

# **\$824,000 - 384 Avawam Drive, Richmond**

MLS® #25502654

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## **\$824,000**

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 makeup 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	\$824,000



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
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### **Listing Details**

Listing Office	Listwithfreedom.com
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