

\$770,000 - 757 Collins Road, Paris

MLS® #25504504

\$770,000

4 Bedroom, 3.00 Bathroom, 3,949 sqft
Residential on 20 Acres

Rural, Paris, KY

Price improvement and fresh neutral paint colors to come! Discover your dream home nestled in the serene country side of Bourbon County and own a slice of Bluegrass heaven! This colonial house has never before been on the market and is set on a sprawling 20 acres which combines the beauty of nature with modern comforts, making it the perfect retreat for families and nature enthusiasts alike. With four generously sized bedrooms, this home offers ample space for family and guests. The oversized recreation room in the basement features a wood burning fireplace, game area and Steepleton pool table. Enjoy the convenience of two full and two half baths, perfectly equipped for daily routines and entertaining. The home boasts classic colonial architecture with a welcoming front porch, perfect for sipping coffee while enjoying the peaceful surroundings with great views in all directions. Enjoy a good book or catch a nap in the hammock shaded by mature trees in the secluded front yard and let the stress melt away. Large windows fill the home with natural light, highlighting the exquisite details within. Situated in the heart of horse country, you'll enjoy the tranquility of country living while being just a short drive from local amenities, shops, and dining. Conveniently located midway between Georgetown, Paris, Lexington and Cynthiana. Embrace a lifestyle filled with outdoor adventures, from hiking on the private trails, horseback riding or pick your favorite campsite for family and friends to



enjoy star gazing. The expansive land offers endless possibilities for exploration and creativity. Whether you dream of creating a hobby farm, building a picturesque garden, or simply enjoying the peaceful retreat from city life, this property is your canvas. This colonial gem near Centerville is more than just a house; it's a place to create lasting memories and enjoy the beauty of country living. Don't miss this opportunityâ€”schedule your private showing today and envision your future in this breathtaking home!

Built in 1999

Essential Information

MLS® #	25504504
Price	\$770,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	3,949
Acres	20.00
Year Built	1999
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	757 Collins Road
Area	006 - Bourbon County
Subdivision	Rural
City	Paris
County	Bourbon
State	KY
Zip Code	40361

Amenities

Utilities	Electricity Connected, Propane
Parking	Attached Garage

of Garages 2

Interior

Interior Features Entrance Foyer, Eat-in Kitchen, Walk-In Closet(s), Ceiling Fan(s), Soaking Tub
Appliances Dishwasher, Gas Range, Refrigerator, Cooktop, Self Cleaning Oven, Vented Exhaust Fan
Heating Electric, Heat Pump, Propane, Propane Tank Owned
Cooling Central Air, Ceiling Fan(s), Electric, Exhaust Fan, Heat Pump
Fireplace Yes
of Fireplaces 2
Fireplaces Basement, Blower Fan, Living Room, Propane, Ventless, Wood Burning

Exterior

Exterior Features Garden
Lot Description Landscaped, Wooded, Few Trees
Windows Window Treatments, Blinds, Screens
Roof Dimensional Style
Construction Vinyl Siding
Foundation Block

School Information

District Bourbon County - 6
Elementary Cane Ridge
Middle Bourbon Co
High Bourbon Co

Additional Information

Date Listed October 22nd, 2025

Listing Details

Listing Office The Brokerage



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