Showcase of Homes

Serving Northern Kentucky & Southern Ohio

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Presented by Limestone Properties Inc.

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Presented by Independent Realty, Inc.

November 2019

Free

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Home repairs that can sink budgets fast

A home is the most substantial investment many people will ever make. Once down payments have been made and closing costs have been paid, homeowners may still be staring down sizable expenses as they begin to tackle any repairs that need to be made.

Home maintenance and renovations involve a certain measure of trepidation. Even after vetting contractors and establishing budgets, homeowners may worry that repairs will unearth problems that snowball into expensive fixes. Planning ahead for such projects and learning to recognize issues that tend to be costly can help homeowners weather any storms that may arise.

• Foundation issues: A strong foundation is key to any home. If there is a problem with the foundation, it can be unsafe to live in the house. The foundation repair company Foundation Experts advises that foundation fixes can range from $4,000 to upward of $100,000 depending on the scale of the job. Clogged gutters and water pooling around the foundation can contribute to damage, so water issues must be remedied first.

• Roof damage: A roof is a key barrier between the indoors and outdoors. Roofs must remain in tip-top shape. The home improvement resource HomeAdvisor says that a roof repair or replacement can cost between $3,000 and $12,000. But homeowners also must budget for the cost of removing the old roofing materials and fixing any damage to the interior of the home. Inspecting the roof and making repairs as you go is key to avoiding a big headache.

• Siding replacement: Another costly project can be replacing the siding. Siding may need to be replaced if there is water/wind damage or penetration from insects. Spot repairs may be relatively inexpensive. However, the home improvement resource Modernize says the average siding installation project can cost between $5,500 and $15,000 depending on the materials homeowners choose.

• HVAC update: Keeping a home at a comfortable temperature is also a matter of safety. If a system gives out, homeowners may be scrambling for a solution. Yearly inspections and upkeep, which includes changing system filters regularly, can help identify potential problems. Neglect is one of the main contributors to the failure of heating and cooling equipment. Based on national averages, a whole-house HVAC system can cost between $4,000 and $12,000.

These are some of the more costly repairs homeowners can expect. Keeping on top of the home will help mitigate damage and could extend the life of major home components.
New listing:

- 4565 Maysville Road, Flemingsburg, Ky 41041

Chuck Marshall, Broker/Auctioneer 606-782-0374
(606) 845-5010

Website: www.chuckmarshall.com  Email: agent@chuckmarshall.com

### RESIDENTIAL

**R183 • 68 SOUNDER LANE**
FLEMINGSBURG, KY
Country living with uptown amenities. Home built in 2005 with 3BR/3 1/2 BA, full basement, geothermal heat/air, generator for backup utilities, vaulted ceilings, hardwood, tile and carpet.

**R209 • 2998 MT. CARMEL ROAD**
FLEMINGSBURG, KY 41041
Historic 5bd/1.5ba home sitting on 4 1/2 acres, located just minutes from Flemingsburg. Property includes a newer metal garage, mature shade trees and an adorable white picket fence.

**R210 • 2998 MT. CARMEL ROAD**
FLEMINGSBURG, KY 41041
Looking for a great starter home? Here it is! 3bd/1ba home located on a corner lot in Flemingsburg, KY. All appliances stay with the home. Very nice landscaping. Seller is extremely motivated and will even consider allowing some contents to stay with the home! Own your own home for less than rent!

**R211 • 310 FOXSPRING AVENUE**
FLEMINGSBURG, KY 41041
Immaculate 3bd/2ba home located in Flemingsburg, KY. All appliances to stay with the home. Very nice landscaping. Motivated seller! This is a beautiful one story ranch. It offers 3 bedrooms, 2 baths, and a kitchen with Haas maple pearl cabinetry. The master suite has a walk in shower as well as a soaker tub and marble tile. Living room has a brick and stone fireplace that makes for cozy family time.

**R214 • 3396 MARY INGLES HIGHWAY**
DOVER, KY 41034
Move-in ready 1999 Palm Harbor 3bd/2ba home, situated on 15.96 acres. All appliances stay with the home, including the washer and dryer. Property also includes a 10x16 outbuilding, cistern, stone cellar.

**R215 • 1703 RINGOS MILL RD.**
HILLSBORO, KY 41049
Immaculate, move-in ready 28x48, 3bd/2ba home located conveniently between Flemingsburg and Morehead, KY! Situated on 5.98 ac., with a finished walkout basement and a 12x16 storage building. Back deck and patio on the side.

**NEW LISTING**

- 1300 231 OAK HILL RD.
OLIVE HILL, KY 41164
Lot 1-Commercial type block building & .888 lot - $70,000.00
Lot 2-House & lot without septic- $15,000.00  .488 acres
Lot 3 - .132 +/- acres - $1,000.00
Lot 4 - .206 +/- acres - $2,000.00
Lot 5 - 2.402 +/- acres - $5,000.00
Lot 6 - .205 +/- acres - $6,000.00
Lot 7 - .623+/- acres - $3,000.00
Call for more information.

- 3000 7002 MT. GILEAD ROAD
MAYSVILLE, KY 41056
1-owner, 3 bd/1.5ba brick home and 2.545 acres located at the corner of Hwy. 11; carport; detached garage; full unfinished basement; and paved driveway. Stove, refrigerator, washer & dryer to stay with the property. Partially finished basement. Working intercom system as well. This home is ready for its new owner!

- 4005 WEST KY. 10
TOLLESBORO, KY 41189
This home says “come on in”. You will feel right at home, the moment you step in this beautiful one story ranch. It offers 3 bedrooms, 2 baths, and a kitchen with Haas maple pearl cabinetry. The master suite has a walk in shower as well as a soaker tub and marble tile. Living room has a brick and stone fireplace that makes for cozy family time.

**NEW LISTING**

- 3999 RYAN ROAD
WALLINGFORD, KY 41093
Motivated seller! This is a beautiful 4bd/2ba manufactured home sitting on over 2 acres of secluded land. It has a large open living room with a separate large den area, stunning master with ensuite, and mud room. You’ll love the view from the front porch!!

**NEW LISTING**

- 3999 RYAN ROAD
WALLINGFORD, KY 41093
Motivated seller! This is a beautiful 4bd/2ba manufactured home sitting on over 2 acres of secluded land. It has a large open living room with a separate large den area, stunning master with ensuite, and mud room. You’ll love the view from the front porch!!

**NEW LISTING**

- 6993 MT. STERLING RD.
FLEMINGSBURG, KY 41041
Here’s a great fixer-upper with the option to purchase additional acreage! Vinyl sided farmhouse containing bedrooms, living room, dining room, kitchen, bathroom and both front and back porches. There are two outbuildings located on the property. Access to additional acreage is behind the house, by way of an easement through the lane. Land lays rolling with some mature trees. Survey to be completed at time of purchase.

Options:$19,900.00 house & lot $19,900.00 acreage behind home

- **CHUCK MARSHALL**
Auction & Real Estate Company
4565 Maysville Road, Flemingsburg, Ky 41041
(606) 845-5010
Michele Cochran ..................606-782-0488
Chad Bowling ....................606-782-6360
Lori Kielman ......................606-782-1554
Jeff Donovan .....................606-782-0745
Shannon McDaniel .............. 606-209-1100
Amanda Fryman ..................606-842-1080
Ron Lawson ......................859-494-9305
Jerry Neal .......................606-748-0128
Ethan Blair ........................606-359-2675
Check out this 17 +/- ac. horse farm located in Robertson Co., KY. Property includes a 60x40 barn with 6 horse stalls and 2 new utilities available. $239,900.00

F842 • 502 Mt. Pleasant Rd., Ewing, KY 41039
Check out this 17 +/- ac. horse farm located in Robertson Co., KY. Property includes a 60x40 barn with 6 horse stalls and 2 additional double barns. $62,500.00

F816 • Sullivan Ridge Rd Vancburg
90+/- acres Beautiful River Views, Barn, hunting shacks, Great hunting $290,000.00

F831 • 1199 Ismael Chapel Road, Carlisle, KY
Massive 500 +/- acre cattle farm located in Nicholas Co., KY, divided as follows: Tract No. 1: 2-story house and 2 AC = $89,000.00
Tract No. 2: 266 AC = $315,000.00
Tract No. 3: 60.9 AC = $106,575.00
Call Chuck Marshall to view this property: 606-782-0374

F826 • 61 Ribolt-Epworth Rd Tollesboro, KY 41899
102 +/- acres with a good split of pasture and woods. 3BR/2BA home with recent updates, 2 barns and lots of road frontage. Small creek flows through the property giving you access to water most of the time.

F821 • 821 Kidwell Rd. Vancburg
53+/- acres - approx 30 acres hay, Cattle/Crop farm with flowing creek, Farm lays level to rolling, Good hunting

F825 • Mill Creek Rd. Mayslick, KY 41055
GREAT farm in a GREAT location. 127.47+/- acre farm located on Mill Creek Rd, just inside of the Mason county line. This is a super productive farm that is approx 80% cropland and it has a tobacco barn.

F820 • 821 Burtonville Rd. Flemingsburg, KY 41041
164.5 +/- acres approximately 1/4 of a mile from Pleasureville, KY with road frontage on Burtonville Road. Land is 70% tillable with one shed on the property. City water available.

F839 • Convict Road Carlisle, KY 40311
Huge 174 acre farm located in Nicholas Co., KY. Property includes two barns, grain bin, fencing and three ponds. Road frontage on Convict Road.

F840 • 72 Thomas Lane Vancburg, KY 41179
Massive 205 acre farm located along Hwy. 57 in Lewis Co., KY. Property includes a 4 bd/1 ba home with a full basement, 4 barns, milk house and parlor, and several springs. Currently has 53 acres of soybeans. Good pasture with average or better fencing.

F846 • 3179 Salt Lick Road Vancburg, KY 41179
Massive 197.92 acres located in Lewis Co., KY. Natural wildlife habitat; county water available; if necess a small cabin wired for generator. This property is a perfect setup for weekend getaways and hunting. Some timber ready for harvest now, tons more growing currently. Extensive trails throughout. Natural spring located on property.

F830 • 1620 Boone Ridge Rd Garrison, KY 41141
58+ acres of cleared and wooded land with a beautiful 3 bedroom/2 bath home, located on the Carter County and Greenup Co. line. Property is partially fenced and includes two ponds.

F843 • Oak Ridge Rd. and Toller Branch Rd., Vancburg, KY 41179
Huge 437 +/- acre farm located in Lewis Co., KY, divided as follows: Tract No. 1: 168 +/- ac.; new barn; cattle barn; timber; cattle fountain = $300,000.00
Tract No. 2: N. side of Toller Br. Rd.; 72.3 +/- ac.; cattle fountain; road frontage = $144,000.00
Tract No. 3: 150 +/- ac.; road frontage; fenced for cattle; timber = $300,000.00
Tract No. 4: 47 +/- ac.; 2 road frontages; woods; cattle fountain = $188,000.00

F823 • 1921 Maddox Pike Flemingsburg KY 41041
90+/- acres Fleming county farmland with shop/garage, grain bin, feed building and loafing barn.

**PRICE REDUCED**

F844 • 196 Martin Conway Road Ewing, KY 41039
Take a look at this unique opportunity! Property contains 39.175 acres - with three dwellings! Live in one and rent the others! Also included in this fantastic offer is a 24x32 shop with concrete floor with 220 wiring and a gorgeous lake. Home #1 - 1 bd/1 ba; Gas fireplace; refrigerator, washer and dryer stay with home; window a/c unit; 8x10 chicken coop Home #2 - 2 bd/1 ba; wood stove; storage building; refrigerator, stove, microwave, washer and dryer stay with home; window a/c; unit; storage area under cabin; storage building

**SALE PENDING**

F841 • 218 Sullivan Ridge Road Vancburg, KY 61 +/- acres with 1 1/2 story house and two barns. A concrete pad is located behind the barn and the barn has electric. Good barbwire fence with rolling land.

**PRICE REDUCED**

F836 • HWY. 68 MASON CO., KENTUCKY 57.60 acres available on Hwy. 68 in Mason County, Kentucky. Property includes livestock/tobacco barn and stone barn.

**NEW**

F845 • 5114 Elizaville Ave. Ewing, KY 41039
42.17 +/- ac. farm for sale in Western Fleming Co., Ky. Property includes 2bd/1ba home, 2 barns and a pond. $250,000.00

**PRICE REDUCED**

F840 • 72 Thomas Lane Vancburg, KY 41179
Massive 205 acre farm located along Hwy. 57 in Lewis Co., KY. Property includes a 4 bd/1 ba home with a full basement, 4 barns, milk house and parlor, and several springs. Currently has 53 acres of soybeans. Good pasture with average or better fencing.

