

\$220,000 - 2255 S Tree Tower Road, Sand Gap

MLS® #26012797

\$220,000

3 Bedroom, 1.00 Bathroom, 885 sqft
Residential on 7 Acres

Rural, Sand Gap, KY

Nestled on nearly 7 private acres in the heart of Sand Gap, this beautifully remodeled 3-bedroom, 1-bath home offers the peaceful Kentucky lifestyle so many buyers are searching for. Surrounded by mature trees and nature, you'll enjoy the privacy and tranquility of country living while still being within easy reach of Berea, McKee, and London. Whether you're looking for a full-time residence, weekend retreat, Airbnb investment, or a place to escape the hustle and bustle, this property offers endless possibilities. Explore your own ATV trails, enjoy evenings on the covered front porch, watch wildlife from your backyard, or simply relax and take in the beauty of the surrounding landscape. The home has been thoughtfully updated and is move-in ready, while the spacious wraparound driveway provides convenient access and ample parking for guests, trailers, ATVs, or outdoor equipment. If you've been dreaming of a property where you can slow down, spread out, and enjoy the outdoors, this one is worth a look!

Built in 1965

Essential Information

MLS® #	26012797
Price	\$220,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1



Square Footage	885
Acres	6.92
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active

Community Information

Address	2255 S Tree Tower Road
Area	021 - Jackson County
Subdivision	Rural
City	Sand Gap
County	Jackson
State	KY
Zip Code	40481

Amenities

Utilities	Electricity Connected, Water Connected
Parking	Driveway
View	Rural, Trees/Woods, Mountain(s)

Interior

Interior Features	Ceiling Fan(s)
Appliances	Microwave, Refrigerator, Range
Heating	Electric
Cooling	Multi Units
Stories	One

Exterior

Exterior Features	Ramped Access
Lot Description	Landscaped, Secluded, Wooded, Many Trees
Windows	Window Treatments, Blinds, Screens
Roof	Shingle
Construction	Vinyl Siding
Foundation	Block

School Information

District	Jackson County - 21
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Elementary	Sand Gap
Middle	Jackson Co
High	Jackson Co

Additional Information

Date Listed	June 3rd, 2026
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Listing Details

Listing Office	Exp Realty, Llc
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