

# \$6,200,000 - 330 Mccracken Pike, Versailles

MLS® #25500049

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## \$6,200,000

3 Bedroom, 2.50 Bathroom, 2,991 sqft  
Farm on 248 Acres

Rural, Versailles, KY

Dufont dates from 1784 when original owner William Stuart Hunter acquired 7,000+ acres through a Virginia land grant. Nestled close to town, the estate has been a much-admired social hub & productive farm since its earliest days. Imbued with the spirit of its generations, Dufont's continued vitality has been fostered by an engaged family. These descendants included educators, bankers, veterans, entrepreneurs, farmers, and adventurers, each making a mark on their ancestral land. Like its inhabitants, Dufont contains multitudes. Some Woodford Countians remember Dufont as the site of a candy business and its rare pool as the location where many local children first learned to swim. Today, as in yesteryear, Dufont remains a productive working farm. In addition to its remarkable history, Dufont distinguishes itself with its location and fine soils. The farm abuts storied Thoroughbred nurseries Brookdale and Stonestreet, and neighbors Coolmore at Ashford Stud and Godolphin at Gainsborough Farm. Its 248± acres include extensive road frontage on both McCracken Pike and US-60. Long used for crops and livestock, the farm is enhanced by natural springs and dozens of mature, Kentucky native trees. The majority of the farm's soil is Maury Silt Loam, prized for its rich composition and considered perfect for grazing. More than 98-percent of the farm is rated as "prime farmland" or "farmland of statewide importance" by the USDA. Down a



winding drive, a ca. 2010 custom Kentucky farmhouse stands. The residence was thoughtfully constructed with heritage in mind. Utilizing materials from a prior home on the farm, it includes Kentucky limestone and reclaimed brick. Warm and inviting, its quiet simplicity provides an ideal backdrop for family gatherings. Wood reclaimed from a tobacco barn and warehouse perfectly frame the living spaces, while conveniences like geothermal HVAC and a Generac generator add modern comfort. Welcoming outdoor porches, including a screened-in porch off the kitchen, connect the home with its surroundings. Directly adjoining the main residence are a historic train car and in-ground pool. Further living space is found in the main residence's historic guesthouse, separate farm manager's home, and two residences located at 131 & 133 Camden Avenue - all included in this offering.

Built in 2010

### **Essential Information**

MLS® #	25500049
Price	\$6,200,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,991
Acres	248.00
Year Built	2010
Type	Farm
Sub-Type	Farm
Status	Active

### **Community Information**

Address	330 Mccracken Pike
Area	010 - Woodford County
Subdivision	Rural

City	Versailles
County	Woodford
State	KY
Zip Code	40383

### **Amenities**

View	Rural, Trees/Woods, Farm
Pool	In Ground

### **Interior**

Interior Features	Breakfast Bar, Eat-in Kitchen, Primary First Floor, Walk-In Closet(s)
Heating	Geothermal
Cooling	Geothermal
Fireplace	Yes
Stories	Two

### **Exterior**

Lot Description	Cleared, Level, Rolling Slope, Gentle Sloping
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### **School Information**

District	Woodford County - 10
Elementary	Simmons
Middle	Woodford Co
High	Woodford Co

### **Additional Information**

Date Listed	September 2nd, 2025
Zoning	Agriculture

### **Listing Details**

Listing Office	Kirkpatrick & Company
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