**SALE PENDING**

F847 • Convict Road Flemingsburg, KY 41041
Home and entire 58+ acres = $139,900.00
Home and 9.6+ acres = $99,900.00
Total = $188,000.00

**PRICE REDUCED**

F848 • 5114 Elizaville Ave. Ewing, KY 41039
42.17 +/- ac. farm for sale in Western Fleming Co., Ky. Property includes 2bd/1ba home, 2 barns and a pond. $250,000.00

**PRICE REDUCED**

F836 • HWY. 68 MASON CO., KENTUCKY 57.60 acres available on Hwy. 68 in Mason County, Kentucky. Property includes livestock/tobacco barn and stone barn.

**MARKETABLE TIMBER**

F841 • 218 Sullivan Ridge Road Vancburg, KY 61 +/- acres with 1 1/2 story house and two barns. A concrete pad is located behind the barn and the barn has electric. Good barbwire fence with rolling land.

**$239,900.00**

**$290,000.00**

**$225,000.00**

**$75,000.00**

**$275,000.00**

**$230,000.00**

**$200,000.00**

**$155,000.00**

**$136,000.00**

**$188,000.00**

**$230,000.00**

**$249,900.00**

**$62,500.00**

**$230,000.00**

**$230,000.00**

**$500,000.00**

**$124,900.00**

**$431,800.00**

**$675,000.00**

**$290,000.00**

**$225,000.00**

**$150,000.00**

**$185,000.00**

**$230,000.00**

**$225,000.00**

**$225,000.00**

**$124,900.00**

**$230,000.00**

**$230,000.00**

**$500,000.00**
**FARMS/ACREAGE**

- **F837 • 1069 JERDAN ROAD**
  - Moorefield, KY 40350
  - 4 +/- acre farm located on a secluded road in Nicholas Co., KY. Property has good fencing, a 24x48 metal building, pond, pasture land with plenty of shade, and some timber.
  - $119,900.00

- **F838 • SNAKE RIDGE RD.**
  - CARLISLE, KY 40311
  - Turkey and deer hotspot! Beautiful 97 ac. farm located in Nicholas Co., KY! Property includes 1 barn, pond and good fencing. Has public road access.
  - $159,900.00

- **A028 HWY 955**
  - CARTER COUNTY, KY
  - This property includes 216.5 +/- acres and has great developmental potential. It has an underground mine, some 3 phase electric, old cement mine, private road.
  - $84,900.00

- **A041 • 18 MT. HOPE ROAD**
  - FLEMINGSBURG, KY 41041
  - 14 acre of level to gently rolling land located in Fleming County, Ky. Includes a 4 bent barn and pond. Water available.
  - $68,500.00

- **A029 BERYL ROAD**
  - FLEMINGSBURG, KY 41041
  - Acreage located right on Ky 11. Rolling ground with access high visibility from road. Very nice investment property!!!
  - $48,500.00

- **A042 STRODES RUN ROAD**
  - MAYSVILLE, KY 41056
  - 7.75 level acres located along KY HWY 11 in Mason Co., KY! Property has good fencing and 1/2 mile of road frontage. Perfect building site on Owens Pike. County water is available. This property would be a great building location!
  - $69,000.00

- **A035 MEFFORD HILLS SUBDIVISION**
  - MAYSVILLE KY
  - Here is an opportunity to purchase 7 +/- acres for development or your personal use. This property is located within the subdivision of Mefford Heights, close to schools, business, and are great building lots.
  - $34,900.00

- **A047 BETHEL RIDGE RD**
  - SHARPSBURG KY 40374
  - 2.789 +/- Acres of land that lays level to rolling and has road frontage on Owens Pike. County water is available. This property would be a great building location!
  - $27,500.00

- **A048 BETHEL RIDGE RD**
  - SHARPSBURG KY 40374
  - 1 +/- Acre lot with road frontage on Bethel Ridge Rd.
  - $12,500.00

**REduced**

- **L470 • HALL ROAD**
  - FLEMINGSBURG, KY 41041
  - 3.52 acre lot located on Hall Road in Fleming County. Property also includes a building. With a little TLC, this would be a great location for a weekend getaway. Utilities available.
  - $19,900.00

- **L471 STONEGATE PLACE SUBDIVISION**
  - FLEMINGSBURG, KY 41041
  - Lot #15, containing 1.1571 acres, located on Brookhill Drive in Stonegate Place Subdivision. Great building location!
  - $15,000.00

**ACREAGE/LAND**

- **L466 • GERMANTOWN ROAD**
  - MAYSVILLE KY 41056
  - 3 NICE BUILDING LOTS
    - LOT 1 5.100 +/- Acres
    - LOT 2 5.415 +/- Acres
    - LOT 3 5.214 +/- Acres
  - $7,000.00 per Acre

- **L469 • 4563 HILLTOP RD**
  - EWING, KY 41039
  - 2 tracts of land containing 3.21 +/- acres located on Hilltop Road in Fleming Co., Ky. Septic and water is available.
  - $24,900.00

- **L472 271 WOLF RUN ROAD**
  - FLEMINGSBURG, KY 41041
  - 5.6 ACRE LOT, SOME OF WHICH IS WOODED, LOCATED IN THE COUNTRY. PROPERTY INCLUDES AN OLDER MOBILE HOME. CITY WATER IS AVAILABLE.
  - $19,900.00

- **L467**
  - Nice building lots located on Souder Lane in Poplar Grove Some restrictions
  - $7,000.00 per Acre

- **L474 • 8261 HILLTOP RD**
  - FLEMINGSBURG, KY 41041
  - 1.36 +/- acres Nice level wooded lot. No Restrictions! $13,500.00

**COMMERCIAL**

- **C250 • 6140 MARSHALL STATION ROAD**
  - MAYSVILLE, KY 41056
  - This property features 216.5+/-- acres and has great developmental potential. It has an underground mine, some 3 phase electric, old cement mine, private road.
  - $245,000.00

- **C249 • VETERANS MEMORIAL HIGHWAY**
  - SHARPSBURG KY 40374
  - Acreage located right on Ky 11. Rolling ground with access high visibility from road. Very nice investment property!!!
  - $48,500.00

- **C243 • OFF AA HIGHWAY**
  - 5+/-- acres right off the AA Highway and close to Clyde T. Barbour Parkway. Water and Sewer are available.
  - $289,000.00

- **C256 • 306 EAST WATER ST**
  - FLEMINGSBURG, KY 41041
  - Check out this great location in Flemingsburg, KY! Commercial building that has been totally remodeled now with living area. Buy your home and your business location all in the same spot !!! This building has an office area, living area and a garage with concrete floor for a work area. $19,900.00

- **C255 • 780 WEST WATER ST**
  - FLEMINGSBURG, KY 41041
  - Check out this great location in Flemingsburg, KY! The former location of the Dairy Queen, this building is located along Ky. Hwy 11 (Business) and has access on either side of the building for parking. With a little work and some imagination, this spot could be a great investment opportunity! Lot size is approximately 0.4 acres and building is approximately 826 sq. ft.
  - $34,900.00

- **C254-470B TUCKER DRIVE**
  - MAYSVILLE, KY
  - Nice commercial property located in historic Old Washington. Property consists of three buildings. Electric furnace and sewer and water meters located on the property. Lots of potential! $44,900.00

- **C257 • 121 E. WATER STREET**
  - FLEMINGSBURG, KY 41041
  - Great business opportunity, located right in the heart of Flemingsburg. Ky! Commercial building contains a showroom, office, storage room and bathroom on first floor. Second floor contains 3 bdrms and kitchen. Heat pump and central air for both floors. Live upstairs and work downstairs! $135,000.00

**Chuck Marshall Auction & Real Estate Company**

4565 Maysville Road, Flemingsburg, Ky 41041
Chuck Marshall, Broker/Auctioneer
(606) 845-5010 • 1 (800) 475-1903

Website: www.chuckmarshall.com
Email: agent@chuckmarshall.com
Prepare your deck for winter

Homeowners often take steps to winterize the interior of their homes in the weeks before winter's arrival, but such efforts should extend to the outside of a home as well.

Decks make for great gathering places when the weather permits. Decks are where many people spend their free time and eat their meals come spring and summer, when the temperatures climb and the sun sets well into the evening. But as summer turns to fall, homeowners must take measures to protect their decks from potentially harsh winter weather.

• Inspect the deck for problems. Decks tend to be used more often in summer than any other time of year. That makes fall and early winter an ideal time to inspect for wear and tear and any additional issues that may have cropped up throughout the summer. Damaged boards and loose handrails should be fixed before winter arrives, especially for homeowners who plan to use their decks in winter. Fixing such issues in winter and even into spring may be difficult thanks to harsh conditions, so make good use of the relatively calm autumn weather to fix any issues on the deck.

• Clear the deck of potted plants. Even homeowners who intend to use their decks in winter should remove potted plants from the deck in the fall. The home improvement experts at HGTV note that moisture can get trapped between deck boards and plastic, wood or ceramic containers in cold weather, and that can contribute to mildew, discoloration or decay.

• Store unnecessary furniture. Homeowners who like to sit on their decks in winter will no doubt want to leave some furniture out over the winter. But those with lots of furniture for entertaining guests can likely move the majority of that furniture into a garage or shed for the winter. HGTV notes that doing so will prevent the potential formation of blemishes on the deck that can result from inconsistent weathering.

• Remove snow, but do so carefully. Prolonged contact with snow and ice can damage a deck. As a result, homeowners should clear snow from their decks when accumulation is significant. HGTV recommends using a snow blower on the deck to avoid scarring. If a shovel must be used, push snow with the planks to reduce the risk of damaging the deck.

Homeowners who take steps to protect their decks throughout the winter months can ensure these popular areas are ready once entertaining season returns in the spring.
PRICE REDUCED!!! MAYSVILLE/JERSEY HEIGHTS

705 BALDWIN DRIVE - IMPRESSIVE HOME - offers 3 BEDROOMS AND 3 BATHS, WITH A LIVING ROOM, FAMILY ROOM AND DEN, as well as a dining room and kitchen with granite countertops, fireplace, rear deck and patio, CH/CA, and TWO CAR GARAGE! All situated on a nice .413 acre lot and PRICED RIGHT TO SELL JUST $174,900!!! C2740

PRICE REDUCED!!! NOW JUST $169,500!!!

TOLLESBORO HOME ON 32 ACRES

TOLLESBORO 636 EAST EVANS ROAD, HOME ON 32 ACRES Wonderful 3 bdrm., 2 bath one story ranch home, 13.5 years of age, den with wood-burning fireplace, kitchen, dining room, breakfast nook, geothermal heat and air conditioning, attached two car garage, detached storage building with basement/ceilar/storm-shelter, small stocked pond, acreage suited to crop/garden/hay, and priced to sell $324,400!!! WILL CONSIDER DIVIDING!!! C2733

NEW LISTING!!! TOLLESBORO 3492 W. KY 10

TOLLESBORO 3492 W. KY 10 - 3 bdrm., 2 bath one-story brick ranch, living room, dining room, den, sunroom, CH/CA, attached 2 car garage, detached 2 car garage, nice level lot partially fenced-in, offering garden spot and nice views in rear, just remodeled and renovated and in move-in ready with immediate occupancy available and priced to sell $135,000!!! NEW LISTING!!! C2760

PRICE REDUCED!!! NOW $129,900!!!

MASSON CO. 4030 PUMPELLEY LANE, MAYS LICK - LIKE NEW, SPACIOUS, GREAT VIEWS, INVITING, YET SECLUDED!!! 3 bdrm., 2 bath home, large gourmet-style kitchen with island and dining room and a sheer abundance of cabinetry, large master bedroom with on-suite bath with separate tub and shower, double-basin sink, HUGE walk-in closet, new steel roof installed in 2019, with rear deck. This property is located on a dead-end road with limited traffic on a newly surveyed 1.158 acre lot with a surrounding buffer zone situated on a promontory that offers GREAT VIEW OF THE SURROUNDING COUNTRYSIDE!!! A home you MUST SEE TO APPRECIATE, IMMEDIATE OCCUPANCY AVAILABLE, and PRICE REDUCED!!! NOW JUST $149,900!!! C2753

PRICE REDUCED!!! NOW $179,900!!!

BRACKEN CO./AUGUSTA - 314 E. FOURTH STREET

SALE PENDING!!!

BRACKEN CO./AUGUSTA - 314 E. FOURTH STREET - Imposing 5 bdrm., 1 1/2 bath two story brick home, excellent workmanship and Old-World details (excellent woodwork including a gorgeous staircase, impressive cabinetry, built-in bench seat, patterned oak flooring, paneled doors, two sets of pocket doors, two mantles, great trim and moldings, impressive front entry door with transom and sidelights, original light fixtures, leaded glass windows), radiant hot water heat, an inviting front covered porch, basement, detached concrete block one-car garage, located on a prominent corner lot (lot fronts on the south side of East Fourth Street and extends to the north side of Heather Renee French Blvd/KY 8 in the rear, and fronts on on the east side of Frankfort Street), $125,000! Call Craig to see this fine home! C2712

PRICE REDUCED!!! NOW JUST $110,000!!!

