

\$899,000 - 395 Baker Williams Road, Corinth

MLS® #25504845

\$899,000

4 Bedroom, 5.00 Bathroom, 6,232 sqft
Residential on 6 Acres

Rural, Corinth, KY

Welcome to the Pickle Barn! This stunning, fully remodeled home offers exceptional flexibility and luxury—perfect for a private residence or income-producing short-term rental. Priced at recent appraisal. Exceptional turnkey investment opportunity featuring a fully remodeled home and brand-new addition with Pickleball court, large kitchen, and spacious living room. This property is being sold fully furnished and ready for use as a primary residence, luxury retreat, or high-performing short-term rental. The top level includes two en suite bedrooms, each with private baths, along with two additional bedrooms that share a remodeled hall bath. The top floor comfortably sleeps twelve, while the finished basement offers a spacious game room and additional sleeping accommodations for eight. All five bathrooms have been fully remodeled, and every detail of the home reflects quality updates throughout. The open-concept main living area features a large dining space that seats twenty guests, ideal for gatherings and group rentals. Outdoor amenities include a six-hole putting green and generous entertaining areas. The newly constructed Pickle Barn provides additional recreation and hosting possibilities, making this property truly one of a kind. Financially, the property is projected to gross approximately \$30,000 in rental income for October through December and has already grossed over \$25,000 in its first three months of operation. Current average daily rate is \$650 with a 60 percent



occupancy rate. Net operating income is projected to be \$120,000 to \$140,000 per year, with strong net profit potential. A detailed breakdown of utilities and expenses is available upon request. This exceptional property combines modern updates, strong rental performance, and resort-style amenitiesâ€”an outstanding opportunity for investors or owners seeking a luxury, income-producing property! This home is just 45 minutes from Lexington & Cincinnati and close to Ark Encounter & local attractions. Seller is a licensed Real Estate agent in Kentucky.

Built in 1989

Essential Information

| | |
|----------------|---------------------------|
| MLS® # | 25504845 |
| Price | \$899,000 |
| Bedrooms | 4 |
| Bathrooms | 5.00 |
| Full Baths | 5 |
| Square Footage | 6,232 |
| Acres | 5.84 |
| Year Built | 1989 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Style | Split Level, Barndominium |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 395 Baker Williams Road |
| Area | 034 - Grant County |
| Subdivision | Rural |
| City | Corinth |
| County | Grant |
| State | KY |
| Zip Code | 41010 |

Amenities

Parking Basement, Driveway
View Rural, Trees/Woods

Interior

Interior Features Breakfast Bar, Eat-in Kitchen, Primary First Floor, Walk-In Closet(s), Ceiling Fan(s)
Appliances Dryer, Disposal, Dishwasher, Microwave, Refrigerator, Washer, Cooktop, Oven, Range
Heating Electric, Propane
Cooling Central Air, Ceiling Fan(s), Electric
Stories Multi/Split

Exterior

Exterior Features Basketball Court, Outdoor Grill
Lot Description Wooded, Many Trees
Roof Metal
Construction Metal Siding
Foundation Concrete Perimeter

School Information

District Grant County - 34
Elementary Mason-Corinth
Middle Grant Co
High Grant Co

Additional Information

Date Listed October 23rd, 2025

Listing Details

Listing Office Century 21 Advantage Realty - Georgetown



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