

# **\$3,499,000 - 477 Harrods Creek Road, Paris**

MLS® #25002550

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## **\$3,499,000**

5 Bedroom, 7.50 Bathroom, 6,787 sqft

Land on 157 Acres

Rural, Paris, KY

Tucked aside some of the finest equine nurseries in Bourbon County, 477 Harrods Creek Road is a fine offering. Immediate neighbors include historic Buknore, Coolmore's Creekside Farm, Golden Chance, Hill 'n' Dale at Xalapa, and Stone Farm. The farm's turnkey operation has been designed by horsemen with desirable facilities and a practical layout. A classically Kentucky stone entrance and gate open to a tree lined drive, revealing the 157 verdant acres. Three attractive barns provide 33 stalls, as well as ample space for feed, tack, & storage. Four fields and 16 paddocks nourish bloodstock with fertile soils. Mature trees and a pond add a picturesque backdrop. A covered Kraft 6-horse hotwalker, automatic waterers, hay shed, and a secure equipment building (with finished space) offer further utility. The substantial brick residence is well-sized for family gatherings and entertaining at 6700+ sq. ft. Its 5 bedrooms, 7 baths, and 1 half-bath include fine finishes throughout. An attached apartment space adds flexibility for multigenerational living or guests. Other desirable features include the in-ground pool and patio, and a whole-house generator.



## **Essential Information**

MLS® #	25002550
Price	\$3,499,000
Bedrooms	5

Bathrooms	7.50
Full Baths	7
Half Baths	1
Square Footage	6,787
Acres	156.95
Type	Land
Sub-Type	Farm
Status	Active

## Community Information

Address	477 Harrods Creek Road
Area	006 - Bourbon County
Subdivision	Rural
City	Paris
County	Bourbon
State	KY
Zip Code	40361

## Amenities

View	Rural, Farm, Trees, Water
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## Interior

Stories	Two
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## School Information

District	Bourbon County - 6
Elementary	N Middletown
Middle	Bourbon Co
High	Bourbon Co

## Additional Information

Date Listed	February 12th, 2025
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## Listing Details

Listing Office	Kirkpatrick & Company
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