ROBERTSON CO. HOME ON 31.814 ACRES - 1011 CEDAR CREEK RD

PRICE REDUCED!!!

ROBERTSON CO. HOME ON 31.814 ACRES - 1011 CEDAR CREEK RD. - 31.814 ACRES improved with 2005 30' x 80' (title size) 4 bdrm., 3 bath, large kitchen, family room/ living room with fireplace, den, CH/CA (9 yrs. old), large deck great for outdoor entertaining. OFFERING EXCELLENT DEER & TURKEY HUNTING, frontage on Cedar Creek PRICED TO SELL $189,900!!! NOW JUST $185,900!!! Shown by appointment only! CALL JAMES MYRON THOMAS 606-782-1227. C2742

PRICE REDUCED!!!

8 | THURSDAY, NOVEMBER 14, 2019

SHOWCASE OF HOMES

WHITETAIL DEER & WILD TURKEY HUNTING RETREATS FOR SALE!!!

E-mail: info@stanfieldproperty.com
Check out my website
www.stanfieldproperty.com
WASHINGTON, MASON COUNTY, KY - PRICE REDUCED!!!

HISTORIC OLD WASHINGTON ANTIQUE SHOP - We are pleased to offer for sale the IRON GATE ANTIQUE SHOP located in Historic Old Washington, Mason County, Kentucky. Located on Old Main Street in the heart of the Historic District, surrounded by shops and other historical properties, the Iron Gate Antique Shop has been a staple in the community for nearly 40 years, the last 25 of which were in the current location! Available for PRICE REDUCED NOW JUST $40,000!!!, AND INVENTORY CAN BE PURCHASED SEPARATELY PUTTING YOU IN BUSINESS TOMORROW!!! C2703

NEW LISTING! C2764

VANCEBURG - COMMERCIAL

LEWIS CO./VANCEBURG 171 MAIN STREET - Two story commercial building located in the heart of downtown would make an excellent first floor street level/view office with several rooms including storage, a restroom, central heat, with an apartment overtop (currently rented $350 / month plus utilities) offering 2 or 3 bdrms., 1 bath and modern kitchen, central heat, all for JUST $55,000!!! C2690

SOLD!!!

GARRISON - LEWIS CO.

Metal building located on the east side of Foreman Lane and situated on a recently surveyed .054 acre lot, suited for storage or garage uses and priced to sell JUST $10,000!!! C2671

GARRISON - LEWIS CO.

Located on KY 8 and the west side of Foreman Lane, the former Garrison Auto Parts Store, prime .327 acre commercial location, recent survey, fronting approximately 175 feet on KY 8 and approximately 165 feet on Foreman Lane, conveniently located by Family Dollar and the Citizens Deposit Bank, PRICED TO SELL JUST $25,000!!! C2670

WASHINGTON, MASON COUNTY, KY - PRICE REDUCED!!!

HISTORIC OLD WASHINGTON ANTIQUE SHOP - We are pleased to offer for sale the IRON GATE ANTIQUE SHOP located in Historic Old Washington, Mason County, Kentucky. Located on Old Main Street in the heart of the Historic District, surrounded by shops and other historical properties, the Iron Gate Antique Shop has been a staple in the community for nearly 40 years, the last 25 of which were in the current location! Available for PRICE REDUCED NOW JUST $40,000!!!, AND INVENTORY CAN BE PURCHASED SEPARATELY PUTTING YOU IN BUSINESS TOMORROW!!! C2703

NEW LISTING! C2764

VANCEBURG - COMMERCIAL

LEWIS CO./VANCEBURG 171 MAIN STREET - Two story commercial building located in the heart of downtown would make an excellent first floor street level/view office with several rooms including storage, a restroom, central heat, with an apartment overtop (currently rented $350 / month plus utilities) offering 2 or 3 bdrms., 1 bath and modern kitchen, central heat, all for JUST $55,000!!! C2690

SOLD!!!

GARRISON - LEWIS CO.

Metal building located on the east side of Foreman Lane and situated on a recently surveyed .054 acre lot, suited for storage or garage uses and priced to sell JUST $10,000!!! C2671

GARRISON - LEWIS CO.

Located on KY 8 and the west side of Foreman Lane, the former Garrison Auto Parts Store, prime .327 acre commercial location, recent survey, fronting approximately 175 feet on KY 8 and approximately 165 feet on Foreman Lane, conveniently located by Family Dollar and the Citizens Deposit Bank, PRICED TO SELL JUST $25,000!!! C2670
This auction is a closed sale and includes ONLY items from the Estate of Catherine Clark Stanfield, the auctioneer’s grandmother, who passed away at the age of 100.

No other consignors are included or will be accepted for inclusion in this auction.

For Additional Information (Terms & Conditions, Legal Description, Additional Photos, etc.), check out our online advertising at:

www.auctionzip.com/auctioneer/castanfield
**TOLLESBORO 252 SIMMONS LANE**

- **SOLD!!!**
- 2 bdrm., 1 bath brick ranch, living room, dining room, kitchen, den, CH/CA, one car attached garage, blacktop drive, nice lot and great location and PRICED TO SELL $112,900!! NEW LISTING!!! C2741

**MAYSVILLE - 928 E. 2ND STREET**

- **SOLD AT AUCTION!!!**
- 2 story frame, 3 bdrm., 2 bath home, CH/CA (main level) nice staircase, mantles, and trim, pocket doors, clawfoot tub, covered front & rear porches, 2 car carport (off-street parking) in rear SOLD AT AUCTION!!! C2755

**MAYSVILLE - 1240 FOREST AVE.**

- **SOLD AT AUCTION!!!**
- 2 story frame, 2 bdrm., 1.5 bath home, CH/CA, basement, hardwood floors, staircase, custom entry door, stone porch, off-street parking in rear, SOLD AT AUCTION!!! C2757

**MAYSVILLE - 309 WALNUT STREET**

- **SOLD AT AUCTION!!!**

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**ABSOLUTE ESTATE AUCTION • REAL ESTATE AUCTION**

THE HOME OF CATHERINE CLARK STANFIELD

SAT., DEC. 14, 2019 10:30 AM

7051 DIXON PIKE, MAYSVILLE, MASON CO., KY 41056

**7051 DIXON PIKE, MAYSVILLE, MASON CO., KY 41056**

This ca. 1965 3 bdrm., 1 bath, one story brick ranch over full basement (basement includes a drive-in garage entrance and has a shower and sink) is located and situated on a nice rural lot in the country with public water, natural gas, and electric. Home is served with CH/CA (gas furnace) with Bedford Stone fireplace w/ gas logs. Covered front porch, rear patio.

This property is being sold to settle the Estate of Catherine Clark Stanfield, the auctioneer’s grandmother, who passed away at the age of 100. Executor Tommy Stanfield; Estate Attorney Kirk Clarke.

**For Additional Information (Terms & Conditions, Legal Description, Additional Photos, etc.), check out our online advertising at www.auctionzip.com/auctioneer/castanfield**

Auction conducted by
Craig A. Stanfield Real Estate & Auction Services
Craig A. Stanfield Real Estate Broker & Auctioneer
2126 W. KY 10, Tollesboro, KY 41189
Phone (606) 301-3350; E-mail: info@stanfieldproperty.com

Websites: Real Estate: www.stanfieldproperty.com
Auction: www.auctionzip.com/auctioneer/castanfield
Equal Housing Opportunity Real Estate Broker & Auctioneer
**TOLLESBORO - 74 ACRES CROPLAND FARM**

Gently rolling acreage, nearly all cropland, very little waste (over 60 acres in corn and soybeans the last few years with remainder kept for pasture), approximately 3/4 mile road frontage (property fronts on two roadways, KY 10 and the Osborne Road - water, gas, electric, sewer - offering excellent potential for lot sales), level to gently rolling throughout! 2019 crop rights will be available. Keep this cropland farm in mind if you want to get in on the ground floor of HEMP PRODUCTION!! NOTE: FARM CAN BE DIVIDED. You can purchase 46 acres for $230,000, 62 acres for $300,000 (for a young farmer wanting to purchase a farm through USDA/FSA Direct Loan Beginning Farmer Program (max. loan $300,000, low interest rate fixed for 40 years!), or 74 acres for $350,000! If purchasing as a smaller tract, crop rights for remaining acreages potentially available! Keep in mind that you can CROP IT ALL!!! If you’ve been looking for a productive row-crop farm, call Craig today! Owner/agent. C2648

**TOLLESBORO 63 ACRES**

A mix of cropland, pasture, and hayland, extending to woods in the rear with stream offering great deer and turkey hunting, improved with a barn, fenced for cattle, great location on KY 57 with good homesite, several ponds, small stream, and PRICED TO SELL $200,000!!! C2739

**MASON CO. FARM 167.216 ACRES**

PRODUCTIVE MASON CO. FARM 167.216 ACRES - MASON CO. 4050 JOHNSON LANE 167.216 ACRES - 167.216 ACRES improved with a one story 3 bdrm., 1 bath frame home (kitchen, living room, CH/CA, partial basement), tobacco barn, covered bunker silo, stable/barn, 1 1/2 acre lake, pond, good fencing, over 60 acres cropland, additional pasture and hayland acreages (approximately 40 acres in alfalfa), large boundary of land with good road frontage, public water, PRICED TO SELL $467,600!!! C2743.

**HAPPY HUNTING GROUNDS VERMILLION PIKE**

BRACKEN CO. 84.5 ACRES -- 2019 19 pt. Whitetail Buck Scoring 192 5/8ths!!!. Good clean pastureland/hayland tract with woods, creek frontage (Camp Creek forms nearly the entire southern boundary with the exception of a small area providing for access and that where a small bottom that is located across the creek), offering great whitetail deer hunting (wooded areas offer habitat for deer with long firing lanes between woods and clearings, with a shooting house located in rear barn) offering the best of both worlds: GOOD CLEAN PRODUCTIVE ACREAGE THAT WILL PRODUCE INCOME (extremely clean and well suited to hay production (income) with ample woods and long shooting lanes that offer OUTSTANDING HUNTING POTENTIAL!!! Public water and electricity are available site improvements, and this property would offer a GREAT HOMESITE WITH OUTSTANDING VIEWS FOR MILES AROUND!!! Offered for sale for $224,900!!! NEW LISTING!!! C2761A
LEWIS COUNTY 800 PLUS ACRES

Located off KY 989 and Salt Lick Creek, this large acreage tract of land has a shell constructed for a future home, with a barn, acres and acres of woods with limited cleared acres, private roadways and trails, and GOOD HUNTING POTENTIAL all for $995,000!!! C2590

FARM & HUNTING ACREAGE

LEWIS CO. 1000+ ACRE HUNTING RETREAT! Want to lay claim to over 1,000 acres in one contiguous boundary offering creek frontage, acres and acres of woods, cleared lands, and even a couple of buildings, in a great trophy deer area with timber too! Call Craig to fulfill your dreams, $1,250,000!!!

LEWIS CO./CABIN CREEK 35.64 ACRES - Surveyed boundary - 136 Acres located fronting on the "AA" Hwy & KY 1449 (Orangeburg Road) conveniently located approximately 6 miles east of Maysville. Acreage consists of rolling pastureland, some cropland, and nice woods. Nice pond! Creek extends through a portion of the frontage. PRICED TO SELL $350,000!!!

LEWIS CO./QUARRY, 1.273 ACRES MAPLE STREET - Vacant lot fronting 46.5 feet on the south side of East Fifth Street and East Sixth Street, 142 feet ("AA HWY"), this scenic lot general level to gently rolling, public water and electricity available, excellent homesite, and Priced to Sell JUST $99,900!!! NEW LISTING!!!

GARRISON - Located on the west side of Foreman Lane, a nice level nearly rectangular 241 acre lot, recently surveyed, fronting 102 linear feet along Foreman Lane, conveniently located near the bank, grocery and Family Dollar facilities, water & sewage available, no restrictions, PRICED TO SELL $10,000,000!!!

LEWIS CO./QUARRY, 1.737 ACRES MAPLE STREET - Vacant lot located in Quincy, no restrictions, nearly level lot that could be divided, offered for sale for $25,000,000!!! Now Just $18,500

MASON CO. KY 96 (SALEM RIDGE ROAD) 1.436 ACRES - Corner lot located on two blacktop county-maintained roadways (KY 96 and Pumpelly Lane), public water and electricity, mobile homes conditionally permitted, priced to sell $15,000!!! PRICE REDUCED TO $12,500!!!

MASON CO. KY 96 (SALEM RIDGE ROAD) 1.096 ACRES - Lot located on KY 96, public water and electricity, mobile homes conditionally permitted, and priced to sell, priced to sell $12,500!!!

