

\$1,075,000 - 1160 Dry Fork Road, Danville

MLS® #25006304

\$1,075,000

4 Bedroom, 3.50 Bathroom, 2,650 sqft
Residential on 7 Acres

Rural, Danville, KY

Prepare to fall in love with this exceptional estate located in the heart of Central KY! A place where modern farmhouse aesthetics and an unparalleled outdoor living experience perfectly unites across its 7-acre expanse! With this home's interior and exterior finishes, you'll quickly notice that design and detail were not overlooked. This property boasts 4 bedrooms and 3.5 bathrooms. At the heart of the home lies a commodious kitchen, appointed with Quartz countertops, an oversized 4' x 8.5' island, custom-built cabinetry, walk-in pantry, and a Butler's Pantry. Bedrooms are spacious and offer walk-in closets, with the Master Suite boasting a vaulted ceiling, custom built double vanity with makeup area, Quartz countertops, an impressive 72' soaker tub, and a tiled shower. The outdoor area is where this property truly shines: a sanctuary featuring a 20' x 40' in-ground heated pool with an automatic cover, tanning ledge, fiberglass water slide, six Wi-Fi LED lights, two fountains and a UV filtration system. A gazebo with fire pit space and a lighted pond-less waterfall feature, all surrounded by custom stamped concrete and a stone wall, ensuring relaxation and pure enjoyment.. The well-maintained landscaping surrounds the home's exterior and offers an abundance of mature, perennial plants/flowers/and trees. Spacious front and back porches with 10" solid cedar posts, custom hardwood-look stamped concrete, and tongue & groove ceilings. Additionally, a



unique and historic stone fence spans the entire front of the property, while the 24' x 32' and a newly-constructed 34' x 40' shop buildings both present a blank slate for creative uses. This property is the perfect blend of location, modern amenities, and charm, providing everything needed for an exceptional living experience in one of Kentucky's most desirable towns. Only a ten-minute drive to downtown Danville, ranked "25 Best Places to Retire" by CNN/Money Magazine, and 40 minutes south of Lexington. Don't miss out on this phenomenal property!

Built in 2021

Essential Information

MLS® #	25006304
Price	\$1,075,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,650
Acres	7.07
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	1160 Dry Fork Road
Area	012 - Boyle County
Subdivision	Rural
City	Danville
County	Boyle
State	KY
Zip Code	40422

Amenities

Utilities	Electricity Connected, Water Connected, Propane Connected
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Parking	Attached Garage, Detached Garage, Garage Faces Side
# of Garages	7
View	Rural, Trees/Woods, Farm
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Breakfast Bar, Primary Downstairs, Walk-In Closet(s), Ceiling Fan(s)
Appliances	Dryer, Dishwasher, Microwave, Refrigerator, Washer, Cooktop, Oven
Heating	Heat Pump, Propane Tank Owned
Cooling	Heat Pump
Fireplace	Yes
Fireplaces	Gas Log, Living Room, Ventless
Stories	One and One Half

Exterior

Windows	Screens
Roof	Metal, Dimensional Style, Shingle
Construction	HardiPlank Type, Stone, Vinyl Siding
Foundation	Block, Stone

School Information

District	Boyle County - 12
Elementary	Perryville
Middle	Boyle Co
High	Boyle Co

Additional Information

Date Listed	April 1st, 2025
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Listing Details

Listing Office	Era Team Realtors
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