# **\$849,000 - 384 Avawam Drive, Richmond**

MLS® #25502654

### \$849,000

5 Bedroom, 3.50 Bathroom, 5,069 sqft Residential on 8 Acres

Boones Trace, Richmond, KY

Country Estate living 15 minutes from Lexington on 7.5 wooded acres in the gated Boone's Trace community on the Kentucky river. Relax on the front porch swing and watch the deer or enjoy the screened back porch overlooking the heated in-ground pool with automatic pool cover, perfect for year-round use. With 4000 sq ft of outdoor entertainment space including the pool, deck, and patio this property offers privacy and natural beauty at every turn. The luxurious primary suite features a bay window setting area, spa tub by the fireplace, double vanities, a makup station and an oversized walk-in closet. The spacious kitchen has rich cabinetry, a center island, and a bright bay window breakfast nook. The living room boasts built-in shelving and a rock fireplace, with sliding doors opening to the porch. Upstairs you'll find a triple vaulted grand entertainment room with bar, media lounge and room for a piano. The upper level also offers a 1000 sq ft multipurpose room--ideal for a retreat, game room, gym, crafting studio, or theater. The 3 door garage fits 3 cars plus tool area, shelving and extra storage. Your private retreat awaits. Photos #47 and #54 are virtually staged.

Built in 2000

#### **Essential Information**

MLS® # 25502654 Price \$849,000







Bedrooms 5

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 5,069

Acres 7.50

Year Built 2000

Type Residential

Sub-Type Single Family Residence

Status Active

# **Community Information**

Address 384 Avawam Drive

Area 008 - Madison County

Subdivision Boones Trace

City Richmond

County Madison

State KY

Zip Code 40475

#### **Amenities**

Utilities Cable Available, Electricity Available, Natural Gas Available, Sewer Available,

Water Available

Parking Attached Garage, Garage Door Opener

# of Garages 3

View Water Has Pool Yes

Pool In Ground

#### Interior

Interior Features Breakfast Bar, Eat-in Kitchen, Walk-In Closet(s), Ceiling Fan(s)

Appliances Disposal, Dishwasher, Microwave, Refrigerator, Oven, Range

Heating Electric, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Gas Log

Stories Two

## **Exterior**

Lot Description Wooded

Roof Metal

Construction Vinyl Siding

Foundation Other

#### **School Information**

District Madison County - 8

Elementary Boonesborough

Middle Michael Caudill

High Madison Central

## **Additional Information**

Date Listed October 1st, 2025

## **Listing Details**

Listing Office Listwithfreedom.com



The data relating to real estate for sale on this website comes in part from the Internet Data Exchange Program of the Bluegrass Realtors Multiple Listing Service. Real estate listings held by IDX Brokerage firms other than RE/Max Properties East are marked with the IDX logo or the IDX thumbnail logo and detailed information about them includes the name of the listing IDX Brokers. Information Deemed Reliable but Not Guaranteed©2022 Bluegrass Realtors Multiple Listing Service. All rights reserved.