544 WEST SECOND STREET, MAYSVILLE - Vacant lot fronting 46.5 feet on the south side of West Second Street and extending 100 feet in depth (approximately 1/10th of an acre), offering a view of the Ohio River, with access to public water/electric/gas/sewage, located in close proximity to two public parking lots, zoned Oldtown Residential R-4A, AVAILABLE FOR $3,000!!! NEW LISTING!

LEWIS CO./TOLLESBORO 5.606 ACRES KY 57 & ANDREW MASON ROAD - 5.606 acre lot located fronting on KY 57 with additional frontage on the Andrew Mason Road, public water, no restrictions, significant frontage could allow for division into multiple home-sites, offered for sale for $52,500!! PRICE REDUCED!!! NOW JUST $49,500!!!

MASON CO. 136 ACRE FARM! 7029 Orangeburg Road Maysville, KY - 136 Acres located fronting on the "AA" Hwy & KY 1449 (Orangeburg Road) conveniently located approximately 6 miles east of Maysville. Acreage consists of rolling pastureland, some cropland, and nice woods. Nice pond! Creek extends through a portion of the frontage. PRICED TO SELL $350,000!!!

MASON CO. 1000+ ACRES - Secluded wooded tract of land located off the "AA HWY" (frontage on "AA" Hwy, accessed by blacktop roadway off AA HWY), with nice pond, deer and turkey hunting, priced at $65,000,000!!! NEW LISTING!!!

LEWIS CO. HIGHFIELD LANE - 22.97 ACRES currently mostly in pines with small clearing in rear, acreage is mostly level and could provide for excellent homesite, in an area well known for BIG BUCKS and WILD TURKEY! Public water and electricity available and PRICED AT JUST $39,900!!! NEW LISTING!!!

LEWIS CO./MOORE HOLLOW RD. 3.605 ACRES - Conveniently located just off KY 9 ("AA HWY"), this scenic 3.605 acre BUILDING LOT has public water and electricity available, offers an excellent homesite, and even has whitetail deer hunting potential!!! Priced to sell JUST $19,900!!! NEW LISTING!!!

LEWIS CO./CONCORD/KY 57, 4 ACRES - 4 acres fronting on KY 57 south of Concord fronting on Sycamore Creek with public water and electric available, would make an ideal camp site and PRICED TO SELL JUST $16,000!!! NEW LISTING!!!

LEWIS CO./MOORE HOLLOW ROAD LOT 8 6.867 ACRES - Nice lot well suited to residential purposes, conveniently located just off KY 9 ("AA HWY"), this scenic lot general level to gently rolling, public water and electricity available, excellent homesite, and Priced to Sell JUST $25,000!!! NEW LISTING!!!

484 WEST THIRD STREET, MAYSVILLE - Vacant lot fronting 50 feet on the south side of West Third. This lot offers a view of the Ohio River, with access to public water/electric/gas/sewage, zoned Oldtown Residential R-4A, AVAILABLE FOR $3,000!!! NEW LISTING!!!

226 EAST FIFTH STREET, MAYSVILLE - Vacant lot fronting 33 feet on the south side of East Fifth Street and East Sixth Street, 142 feet in depth, access to public water/electric/gas/sewage, zoned Oldtown Residential R-4A, AVAILABLE FOR $3,000!!! NEW LISTING!!!

Be sure to check out my website: www.stanfieldproperty.com

info@stanfieldproperty.com

www.stanfieldproperty.com

(606) 798-2009
(606) 301-3350

Be sure to check out my website: www.stanfieldproperty.com

info@stanfieldproperty.com

www.stanfieldproperty.com

(606) 798-2009 • (606) 301-3350
### Showcase of Homes

#### 231 Market Street, Maysville
- **Listing Price:** $100,000
- Type: Building Lot
- Description: Located in downtown Maysville. 3-story building with basement. Store Front, plus 2 apartments. Move in condition. Good investment, live in apt, with rental income.
- **Showed By Appointment Only:** Call Charlene 606-564-1106.

#### 608 East Second St., Maysville
- **Listing Price:** $125,000
- Type: Colonial Two Story Brick Home
- Description: Colonial two story brick home. 3 bedrooms/2 baths & full basement. Living room w/gas logs & formal dining room. Newer metal roof, central vacuum, & chair lift. Nice front & back porch. Off street parking in rear. Call Office @ 564-1106 to schedule a showing.

#### 828 Oak Fairway Ct., Maysville KY
- **Listing Price:** $198,900
- Type: Charming all-electric home featuring wrap around porch. Move-in ready. Living room w/fireplace, cozy dining, spacious eat-in kitchen w/appliances & abundance of cabinetry. First floor master suite w/walk-in closet. Mud room/laundry. Hardwood floors & carpet. Staircase w/iron railing-leading to great loft area-perfect for play area or entertaining. Double attached garage w/attic space. Patio & landscaped lot. Great opportunity - must see!
- **Contact:** Glenda Weddle @ 606.584.3229 to set up a showing.

#### 5030 Chinquapin Lane, May’s Lick KY
- **Listing Price:** $397,000
- **Contact:** Glenda Weddle @ 606.584.3229 for a personal tour.

#### 2326 US 68, Maysville
- **Listing Price:** $59,900
- Type: 2 Story Brick Home
- Description: Business opportunity! Commercial building and extra lot located on US 68. Possession at closing. For more info, contact Charlene @ 564.1106.

#### 539 West Second Street, Maysville
- **Listing Price:** $59,900
- Type: 2 Story Brick Home
- Description: 2 story home with finished walkout apartment. Hardwood floors, wall gas furnaces, appliances, fenced in yard, off street parking, backs up to tracks, with river view and bridge. Both Apartments rented. Covered porches. Must See. Please Call Willy 606-375-6884.

#### 40 East Fifth Street
- **Listing Price:** $35,000
- Type: Nice 2 bedroom home w/full bath. River view. Hardwood floors, kitchen appliances included, many updates. Call Willy @ 606.375.6884 for more info.
Real estate transactions often involve significant amounts of money. As a result, it’s common for both buyers and sellers to enlist the services of a host of professionals with real estate experience.

Both buyers and sellers may work with real estate agents and/or real estate brokers en route to buying or selling their homes. Agents and brokers are not one and the same, and there are some important distinctions between the two.

Real estate agent

According to Realtor.com, real estate agents are professionally licensed individuals who can help both buyers and sellers. Agents also may help property owners rent their homes. The amount of training real estate agents need to earn their licenses varies by state. Once individuals finish their required training, they must take a written exam that tests their knowledge of federal real estate laws and general principles as well as the laws specific to the state in which they want to become licensed. Only after passing this exam do individuals become recognized real estate agents. Investopedia notes that achieving agent status is the starting point for most real estate professionals.

Real estate broker

Real estate brokers are those professionals who have continued their education past the agent level and obtained a broker’s license. Each state has its own requirements in regard to becoming a licensed broker, but education and examinations are necessary regardless of where a person lives.

Realtor.com notes that the extra coursework to earn a broker’s license focuses on various topics, including ethics, contracts, taxes, and insurance. Agents may learn about these topics as well, but coursework for prospective brokers goes into more depth than it does at the agent level.

Brokers also will study and learn about legal issues in regard to real estate. The legal issues brokers may learn about include brokerage operations, real estate investments, construction, and property management. Requirements vary, but Realtor.com notes that brokers often must work as licensed real estate agents for no less than three years before they can earn their broker’s license.

There is more than one type of real estate broker. Principal/designated brokers oversee all agents at a given firm and ensure the agents act in compliance with all real estate laws. Managing brokers tend to focus on the hiring and training of agents. Associate brokers have their broker’s license but work directly under a managing broker.

Real estate agents and brokers can help buyers, sellers and investors successfully navigate real estate transactions, and each can serve their clients in different ways.
MAYSVILLE/MASON CO.

**CHRIS LOWE IS THE KEY TO YOUR NEXT HOME OR COMMERCIAL PROPERTY, AND AT THE RIGHT PRICE.**

He's your local agent and committed to you throughout the sales or buying process. His success is based on YOU! He has tons of experience, AND all the qualities of a GREAT AGENT!!

Hard working for you

**PROFESSIONAL • KNOWLEDGEABLE • INTEGRITY • DEDICATION • CUSTOMER SATISFACTION • PROVEN TRACK RECORD.**

Contact him to buy or sell your property

**CHRISTOPHER LOWE**

606-407-5105

christopher.lowe82@yahoo.com

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**1918 OLD MAIN STREET, MAYSVILLE, KY**

This commercial building is located in the heart of old Washington. Building has 7,000 sq. feet on acre lot. The property has landscaping, 100 parking spots including handicapped spots. The potential and use for this building is endless. Building has 2 restrooms, kitchen, office, storage rooms, an announcer area, and the rest is an open floor plan. This is a MUST SEE PROPERTY AND OPPORTUNITY. While it's still on the market asking $399,900. Owner wants to sell would be open to lease, while its still on the market. Call Chris for more info and to schedule your tour 606-407-5105.

$399,900  MLS 37018A

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**532 CROCKETT LANE, MAYSICK KY**

Spectacular home situated on 14.5+- acres. This beautiful one story home features an open floor plan, gorgeous hardwood floors, amazing crown molding, vaulted ceilings. Home boasts three bedrooms, 2.5 baths, open concept kitchen/living room, formal dining room, large upstairs bonus room could be 4th bedroom, full unfinished basement. The property has fenced, trees, views and tons of wildlife. 14.5+- acres for $305,000 or house and 22+- acres for $349,900. Call Chris for more info or to schedule your viewing 606-407-5105.

$305,000  MLS 36848

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**256 RIVERVIEW LANE, AUGUSTA, KY**

Beautiful home located on 48.412 acres. Home features 4 bedrooms, 3 full baths, open living concept, beautiful bamboo floors. Five star energy efficient, and wired for a back up generator. Also an above ground pool with deck. The Property is partially cleared and partially wooded, scenic views and wildlife galore. This property has all the elements of country living and relaxation. Call Chris for more information or to schedule your showing 606-407-5105.

$384,900  MLS 37088

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**256 RIVERVIEW LANE (LAND), AUGUSTA KY**

This is an amazing tract of land. 24.151 acres. Every inch of this property has views of the Ohio River. Endless possibilities for this property. There is an older barn on the property and shed with a cellar. Water and electric already in place. Call Chris to schedule your showing or for more information 606-407-5105.

$224,900  MLS 37089
MAYSVILLE/MASON CO.

KENTONTOWN ROAD, MT. OLIVET KY

NEW PRICE

100 +/- acres of an amazing tract of land located across the road from the Robertson County Nursing home. Looking for land to raise livestock, looking for land to hunt and ride ATVs, looking for land to build a home with amazing country views, then this tract fits all the criteria. Call Chris today to schedule your showing....This is a must see to appreciate property. Chris 606-407-5105.

$199,500
MLS 37223

7270 TAYLOR MILL ROAD, MAYSVILLE, KY

SALE PENDING

Lovely ranch home situated on 5.70 acres in Mason County!! The home features a nice open floor plan, 3 bedrooms with a possible 4th in the converted garage space, 2 full baths, large laundry, and full unfinished walk out basement. The land has a nice out building and a small barn at rear of the property near North Fork. Call Chris for more info or to schedule your showing 606-407-5105

$150,000
MLS 37152

843 TERRE HAUTE, MAYSVILLE, KY

Lovely brick ranch situated on 2 lots on a cul de sac in a very desirable subdivision. Home has 3 bedrooms 2 full baths and a full basement with a garage spot. Call Mike at 407-2417 or Chris at 407-5105 to schedule a showing

$149,900
MLS 37226

661 JOYCE ANN CIRCLE, MAYSVILLE, KY

SALE PENDING

Lovely home situated on a lot and a half. Home has 2 large bedrooms, 2 very large bathrooms. Current owner has a beauty shop with a half bath. But this lovely home could easily have 3 or 4 bedrooms. The outside has a double car carport and a nice attached shed for storage. This home has that country charm in the city limits. Call Chris for more info or to schedule your showing 606-407-5105.

$135,000
MLS 37151

5253 WEAVER ROAD, MAYS LICK KY

SALE PENDING

Lovely country setting located only minutes from town. Nice 3 bedroom ranch situated on a large level lot. Plenty of mature trees and a large deck to sit and enjoy the view and entertain. This home features three large bedrooms, 2 full baths, open concept LR-DR kitchen with vaulted ceilings, bonus room, and very large laundry. Two car detached garage. Call Chris to schedule apppt. 606-407-5105.

$135,900
MLS 36932

41 BRYANT CIRCLE, MAYSVILLE, KY

Lovely home on a large double lot in Deerfield. Home features 4 bedrooms, and 2.5 baths, hardwood floor, central a/c and gas furnace. Summer kitchen in the basement. This home has large rooms and lots of storage space. Features a nice detached garage, storage shed with carport and off street parking in the front and rear. Call Chris for more info on this lovely home 606-407-5105.

