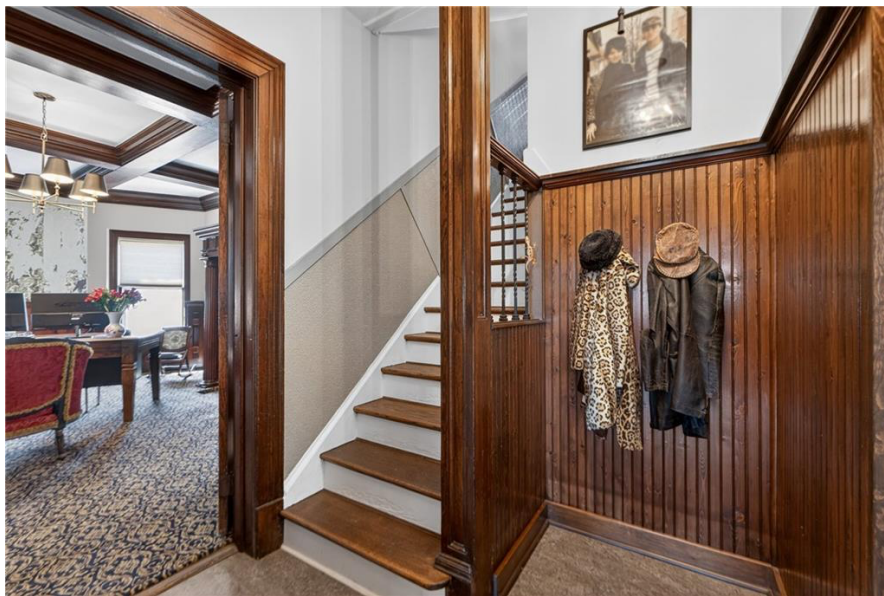
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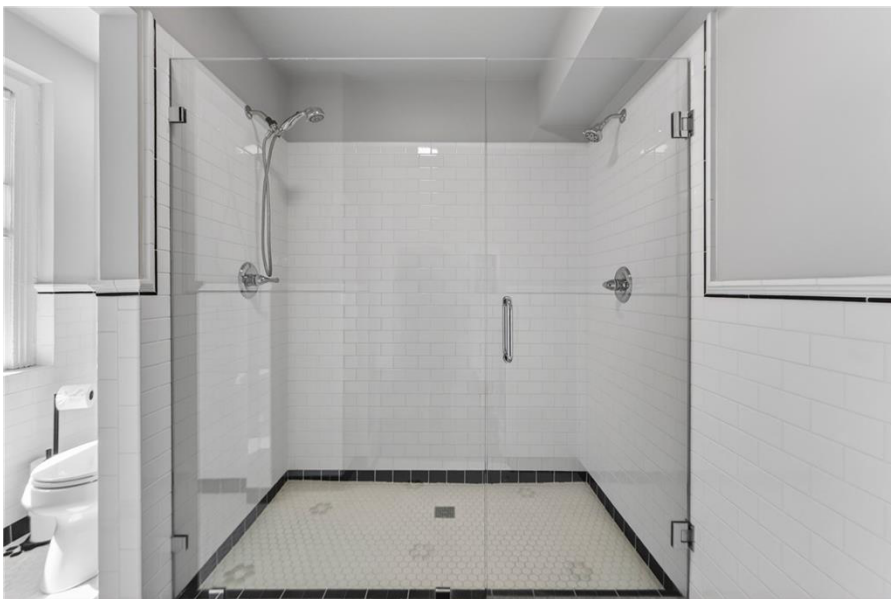
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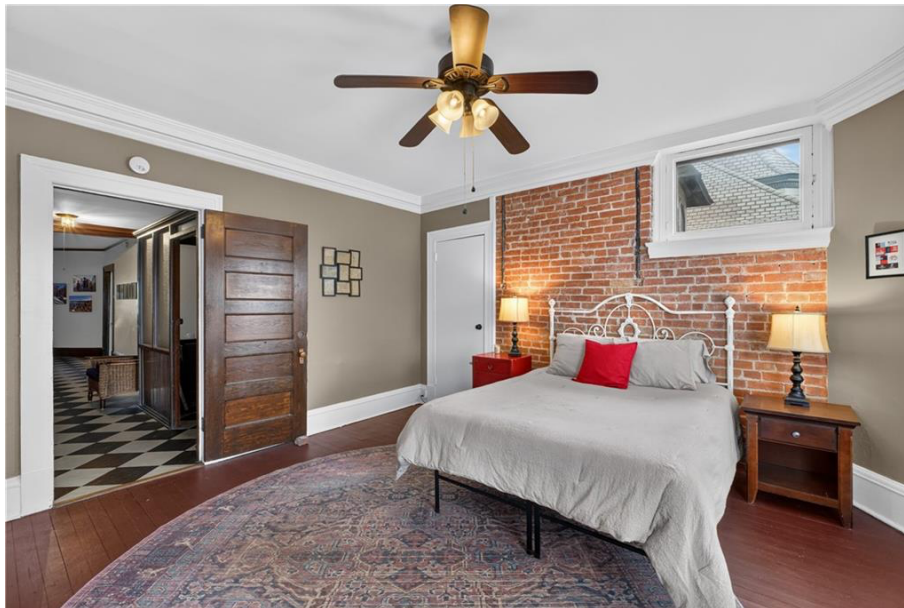
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