

# \$3,490,000 - 2027 Clintonville Road, Paris

MLS® #26011026

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## \$3,490,000

4 Bedroom, 3.50 Bathroom, 3,195 sqft  
Farm on 112 Acres

Rural, Paris, KY

Set on 112 exceptional acres in the heart of Central Kentucky's horse country, this elite equestrian estate offers a rare blend of luxury living, premier horse facilities, and timeless countryside beauty. The custom-built owner's residence was thoughtfully designed for both elegant entertaining and comfortable everyday living, featuring two first-floor primary suites, open-concept living spaces, a striking stone fireplace, and a private fourth bedroom suite upstairs complete with a charming widow's walk overlooking the farm. Separate guest quarters connected by a breezeway provide ideal accommodations for extended family, guests, or private office space while maintaining privacy and flexibility. The centerpiece of the equestrian improvements is a stunning European-style barn with an elegant courtyard design, offering 12 stalls, two hot and cold wash racks, a 16-foot center aisleway, two dedicated carriage spaces, two oversized tack rooms, feed and hay storage, equipment space, 1/2 bath, washer/dryer hookups, and rubber-matted stalls. The 12x12 stalls are enhanced with large exterior windows providing abundant natural light and ventilation. A secondary 11-bent tobacco barn includes two newly constructed stalls, ideal for overflow, quarantine, or flexible equine use. Additional residences include a well-appointed 3-bedroom, 2-bath manager's home overlooking the impressive 50m x 100m all-weather outdoor arena, as well as two additional homes perfectly suited for



employees, guests, office use, or income-producing opportunities. A nicely maintained doublewide adjacent to the barn offers excellent potential for employee housing, short-term rental, or Airbnb use. Designed with both sport horse and thoroughbred operations in mind, the farm features five various sized fields, a round pen, cross country training, carriage driving hazards and obstacles, and a pond, all surrounded by rolling Kentucky scenery just 25 minutes from the Kentucky Horse Park. A truly versatile and beautifully executed equestrian property suitable for a variety of disciplines and lifestyles.

Built in 2009

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 26011026    |
| Price          | \$3,490,000 |
| Bedrooms       | 4           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 3,195       |
| Acres          | 112.00      |
| Year Built     | 2009        |
| Type           | Farm        |
| Sub-Type       | Farm        |
| Status         | Active      |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 2027 Clintonville Road |
| Area        | 006 - Bourbon County   |
| Subdivision | Rural                  |
| City        | Paris                  |
| County      | Bourbon                |
| State       | KY                     |
| Zip Code    | 40361                  |

### **Amenities**

View Rural, Trees/Woods, Farm

## Interior

Interior Features Breakfast Bar, Entrance Foyer, Eat-in Kitchen, In-Law Floorplan, Primary First Floor, Walk-In Closet(s), Soaking Tub

Heating Electric

Cooling Heat Pump

Fireplace Yes

Stories One and One Half

## Exterior

Lot Description Level, Gentle Sloping

## Additional Information

Date Listed May 15th, 2026

## Listing Details

Listing Office Berkshire Hathaway De Movellan Properties



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