$109,500
MLS 37149

7018 MT. GILEAD ROAD MAYSVILLE, KY

NEW LISTING

Lovely 3 bedroom home situated on a nice large lot. Located just minutes from Maysville or Flemingsburg. Currently rented will be out by end of October. Call Chris for more info 606-407-1505

$94,500
MLS 37346

852 MT GILEAD, MAYSVILLE, KY

SALE PENDING

Nice three bedroom ranch home situated on five acres. Lovely country views. Has detached garage, carport. Call Chris Lowe to see this home 606-407-5105.

$85,000
MLS 37224

8139 STONE LICK ROAD MAYS VILLE KY

Lovely ranch home, located on Stonelick Road. This home has a great location on a lovely lot. Has a newer metal roof, carport, detached garage, fenced in backyard with outbuilding, deck, playhouse. Call Chris for more info or to schedule a showing 606-407-5105

$85,000
MLS 37305
427 WEST SECOND ST. MAYSVILLE, KY
Nice home located downtown with nice river views. Three bedrooms, 1.5 baths, living room, front room, and nice dining room. The home has a newer electric panel, sewer lines, gas furnace, central air unit. The property has privacy fence in the back yard, and off street parking. Nice starter home or investment property. Call Chris to schedule your showing at 606-407-5105.

$79,900
MLS 36820

6019 KY 3170 MAYSVILLE, KY
Wonderful location, nice home located between Maysville and Flemingburg. Home is situated on a nice large double lot with two nice size out buildings. Call Chris for more or to schedule your showing.

$55,000
MLS 36794

603 PEHLAM ST., MAYSVILLE, KY
Nicely remodeled home located downtown on East End. This would make an excellent investment property. Home features 2 bedrooms, full bath with laundry area, eat in kitchen, living room. Home sits on level lot with fenced in backyard, front and back covered porches, central air and heat. Call Chris for more info 606-407-5105.

$39,900
MLS 37021

207 EAST 5TH ST. MAYSVILLE KY
Nice investment Property. 3 bedrooms, 1 bath, central a/c, gas heat. ½ bath. Call Mike for more info 606-407-2417

$35,500
MLS 37306

685 LIMESTONE TERRACE, MAySVILLE, KY
SOLD

$35,000
MLS 36653

678 LEXINGTON ST., MAYSVILLE, KY
Nice 2 bedroom, one bath home, currently an investment. Call Mike for more info or to schedule your showing 606-407-2417.

$35,000
MLS 37154

7020 MT. GILEAD RD., MAYSVILLE KY
Lovely home located downtown on a corner lot. The home features three bedrooms, 1 ½ baths, living room, dining room, eat in kitchen with a bar. The home has a full unfinished basement with outside entrance, two car attached garage with a large bonus room.

$45,000
MLS 37225

685 LIMESTONE TERRACE, MAySVILLE, KY
SOLD

$35,000
MLS 36653

6099 KY 3170, MAYSVILLE, KY
Nice 2 bedroom home located in Lewisburg, conveniently located between Flemingsburg and Maysville. Home is situated on a nice level lot with mature trees. Features two bedrooms, bath, laundry, living room, attic could be converted into living space. Call Chris to schedule your showing or for more information.

$28,500
MLS 36543

MAYSVILLE/MAySON Co.

41171 US HWY 62 MAYSlick KY
2 Story home with recent updates, forced air gas furnace and central air, kitchen appliances sell with the property. Two properties selling as one. Adjacent (house) building is currently used as storage. The lot has approx. 2 acres with a level lot. Home is vacant, has immediate possession. Located in a small community with neighbors on a major highway. Property is only 15-20 minutes from US 68 and Maysville and only 15 minutes to Blue Licks State Resort. Property to be sold AS IS. For more information or to view property contact Darlene Messer 606-842-0047

MOTIVATED SELLER

$49,000
MLS 36619

685 LIMESTONE TERRACE, MAySVILLE, KY
Nice 2 bedroom home, included across from Waldrk. Home features 2 nice d bedrooms, large bath, large room, living room, kitchen. Nice front porch with ramps. Call Chris for more info for a showing. 606-407-5105

$35,000
MLS 36653

716 EAST SECOND STREET MAYSVILLE, KY
Nice colonial home located downtown, 2 or 3 bedrooms, features a curving staircase and pocket doors, owners have replaced most of the windows, newer metal roof. Home has a lot of charm. Call Chris 606-407-5105 or Mike 606-407-2417. Make this your new home for the holidays!

$65,000
MLS 36649

Lot #169 $18,000

Lot #175 $15,000

Call Roger 606-584-5285

SPACIOUS, LEVEL LOTS IN PINEWOOD SUBDIVISION

$35,000
MLS 36543

$49,000
MLS 36619

$35,000
MLS 36653

$55,000
MLS 36794

$55,000
MLS 36820

$45,000
MLS 36653

$49,000
MLS 36619

$39,900
MLS 37021

$75,500
MLS 36164

$65,000
MLS 36649

$35,000
MLS 37154

$79,900
MLS 36820

$39,900
MLS 37021

$45,000
MLS 36653

$49,000
MLS 36619

$35,500
MLS 37306

$55,000
MLS 36794

$65,000
MLS 36649

$49,000
MLS 36619

$35,000
MLS 36543

$28,500
MLS 36543
If new siding is on the list of must-do home projects this year, there are many factors to consider. Though it’s a transformative renovation, replacement siding is a significant and potentially expensive undertaking. Therefore, careful consideration must be given to the materials used and their maintenance, longevity, insulation factor, and cost. Many homeowners also want siding that is eco-friendly.

Sustainability is an important consideration for many homeowners. Data from the National Association of Home Builders’ “Green Multifamily and Single Family Homes 2017 SmartMarket Brief” indicates that at least one-third of single-family and multifamily home builders who were surveyed said that green building is a significant portion of their overall activity (more than 60 percent of their portfolio). By 2022, this number should increase to nearly one-half in both the single-family and multifamily sectors. Green building has become an important and established part of the residential construction sector.

Where siding is sourced, the materials that go into its fabrication and how well that siding insulates a home are key aspects of its “green factor.” The following are some of the more sustainable options in home siding.

**Reclaimed timber**

A house sided with clapboard, or a log cabin-inspired look, is iconic. These types of siding are typically made from insect-repellant pine, cedar, cypress, or redwood. While lumber certified by the Forest Stewardship Council is environmentally friendly, homeowners may want to seek out reclaimed lumber. This wood has history and causes very little environmental impact. Plus, timber salvaged from old buildings or fallen trees may be superior to new wood because it likely came from slow-growing, old trees with dense grain.

**Brick**

Avoid any negative environmental impact by choosing locally produced or reclaimed bricks — or those made from post-consumer content. The longevity of bricks can often offset the energy expenditure in their manufacture. Plus, many bricks are made from natural clay, which can be an excellent insulator.

**Stucco**

HouseLogic says traditional stucco is made from sand and Portland cement mixed with water to make a usable plaster. It’s tough and durable — often lasting the life of the house. Eco-friendly variants include stucco made with an earth-and-lime mixture, offsetting the CO2 emissions associated with cement production. Stucco can reduce air infiltration that causes drafts in a home.

**Fiber-cement**

Fiber-cement is similar to stucco in that it is made from sand, Portland cement, clay, and wood pulp fibers. It can be fire-resistant and insect-proof and will not rot. It’s a stable material that can recover almost 80 percent of the initial cost, according to the National Association of Realtors®.

**Stone**

This nonrenewable resource can be beautiful on a home and durable, but mining it can impact the environment. If homeowners can use reclaimed or displaced stone, those are more sustainable options. Manufactured stone, which is cement and other materials molded to look like stone, is also aesthetically appealing and more eco-friendly.

Replacing siding is a significant undertaking. Homeowners can consider sustainability when selecting replacement siding materials.
111 Highland Ave., Flemingsburg, KY. This brick home has a full finished walkout basement. 3 BR on main floor w/ 1 full BA. Basement has bar in large TV room, full BA plus a large laundry room. Extra storage room in basement. Carport leads to nice brick patio. Kitchen is large w/ lots of cabinets. Lots of room in this house for a growing family!! Hardwood upstairs & carpet in basement. Extra room for a den or dining room off of kitchen. Call Georgianna @ 606-782-2086 and come take a look today!!

91 Ashley Street, Flemingsburg, Ky

This 4 BR, 2.5 BA home was bought to flip!! Our loss is your Gain!! It has all new heat & air, plumbing, tile floors, etc. The basement has been finished with a bedroom & utility room & bonus room!! The rest is left for you to finish as you want!!! What has been added to this home is a great improvement!! Now just finish it how you want!! Call Georgianna today at 606-782-2086!!

918 Charlestown Square, Maysville, KY. This beautiful home is just past Laurel Oaks Golf Course on Charleston Court. Master BR & Bath on 1st floor, w/ 2 BR & 1 BA upstairs. If you are downsizing or just starting housekeeping, it has everything you could want on one floor, then room for the guests upstairs! Cathedral ceiling opens the home up for entertaining. Backyard has a privacy fence. Perfect smaller home! Less responsibility, more time for life! This home is undated and very well kept! Great Investment! In a cul-de-sac & very private w/ some trees for shade. Fireplace w/ gas logs which will really help in the winter! Call Georgianna today # 606-782-2086!!

349 Hart Lane, Flemingsburg, KY. If you want a private cabin in the woods, this is for you!! Almost 30 acres: the owner has cleared some land & left rest in timber. Water, sewer & electric are all underground. Cabin is not completely finished but almost w/ kitchen & living room together. BA w/ washer/dryer hook up & 1 BR! Screened porch is perfect for watching the wildlife!!! Just finish it the way you want it! Connect with nature & come enjoy the wildlife. Call Georgianna @ 606-782-2086.

10026 Elizaville Road, Ewing. 2 BR home w/ a partially finished basement. Property enjoys a 4-bent barn w/ horse stalls. Acreage has a pond. Property is well landscaped, flowers and trees, ready to move into. Located at the edge of Cowan, KY. Call 606-763-6140.

4093 KY 596 Mays Lick, KY. If you are looking for a real nice log home, 3 BR, 2 1/2 Baths. Located on 5 acres. Well landscaped with trees and a 1 acre lake. Set back off of main Highway for your seclusion. For a unique piece of property, give us a call. Owner anxious to sell. Call 606-763-6140.
3203 ENERGY ROAD, EWING
If you are looking for a 181 acre cattle farm w/ an 8 room, 4 BR well-kept home, look no further. Central air and heat. Farm enjoys 3 barns, machinery shed, silo, excellent fence, city water in every field, plus springs, and 2 ponds. Call 606-763-6140.

608 BETHEL RIDGE RD, BETHEL, KY
If you are looking for a 3 BR, 1 BA, 2 story home, situated on 1.35 acres, this is for you. Home enjoys a tool shed and 1 car garage. Home is located in the village of Bethel, KY off RT 11 between Flemingsburg and Mt. Sterling. All home needs is some TLC. Priced to sell at $62,500. Call 606-763-6140.

4775 EAST FORK RD, OWINGSVILLE, KY
162 acre farm is located at 4775 East Fork Road just off of RT 11 in Bath Co. About 2.5 miles from Sherburne, KY. Road frontage on East Fork & Hendricks Road. With the road frontage, farm could be divided. City water in place. Improvements include 4 BR, 1 BA home. Includes 1-3 bent, 1-5 bent, and 1-6 bent barns. Priced at $3,200 an acre with new survey. Call 606-763-6140.

5613 US 68, MAY’S LICK, KY
Drastically Reduced!! 3 BR home, 2 BA, hardwood floors thruout, older heating & cooling unit, w/ modern kitchen & living room combined. Situated on a well landscaped lot, including a barn that was used for a furniture repair & storage. If you are looking for a home that needs very little maintenance w/ great location, call 606-763-6140.

7931 WEST HWY 36, SHARPSBURG, KY
59 acre farm located at 7931 Hwy 36, Bath Co., KY. 4BR, 3 full BA doublewide in excellent condition. CHAC + outside wood burning furnace. New fence on all interior fields. County water in each field. Set up for cattle operation w/ several cutting pens, 4-bent tobacco barn used for storage. If you are looking for a small farm, don’t miss this one. Call 606-763-6140.

134 FLORENCE LANE, EWING, KY.
2 homes! A stick built & a mobile home!! So if you have 2 families wanting to lives close together, this place will work for you!! Also 2 barns & detached garage! With 4.2 acres you have room for garden or Room to play. Perfect home if you like a fixer upper, or if you are handy!! 4 BR & walk in shower, good kitchen w/ lots of cabinets & laundry room. Priced right to sell fast!! Also has 2 BR mobile home for 2nd family, if needed! Great fixer upper for the handyman! Priced right!! Please call Georgianna today @ 606-782-2086.

