$1,350,000 - 520 Chrisman Oaks Trail, Nicholasville

MLS® #25013127

$1,350,000

4 Bedroom, 4.50 Bathroom, 4,297 sqft
Residential on 5 Acres

The Reserve at Chrisman Mill, Nicholasville, KY

Here is your chance to own a slice of Kentucky with this Mini Farm in The Reserves at Chrisman Mill.

Enjoy country living while enjoying the benefits of an upscale neighborhood. This luxury, sprawling, one-level custom home, built in 2015, is strategically located on 5 Acres backing to the KY River. Enjoy breathtaking sunrises with views of rolling hills. The property is set up for entertaining and is ready for the new owner with a Saltwater Pool, Shop, Horse Facility, and more. Conveniently located minutes to Nicholasville and Only 20 Minutes to Brannon Crossing or Tates Creek Center.

 Property Highlights:
 Approx. 4,300 Finished Sq Ft Includes Basement & Theatre Room
 Additional 1,060 unfinished Sq Ft on second level that could be finished
 4 Bedrooms with options for more!
 4 Full Bathrooms and half pool bathroom
 Dual HVAC (very efficient home, $300 month electric budget)
 2 - 50 Gallon Water Heaters

Main Level - 2757 sq ft:
Flex Space currently used as Office
Large Open Kitchen to Dining Area and Living Room with Stone - - Fireplace
First Floor Master ensuite
3 Additional Bedrooms (one with ensuite)

Custom Laundry Room, lots of cabinets, Dog Wash & Drop Zone Solid Hardwood Flooring throughout main living space

Second Floor - 567 sq ft:
Movie Theatre Room
Walk-In Attic (1,060 sq ft) that can be finished to add additional square footage

Finished Basement - 971 sq ft:
Family Room with Bar
Flex/Bedroom Space, without Egress
Playroom with Rock Wall
Full Bathroom

Outdoor Features:
Gorgeous Covered Patio
Saltwater Liner Pool (installed 2020, 3' to 5 ½' deep, new pump)
Dedicated Pool Bathroom
Side Grilling/Cooking Area
Fenced Backyard Perfect for Dogs
Detached Garage/Workshop (30'x40' with 10' tall doors, 12' ceilings, Temperature Controlled, on its own meter)
Fenced in Pastures with Run-In Shed, Horse Ready
Kids Playground with Rubber Mulch
Professionally Manicured Landscaping with Firepit area

This stunning property offers luxury living with space to grow, entertain, and enjoy nature. Perfect for those who crave both convenience and serenity.

Built in 2015

Essential Information

MLS® #	25013127
Price	$1,350,000
Bedrooms	4
Bathrooms	4.50

Full Baths	4
Half Baths	1
Square Footage	4,297
Acres	5.00
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch, Craftsman
Status	Active

Community Information

Address	520 Chrisman Oaks Trail
Area	009 - Jessamine County
Subdivision	The Reserve at Chrisman Mill
City	Nicholasville
County	Jessamine
State	KY
Zip Code	40356

Amenities

Parking	Driveway
# of Garages	4
View	Rural, Farm, Trees
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Dining Area, Ceiling Fan(s), Security System Owned, Walk-In Closet(s), Primary First Floor, Bedroom First Floor, Breakfast Bar
Appliances	Dishwasher, Microwave, Refrigerator, Cooktop, Electric Water Heater, Oven
Heating	Electric, Other
Cooling	Electric
Fireplace	Yes
Fireplaces	Living Room, Propane
Stories	One and One Half, One

Exterior

Lot Description	Horses Permitted, Wooded
Windows	Blinds

Roof	Dimensional Style
Construction	Brick Veneer, HardiPlank Type, Stone
Foundation	Concrete Perimeter

School Information

District	Jessamine County - 9
Elementary	Warner
Middle	East Jessamine Middle School
High	East Jess HS

Additional Information

| Date Listed | June 15th, 2025 |

Listing Details

| Listing Office | Lpt Realty |