00 LAKEVIEW ESTATE ROAD, EWING, KY
These are building lots in Lakeview Estates in Ewing, Ky. Number 1 is .979ac for $9,000; number 2 is 1.00ac for $11,000; number 7 over 1 ac for $11,000; number 17 is 2.05 ac for $12,500; and number 18 is 1.75ac for $12,500. These are great building lots w/ some restrictions. In Ewing, keep just off of state highway 165. Close to Ewing Elementary School! Within an hour of Lexington!! Call Georgianna @ 606-782-2086.
COMMERCIAL

3900 UPPER SHARPSBURG ROAD,
CARLISLE

70 acre farm for sale located off of RT 57, Nicholas County, KY. 5 Miles from Sharpsburg, 2 miles from Moorefield, and 7 miles from Carlisle, KY. This is a cattle farm with water supplied from 2 springs and county water. Farm has good grass, lots of new fence. Excellent building site off of RT 57. If you are looking for a small farm, give Bill a call at 606-407-4523. Priced at $3,000 per acre.

0 DOVER-MINERVA ROAD,
MAYSVILLE, KY

265 acre farm located in Mason and Bracken Counties. If you are looking for a good cattle and grain farm, this is for you. Recently surveyed. Call Bill @ 606-407-4523.

860 AA HWY,
MAYSVILLE, KY

Extraordinary opportunity to have an estate caliber home on 38 acres with historical characteristics within 1 mile of the intersection of the AA Highway and US 68. 4,400 square foot home, 14 rooms, 2.5 baths, 13 ft ceilings on the first floor. Tall baseboards, crown molding, ornate plaster work above the light fixtures, impressive curved staircase. 8 fireplaces. Solid, livable, and functional.

13-15 EAST SECOND STREET,
MAYSVILLE, KY

Centrally located office building with two currently rented tenant spaces. CH/CA, recently replaced roof. Great investment opportunity.

PRIME COMMERCIAL POTENTIAL,
1000 US 68 MAYSVILLE.

MAJOR PRICE REDUCTION - OWNERS VERY MOTIVATED. Property currently contains a 2 story colonial style residence & has a large vacant yard. Present zoning is residential. Subject is being sold contingent upon any future purchaser being able to obtain a zoning change to commercial uses. Seller will co-operate w/ any potential purchaser to obtain this change if necessary. Next to YMCA on US 68. VERY MOTIVATED SELLERS. SUBMIT OFFERS.

0000 AA HWY KENTON POINTE

This is vacant acreage on the south side of the AA Highway at the off ramp from the By Pass. The entrance is across from the access street to Vonderhars. There is water and sewer available. Owner would consider division of the property.

0 FLEMINGSBURG BYPASS,
FLEMINGSBURG, KY

COMMERCIAL LOTS FOR SALE !!! STARTING AT $150,000.00 PER ACRE!! High traffic volume!! Located at the intersection of Ky, Hwy. 11 and Flemingsburg Bypass. Utilities are being installed and street paving will follow. Contact Georgianna 606-782-2086 or Jerry 606-748-0128 for details.
People move for various reasons. Some have outgrown their existing homes and need something bigger, while others move to downsize.

Regardless of why people move, moving occurs more often than you might think. The U.S. Census Bureau says one in nine people relocated in 2015 to a new neighborhood, a new state or even across the country. Relocating, whether it’s around the corner or miles away, affects people’s lives in many ways. A smooth transition to a new place involves understanding the process and getting the support necessary to make the move a success.

Research potential destinations

Give ample thought to where you might live before uprooting yourself and your family if you have one. The career resource Change Recruitment suggests using the internet as much as possible to learn about the location. Sites like Niche can paint a picture of an area, providing information regarding its demographics, points of interest, schools, and much more. However, an in-person visit will be needed to get a true feel for the neighborhood.

Understand the costs

Apart from the fees associated with buying a home, relocating involves hiring movers, unpacking belongings, temporary storage rentals, charges to turn on/off utilities, repairs for the new home, and several other expenses.

If you’re moving because of a career opportunity, the company may contribute to some of the moving costs. Check with a human resources professional to determine if the company provides relocation compensation.

Get out and meet people

Use every opportunity to meet neighbors and people with shared interests. Attend community events and/or school functions. Some employers may have meet-and-greet events. Online services like Meetup list groups of like-minded people who may periodically meet up in your community. The sooner you make friends and acquaintances in your new town or city, the more likely you are to feel at home.

With some planning and a little assistance, relocating can go smoothly.
**Phillips Realty & Associates, LLC**
Kathy J. Phillips, Principal Broker

**www.phillipsrealtyky.com**
**www.usamls.net/buffalotrace**

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**6059 Metcalf Mill Rd., Maysville, Ky**

Beautiful Ranch Home on 13.9 +/- Acres, 4 Bedrooms, 2.5 BA, Large Kitchen w/ Custom Cabinets, Stove and Refrigerator (Gas Operated), Open Concept Kitchen/Living Room w/ Columns, Large Master Suite w/Custom Cabinets in Master BA, Tub and Separate Tiled Shower, Oversized Att. Garage and Laundry Room. Home is Amish Built - but wired for electric (electric has not been used). Property includes approx. 50 x 80 Metal Sided Shop, Concrete Floor and Office. Building also has a 2 BR, 1 BA Apartment w/ Wood Furnace (Bldg. not wired for Elec.) Horse Barn w/ Concrete FL and 3 horse stalls, Detached Garage w/ Concrete Floor and Tack Room. Many More Amenities. **Call Earlyne Moreland, 606-584-2517 for your Private Showing.**

**$525,000**

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**4453 Pleasant Ridge Road, Maysville, Ky**

36.89 Acres, Mason County, Ky A Very Unique Property! Log Home Bldt in 2016, Open LR with Pine Vaulted Ceiling, 10' Ceilings in Rest of Home, Master Retreat is Spacious w/ Walkout to Rear Deck, Master BA has Double Vanity and Walk in Tiled Shower, Nicely Equipped Kitchen w/ Granite Counters, Rear Deck to Enjoy the Wildlife, Shop Bldg. 2 Car Det. Garage, Road Frontage on 2 Roads, Creek, Pond, Cattle Handling Facilities. WILDLIFE IN ABUNDANCE.

**$385,000**

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**6216 Parker Lane, Mayslick, Ky**

Gorgeous Country Setting. 4 BR, 3.5 BA Home, Situated on 8.07 Acres, Home has Hardwoods Throughout, Remodeled Kitchen w/ Tiled Counters, Covered Wrap Around Porch, Huge Master Suite, Full Finished Walk Out Basement, 4 Car Garage, Covered Breeze Way, Fenced Paddocks w/Waterers, Horse Barn w/ Stalls, Wash Bay, Feed/Tack Rm, Large Workshop w/ Concrete Floor - Finished to Perfection!

**MLS 36486**
Kathy J. Phillips, 606-584-1309

**$389,000**

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**287 Carrie Lane, Maysville, Ky**

2 Story Home w/ Full Basement in Elmcroft Estates. GREAT Convenient Location - 4 Bedrooms, 2 Full Baths, Half Bath, Expansive Kitchen/Dining Area/Breakfast Bar and Open Living Room, Formal DR and Formal LR! Master Suite has Jetted Tub, Full Bath on Second Floor has 2 Vanities and Separate Shower Room for those Busy Mornings!, Basement has Finished Full Bath and Unfinished Rec. Room, 9’ Ceilings and Wainscoting Add Appeal to this Home!

**MLS 37212**

**$234,900**

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**6024 Wards Pike, Mayslick, Ky**

Fabulous Home on 7.26 Acres - 4 Bedrooms, 4 Full Baths, (1) 1/2 Bath, Open Expanded Kitchen w/Island and Breakfast Bar, Large Dining Area, Living Room w/ Cathedral Ceilings, Formal DR, Master on 1st Floor, 2nd Floor has Jack/Jill Bath and 2nd Master Suite, Full Finished Basement, Deck w/ Beautiful Peaceful Country Views, Screened in Porch, 24 x 98 Building w/ Concrete Floor and 12 x 96 Shed w/ Concrete. CALL FOR MORE DETAILS AND A VIEWING!

**Kathy J. Phillips, 606-584-1309**

**$359,900**

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**2325 Cottonwood Court, Maysville, Ky**

Ranch Home Located in Cedarwood Estates! 3 Bedrooms, 2 Full Baths, Open Living Room w/ Vaulted Ceiling, Equipped Eat In Kitchen, 2 Car Att. Garage, Rear Deck and Above Ground Pool.

**$143,000**

Kathy Phillips, 606-584-1309.
898 Juniper Court, Maysville, KY

3 Bedroom, 2 Bath Ranch Home on Expansive Corner lot in Cedarwood Estates, Equipped Kitchen w/Breakfast Bar & Dining Area - Abundance of Cabinetry, Large Living Room w/Crown Molding, 1 Car Attached Garage w/Storage Room, Rear Patio.

MLS 37276 - Kathy J. Phillips, 606-584-1309

$149,900

1301 Forest Avenue, Maysville, KY

Beautiful Tudor Style Home, Gleaming Hardwood Floors in LR, DR and 3 BRs, Cedar Lined Closet in Master BR, One Bedroom w/Dressing Room, Bedroom w/Passage Way to Additional Brm, CH/CA, Stained Glass Window & Etched Glass Panel over side Entrance Door, Partial Unfinished Bsmnt., Detached 2 Car Garage w/ Shop Area and Storage Building.

MLS 37276 - $144,000

Call Earlyne Moreland 606-584-2517

6011 KY 3170, Maysville, KY

Ranch Home w/ Full Finished Walk Out Basement, 2 Bedrooms, 2 Full Baths, Equipped Eat In Kitchen, Living Room and Family Room with See Thru Fireplace, Screened in Back Deck w/ Nice Country Views, Nice Large Lot, Blacktopped Driveway. Only

MLS 37276 - $99,500

Call Kathy Phillips, 606-584-1309

7018 Lake Ridge Drive, Maysville, KY

2004 Keenland TRIPLEWIDE! ON 1.29 ACRES, 3 Bedrooms, 2 Full Baths, Spacious LR w/ Fireplace, Master Retreat Room & Master Bath w/ Garden Tub and Walk In Shower, Double Vanity, Updated Kitchen w/ Appliances, Updated Floor Coverings, Metal Roof just installed, Covered Front Porch, Rear Deck, Landscaped, 2 Car Det. Garage! THIS IS A LOT OF HOME FOR THE $$$$$$ MLS 37080

$110,000

Call Earlyne Moreland, 606-584-2517

4 Bryant Circle, Maysville, KY

Nicely Maintained 4 Bedroom, 2 Full Bath Home, Equipped Kitchen, Large Master Suite w/Walk In Closet, Full Basement, Mostly Finished w/ Laundry Facilities and Outside Entrance, Rear Deck and Off Street Parking, Nice Curb Appeal, Newer Metal Roof, Shaded Front Yard, Nicely Landscaped.

MLS 37276 - $89,900

Call Kathy Phillips, 606-584-1309

5020 Main Street, Mayslick, KY

3 Bedroom, 1-1/2 BA Brick Ranch Home, Hardwoods, Large Living Room, Equipped Eat In Kitchen, Situated on 2 Lots, Nice Mature Trees, 2 Out Buildings, Rear Deck w/ Country Views, Convenient Location - just a few minutes to Maysville! MLS 37338

Price at $79,900

Vicki Smith, 606-584-8602

111 Main Street, Maysville, KY

2 Bedroom, 1 Bath Home, Full Unfinished Basement with Garage, Equipped Kitchen, Central Heat/Air, Off Street Parking. OWN FOR MUCH LESS THAN RENTING! Priced to Sell!!!

MLS 37273 - $62,500

Earlyne Moreland, 606-584-2517

1717 Ash Street, Maysville, KY

Valley View Subdivision - 3 Bedrooms, 1 Full Bath, Hardwood and Tile Flooring, Equipped Kitchen, Washer & Dryer Included, 1 Car Detached Garage, Off Street Parking, Storage Area and Detached Storage Building!

MLS 34294 - $55,000

Earlyne Moreland, 606-584-2517

5020 Main Street, Mayslick, KY

3 Bedroom, 1 Bath Home, Covered Front Porch, Rear Deck, 2 Storage Buildings, Nice Large Lot & Cellar. Many recent improvements.

MLS 37356 - $50,000

Kathy J Phillips, 606-584-1309
Phillips Realty & Associates, LLC
Kathy J. Phillips, Principal Broker
www.phillipsrealtyky.com  www.usamls.net/buffalotrace

16 SAMANTHA DRIVE, ROCK SPRINGS LANDING, FOSTER, KY
Beautiful ONE OF A KIND Ohio River Property, Enjoy Outdoor Activities and Camping or Build Your Dream Home! Water, Electric and Septic (Holding Tank), Space for 2 Campers, Shared Boat Ramp, 12 x 14 Amish Built Storage Building.

$54,900
Sara Fryman
606-782-7007
MLS 37292

118 GARRETT AVE., BROOKSVILLE, KY
2 Story Brick Building, Previously Catholic School and Most Recently Day Care Center, Full Basement w/ Kitchen Facilities, 2 sets of Bathrooms, 2nd Floor has 2 Big Open Rooms and Large Hall, Stamped Ceiling, Partially Fenced, Basement has Outside Entrance. Great Opportunity!

$29,000
Kathy Phillips,
606-584-1309

PARRY PLACE - TOBACCO ROAD
(1) Residential Building Lot.
1.054 Acres Lot #32. Country Living - Close to Maysville KU Electric- City Water Limestone Cable Plat & Recorded Restrictions Available @Listing Office

$28,000
EACH
Kathy Phillips,
606-584-1309

8007 KY 1234, MAYSVILLE, KY
GREAT BUILDING LOTS JUST OFF AA HIGHWAY IN EASTERN MASON CO. Approx. 1.54 Acres, Nice Country Views, Water, Gas & Electric Available, Soil Analysis has been Completed for Septic.

$24,000
Kathy Phillips, 606-584-1309

8157 STONELICK ROAD, MAYSVILLE, KY
7.559 ACRES! 24 x 28 Pole Building w/ 6’ Porch, Water, Electric and Septic, 1 Full Bath, (2) 1/2 Baths and (2) Showers in Building! Previously utilized as ATV Facility, 10x 12 Building on Property. Just off AA Highway!

$82,000
Kathy Phillips, 606-584-1309

3191 AA HIGHWAY, MAYSVILLE, KY
WONDERFUL LOCATION FOR YOUR NEW BUSINESS! HIGH TRAFFIC AND HIGHWAY VISIBILITY! This property has endless possibilities - Large Parking Area, Several Rooms for Offices (some interior walls can be removed), 3 Baths (Mens/Womens), Kitchen Facilities, 3 Entrances - Call for More Information.

$379,900
Kathy J. Phillips,
606-584-1309.

WOODLANE ACRES SUBDIVISION
Great Location!
(7) Remaining Lots
Start your new home here!
KU Electric-City Water-Limestone Cable Country Living-Close to Town

$17,900
EACH
Kathy Phillips, 606-584-1309

1860 CAMPBELL DR., ABERDEEN
Invite The Whole Family This Thanksgiving!! Well Planned Equipped Kitchen Open to Dining and Great Room w/ Gas Fireplace!! 3BedRms – Utility Rm Conveniently Located off Kitchen. Oversized Double Garage w/ Built In Cabinetry – Large Covered Bk Deck–Storage Bldg. Heat Pump Only 2 Yrs Old! Many Updates!! Situated on 2 lots!! Fenced Bk Yard.

$129,900
Call DONNA G. HATTON
606-584-1743 donnaghutton@maysvilleky.net

Kathy Phillips, Sales Associate
606-584-1309
www.usamls.net/buffalotrace

Donna Hatton, Principal Broker
606-584-1743
5133 Main St Mayslick
Gracious brick home situated in The heart of Mayslick. Private rear lawn, Home is manicured to perfection!! 4 BR 4 full baths, granite counter tops as equipped kitchen, 2 family rooms on main floor, fireplace, finished basement includes family room with wet bar, exercise room- playroom room. This home has an abundance of storage.
PRICE SLASHED TO $299,900.
Call Gayle Mullikin for a tour 606-563-6314

2327 Cedarwood
Generous 4 br, 2 baths, 1/2 bath, 3/4 bath. Great rooms fireplace, owners suite on main floor with lush bathrooms, Sunroom and large decking !!! Basement has entertainment/ rec room bathroom and an abundance of storage.
Asking $225,000. For Tour call Gayle Mullikin 606-563-6314.

28-39 East Second St.
Beautiful building in downtown Maysville. Many recent improvements including new roof and new electric on the ground floor. One storefront is currently rented on a two year lease and the other is being built out to accommodate a new tenant. Th building will likely be generating $2000/mth in income by closing. The 2nd and 3rd floors are wide open and ready to be finished.
Priced at $250,000
please contact Debi Beiland 606-584-1485 dbeiland@hotmail.com

Commercial Property
on Tucker Dr.
Property located next to Radio Shack. A total of 5 acres that can be divided. Minimum lot size is 1 acre. Price is $125,000 per acre. Utilities are available.

We have been in a selling frenzy, and are almost sold out!
Call us today to get your home on the market.
Limestone Properties

826 Hinton Drive
Beautiful home on a nice lot just off Jersey Ridge. Large addition and new roof built in 2004. Large deck and patio. 2 newer furnaces as well as a huge, fully finished basement. Home features 5 bedrooms, 3 baths and over 3000 sq. ft. of finished living space! The rear yard backs up to a horse farm. Peaceful living only 5 minutes from all local schools and shopping! Priced at only $174,900. Call Kelly Ashley at 606-584-2855.

US 62 Land
Prime location! Property located off of US 62 adjacent to The Meadows Subdivision. 75 +/- acres of land with loads of trees! The perfect spot for a new subdivision. The price on this property has recently been reduced $375,000. For more information, call Debi Beiland, 606-584-1485, debeiland@hotmail.com.

1129 Old Jersey Ridge Rd
This custom built home is a stunner. Great room with stone WBFP, large kitchen with island and eating bar. Formal LR DR combo with hardwood floors and gas fireplace. Master suite with jetted tub, walk in closet and gas fireplace. Full basement with bedroom and bath. All of this on 10.1 acres of privacy. This is an exclusive listing of Limestone Properties Inc. Owner/agent Debi Beiland 606-584-1485

861 Meadowcrest Circle
Lovely 3 BR, 2 BA brick and vinyl ranch in the Meadows. You will love the oversized great room featuring fireplace, built in shelving and cathedral ceiling. Nice kitchen with appliances and dining area opens to the great room. Bedrooms are all large. Newer HVAC system. 2 car attached garage and landscaped lot. Priced at only $179,900. Call Sharon @ 606-584-5181 for a tour of this beautiful home.

809 Woodland Drive
Owner wants offer! Nice ranch style home in one of Maysville’s most sought after locations. 3 bedrooms, 2 baths. Beautiful hardwood floors. Full basement. Sunroom. All this and more on a beautiful wooded, 1 acre+ lot. Enjoy all the privacy of a home in the country with the convenience of being in the city. Priced to move at only $155,000. Call Kelly Ashley at 606-584-2855.

2301 Glen Drive
Nice 4 BR, 3 BA home in Washington Glen. Home sits on over 1.6 acre lot and affords privacy, but you can walk to the park, ice cream shop, etc. Lovely kitchen with white cabinetry and appliances. Full partially finished basement that has been waterproofed. 2 car detached garage. Home warranty available. Priced at $152,900. Call Sharon at 606-584-5181.

815 S Shawnee Rd.
Very nice brick ranch home in a good subdivision. 3 bedrooms, 2 baths. CH/CA. All on one floor. Lovely patio and rear yard. Less than 5 minutes from all local schools and shopping. Priced at only $119,000, this one won’t be around long! Call Kelly Ashley at 606-584-2855.

We have been in a selling frenzy, and are almost sold out! Call us today to get your home on the market.

Limestone Properties
102 W. Second St. Maysville, KY  606-564-6846
Visit us on the web: www.limestoneproperties.com
Member Buffalo Trace Multiple Listing Service
www.usamls.net/buffalotrace
6009 Woodlane Acres
This home is polished to perfection! Amenities include granite counter tops, stainless steel appliances, 3 brs, 3 full baths, hardwoods tile. Asking $205,000. Call Gayle Mullikin for a tour 606-563-6314.

6008 Hwy 3170
2 Br, 2 bath home, storage room, 2 car garage, sellers are motivated to sell!! $75,000. For your tour please call Gayle Mullikin at 606-563-6314. Motivated Seller!

434 East Second St. Maysville
Stately 3 BR, 2 BA brick home on corner lot. Features include large rooms, beautiful hardwoods, kitchen with appliances. Large living room features fireplace with gas logs. Full unfinished basement. Fenced in back yard and 2 car brick detached garage. Nice side and back porches and additional finished back porch. Priced at $75,000. Call Sharon at 606-584-5181 for a tour.

We have been in a selling frenzy, and are almost sold out! Call us today to get your home on the market.

342 Lake View Dr., Ewing KY
Beautiful home situated on acre + 3 brs 2 baths, family room and den 2 car garage $189,900. Call Gayle Mullikin @ 606-563-6314.

2309 Old Main Street
The adorable log cabin might just be exactly what you are looking for! Two bedrooms, 2 baths and a large loft area. This cabin built in 1994, boasts, large covered front porch, back deck, new heating system, a roof and guttering that are approximately 6 years old and beautiful views! Asking $104,900. Please contact Debi Belland for a tour 606-584-1465 dbelland@hotmail.com

Sale Pending
342 Lake View Dr., Ewing KY
Beautiful home situated on acre + 3 brs 2 baths, family room and den 2 car garage $189,900. Call Gayle Mullikin @ 606-563-6314.

Sale Pending
2309 Old Main Street
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Sale Pending
24 Sara Lane, Tollesboro
Beautiful townhome polished to perfection stainless steel appliances custom built island with a granite counter top, open floor plan, vaulted ceilings; Peter stove with custom built mantle; average electric Bill is $70. Month, No association fees, although new owner can $55. Monthly at present time to have lawn mowed. Vinyl fence around lawn. NO Restrictions. Gorgeous view of the mountains $129,900. Please call Gayle Mullikin @ 606-563-6314.

Price Reduced
28 Bryant Circle
Charming 3 bedroom all electric home in Deerfield Village. Very well cared for home with many updates including replacement windows, newer heating and air, newer dishwasher and flooring in the kitchen, dining and bath. Hot wtr heater 12/2018. Updated full bath with walk in shower, Fenced back yard and handicapped ramp to the front door. 2nd w/d hookup in basement. $69,900 Please contact Debi Belland 606-584-1485 dbelland@hotmail.com

Price Reduced
1652 Chrissie Lane (Simon Kenton)
Spacious Brick ranch, 1 car garage, great yard, features 4 brs, 2 baths, sunroom, living room - fireplace. Asking $129,000 For private tour please call Gayle Mullikin at 606-563-6314.
2109 Main St
This building was home to The Strawberry Patch for many years. The building sells with all of the inventory that is currently in the building. Two stories plus a basement of rustic American charm. Rustic wood floors amazing front porch and central heat and air. Off Street parking in front of the building. Two 1/2 baths. Asking $82,000 Please contact Debi Beiland dbeiland@hotmail.com 606-584-1485.

701 Martin Luther King Blvd
Established fireworks store. Everything currently on the property goes with including the building, over $6,000 worth of inventory, storage trailer and motor home. The building was completely redone in 2015 including roof, doors, windows, drywall, bathroom, flooring and security system. Please contact Debi Beiland dbeiland@hotmail.com 606-584-1485.

725 Hall Alley, Maysville
Right across from January Park, this charming little home would be perfect for a couple or a single person. Featuring 1 bedroom, living room, kitchen/dining room, 1 bath and laundry room. Central heat and air and a newer water heater. Being sold almost fully furnished! Just walk in and you’re ready to set up housekeeping! Priced at only $36,000! Call Kelly Ashley at 606-584-2855.

Building Lots In Tara Subdivision
Lots to build on located in Tara Subdivision right off of Jersey Ridge Rd. Single family and multi family lots. Gas and electric available. Underground utilities. Prices start at $15,000. Please contact Debi Beiland, 606-584-1485. dbeiland@hotmail.com

871 Fleming Road Maysville, KY
8.5 acres, rollled, partially wooded. Listed for $32,000 and is #35461

Contact
Debi Beiland at dbeiland@hotmail.com 606-564-6846x11

2531 Magnolia Court
This 3 bedroom 3 bath home has lots of upgrades! Enter into a spacious living area w/vaulted ceiling and hardwood floors that flow right to the huge kitchen with a stunning backsplash and granite counter tops. Around the corner is the master suite. Upstairs are 2 large bedrooms, a full bath and bonus attic space. The finished basement offers a den, huge laundry room and gorgeous bar! $203,000. Please contact Debi Beiland for a tour 606-584-1485 dbeiland@hotmail.com

OCTOBER
Agent of the MONTH
Kelly Ashley, Sales Associate
606-584-2855
Townhouse living is experiencing a resurgence, and many people may be surprised to find how this lifestyle choice fits with their home ownership goals.

Townhouses are a great way to get the benefits of single-family living without all of the responsibility of having a detached property — typically at a more affordable price. Realtor.com® indicates that the median prices for townhomes and row homes in the United States in September 2016 was $198,000.

Townhomes are now the fastest-growing segment of the single-family housing construction market, according to the National Association of Home Builders, a trade group based in Washington, D.C. According to the most recent data available, townhouse construction was up 17.8 percent between 2014 and 2015.

Although various styles of homes and apartments have their pros and cons, townhouse communities have much to offer and can be the way to go for busy professionals or people who live active lifestyles. Here is a look at some of the benefits of living in a townhome.

**Ownership**

Unlike an apartment, townhome residents own their homes and the land they’re built on, according to the lifestyle resource The Nest.

**Spacious square footage**

Townhouse builders are masters at maximizing interior space through innovative design. Depending on where you live, a simple search on Trulia or Zillow can yield many townhomes that boast anywhere from 1,500- to 3,000-square-foot townhomes with three or more bedrooms.

**Maintenance**

Townhouse communities often collect a maintenance or homeowner’s association fee each month that covers upkeep of the grounds. Depending on the area, this fee may cover the cost of leaf and snow removal, landscaping and pool maintenance. That gives homeowners more time to relax on weekends.

**Amenities**

Many townhouse communities are now designed with lifestyle in mind. Modern townhouses may have tennis courts, resort-style swimming pools, fitness centers, walking trails, and children’s playgrounds right on the premises. In addition to the parks and fitness areas, many of these communities have common areas and green spaces that enable residents to meet and socialize. This affords townhome residents ample opportunities to socialize.

**Proximity to town**

Whether they’re in the city or suburbs, townhouse communities tend to be built in booming areas that are close to trendy towns, shopping, metro hubs, and good schools.

Townhomes boast many advantages and should be given ample consideration by prospective home buyers.
191.5 Acre cattle farm with a good home and great views. This beautiful farm features a grey wire fence throughout, a tobacco barn, stack pad, and hay barn. The home has geothermal heat and air, 3 bedrooms, 2 baths and a beautiful kitchen. Deer and turkey are seen daily from the kitchen window.

This property is REDUCED to $469,000. For more information, contact T.J. Burton @ 606-782-2150.

WOW!! Check out the NEW PRICE!!! This beautiful 3 bedroom, 1 bath home has been remodeled from top to bottom. The new kitchen features plenty of cabinet space, a gorgeous island, and a bar. The wrap around porch, newer metal roof, and partial basement make this the house to buy. Come and enjoy country living and great neighbors in the Berlin community.

NEW PRICE $99,000. Contact T.J. Burton at 606-782-2150.

Nicely updated home just outside of Maysville. This home has 2 bedrooms, 1 bath and a full basement. It features electric heat and has a detached 3 car garage. NEW PRICE!! $115,000. For more information on this home, contact T.J. Burton @ 606-782-2150.

This property has been leased in the past for $8,400/year for crops and hunting. The Victorian Cape Cod home is fully furnished and can be purchased turn-key. The owners have always seen daily from the kitchen window.

This property has a great mixture of cropland, tobacco barn, stack pad, and great views. This beautiful farm is fully furnished and can be purchased turn-key. The owners have always seen daily from the kitchen window.

NEW PRICE $115,000. For more information, contact T.J. Burton @ 606-782-2150.

One of the best farms in Mason County with a great home and shop. 24.9 Acres, brick ranch home, 2 car attached garage, 2 car detached garage/shop, move in ready. Bring your cattle or horses. This farm is beautiful. Price REDUCED to $389,000. For more information, contact T.J. Burton @ 606-782-2150.

Welcome to paradise! Nice newer 4 bedroom, 3 bathroom with attached garage, detached garage, full basement, geothermal heat & air all sitting on 5+ beautiful acres on a quiet street in Mt. Olivet. For more information, contact T.J. Burton @ 606-782-2150. Property is priced @ $275,000

For more information call TJ Burton @ 606-782-2150.

Nice Commercial garage with living quarters on 2 acres. The metal building is 57’ x 96’ with 2 bed and 2 bath living quarters. Priced below cost to build. This property has been reduced to $80,000. For more information, contact T.J. Burton @ 606-782-2150.
Redesigning a room can involve several steps, from choosing a paint palette to taking down walls to buying new furniture. When it comes time to put the space back together, finding an appealing furniture arrangement or layout renovation that maximizes space efficiently can be challenging if it requires moving heavy pieces of furniture around. To make such tasks easier, homeowners can rely on a bevy of room-designing apps that enable one to manipulate a room in the digital realm.

Some people have great spatial reasoning and can work out designs in their head or by plotting items on graph paper. But many homeowners may need a little extra help. By figuring out a floor plan, anyone can start laying out their furniture and other design elements.

Room planners come in various forms, from free downloads available through popular furniture companies to pay-for-use, third-party software. The following are some the more popular room planners homeowners can utilize.

Amikasa
This app enables users to create room layouts using furniture and more from real brands. It features a walk-through mode so you can take a virtual tour afterwards.

Autodesk Homestyler
Brought to you by the company that produces professional design programs for architects and designers, like AutoCAD, Autodesk and Revit, this user-friendly technology allows you to create 3D renderings and move around furniture, decorative items, appliances, and other elements right in the app.

Floor Plan Creator
Start with the basics by plotting out precise and accurate floor plans. This app enables you to create multiple floor rooms in 3D and get automatic figures for perimeters, walls and more.

Ikea Home Planner Tools
The free, easy-to-use home planner tool from the popular furniture giant enables you to see how items from the store can look in your space — before you bring it home. The Kitchen Planner from the company also makes it simple to enter Ikea components and see how much the proposed kitchen design may cost.

Magic Plan
This is another popular feature-filled app for planning designs. The technology even allows you to take a picture of your existing room and create floor plans.

Planner 5D
This is an extensive room-design tool that helps you design rooms down to the smallest architectural details. It also can be taken outdoors for landscaping and pools, utilizing 3D graphics.

Room Scan Pro
This app draws floor plans simply by having you hold the phone up to a wall. The software will then scan the circumference and plot out the requisite measurements.

These are just a few of the room planners that can make it easier to see what a finished design product may one day look like.
**Available. Call Meredith Story 606-748-7201**

150+ Front. Five plus acre tract that fronts on Highway. Cleared, partially wooded, high and dry. $26,900

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This beautiful home features a very large glamorous master bath room, 24 foot cedar closet, master bedroom, office, family room, dining room, and living room on the main floor. Three more bedrooms and a full bath are upstairs. There is a sunroom, lots of patio space, and an in-ground pool with pool house and bath for relaxing or entertaining family and friends. There is a two car garage and the acre plus grounds, with mature trees and great landscaping is the perfect setting for this stately home.

---

299 Stockwell Ave
Flemingsburg, KY $299,900

This lovely colonial home is located within walking distance of schools, downtown shops, restaurants, parks, and walking trails, yet surprisingly very private to be located in the heart of town. This beautiful home features a very large glamorous master bath room, 24 foot cedar closet, master bedroom, kitchen, family room, dining room, and living room on the main floor. Three more bedrooms and a full bath are upstairs. There is a sunroom, lots of patio space, and an in-ground pool with pool house and bath for relaxing or entertaining family and friends. There is a two car garage and the acre plus grounds, with mature trees and great landscaping is the perfect setting for this stately home.

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51 RINGOS MILLS HILLSBORO, KY $74,000

Nicely landscaped 4+ bed 2 bath home with full basement and attached 2 car garage. The 3 large bedrooms upstairs and the master bedroom downstairs have closet space galore. The kitchen is equipped with all the modern amenities and is connected to the family room and dining area. The location is a few miles outside the city limits, yet close enough to everything you need.

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100 MELODY LN WALLINGFORD, KY $128,900

3 bed 2 bath. This is a very nice home in rural area that sits back off of Routt Road call Billy W. Story 606-776-0259 for a showing. Nice property lots of trees and is private directions are 32 east to Routt Road across from goddard bridge property approx. 1 mile on left melody lane

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3843 East KY 8 VANCEBURG, KY $79,000

Talk about move in ready! This home comes with all you need to move in as seen in pictures (except lawn mower). All you need to do is add your own “ touch” to update as you please. Home has original hardwood floors in all rooms except kitchen and bath. Full partially finished basement with heat/air. New metal roof, newer HVAC and water heater. Big ticket items no worries.

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218 Mount Sterling Avenue
Flemingsburg, KY $149,000

3 bed room, one bath, Beautiful home with many upgrades, including new appliances. Great landscaping, excellent location.

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41123 US 62, Mays Lick, KY $340,000

This is working dairy farm present owner milked about 30 cows until just recently has silo two barns and dairy equipment still in place. Outside wood furnace. This could be a walk in opportunity for the right person good location close to everything call Billy W. Story 606-776-0259.

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1369 Falls of Rough Rd., Flemingsburg, KY $289,000

21 unit motel with apartment, ongoing business. Motel is close to Rough River State Park. Great opportunity for the right person good location close to state park. Call Billy W. Story 606-776-0259.

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215 East Main St Flemingsburg, KY $54,900

Two bedroom, one bath nice house move in condition close to everything call Billy W. Story 606-776-0259 make a nice starter home or someone wanting to downsize.

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3090 Poplar Plains Road
Flemingsburg, KY $81,000

Great corner location!! The home was built for a store business in 2005. Converted to a spacious open concept home. The 20’ by 42’ barn, built in 2010, has an 14’ by 42’ shed and includes a 12’ by 20’ work area. Nice 12’ by 16’ storage building with vinyl siding and metal roof also.

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6488 Helena Road
Mays Lick, KY 421055 $13,500

Older home on a large one and one third level lot. Home is in poor condition and needs repairs.

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7090 Mt. Carmel Road, Maysville, KY $389,900

This beautiful home has an open floor plan with the master bedroom suite on the main floor. Two large bedrooms and one full bath are on the second level. The spacious kitchen has all stainless steel appliances, lots of cabinets, and tile floor. The 54’ – acre farm provides the perfect setting for this gorgeous home with fantastic views all around. The barn has a hayloft, cross fence, two ponds with one spring fed. The livestock barn with attached tack room, was built in 2012 and designed to safety and efficiently handle cattle. The large workshop, built in 2013, with open shop on the side is insulated, heated, has concrete floor and two post automotive lift. You will see whitetail deer and wild turkey at the wooded areas on the back of the farm.

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1113 Harn Road
Flemingsburg, KY 41041 $84,500

Nice brick home on a large lot, close to Flemingsburg, with picturesque views. There is a small barn with fenced in area and a new wood frame with metal storage shed. All appliances and washer/dryer stay with the home. Call Meredith at 606 748 7201 to schedule your viewing. Diamond Realty as Selling agent.

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14320 Cranston Road
Morehead, KY 40351 $29,900

Tract 3 is a nine acre surveyed tract of land. Enjoy the fabulous views of wildlife and the valley from the front porch of your new home or cabin. This area is very peaceful and quiet. Entrance to the land has been installed.

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14320 Cranston Road
Morehead, KY 40351 $21,000

This surveyed nine acre tract of land, Tract 1, offers a beautiful setting for a new home. There are woods in the back and a lovely view of the valley from the front. Lot entrance from Ky. 77 has been installed. Owner financing available to qualified buyers. 180 monthly payments of $228.30 with $4500 down payment.
Small vacant lot located near downtown Maysville close to detention center and other rental areas.

0 BIG RUN ROAD, WALLINGFORD, KY
$149,000
Remote, isolated, secluded are words that describe this 117 acre hunters paradise. Great whitetail deer and wild turkey habitat. Located at the end of Suit Lane off of Big Run Road in Fleming County, Kentucky. Contact Meredith Story by phone or text at 606-748-0048 for your personal showing.

971 PLANCK ROAD FLEMINGSBURG, KY 41041
$299,900
157 acre farm, located a little over three miles from KY 11, Tilton, KY at 971 Planck Road. Farm is used for cattle. Has total perimeter fence, lot of new fence, and cross fenced. The creek provides water for the cattle. It is fed by several springs, accessible from all fields, runs year round and never runs dry or freezes over. There is one barn and a pond. Turkey and deer are around the woods.

2220 OLIVE BRANCH ROAD - FLEMINGSBURG, KY
$299,900
154 acre farm offers the most fabulous sites for a new home. Farm is presently used by hay and recreation. There are two 30 by 70 hoop barns. One new in 2017 and the other in 2018. There is also a six barn barn. Around 50 acres in hay. Land has been used for row crops in the past. White tail deer and turkey are abundant.

211 ST. ANTHONY DRIVE FLEMINGSBURG, KY
$479,900
Luxurious 3 story home on 3.18 acre lot joining the Fleming County Golf Course. This beautiful home has five bedrooms, 4 full baths and 2 half baths. The main floor features 10 foot ceilings, a new kitchen, dining area, family room with fireplace, fabulous entry foyer, formal dining and living rooms, study room, master bedroom and bath, another bedroom and bath/launder room, and a half bath. Top floor has 3 bedrooms, custom cherry wood office, study room, full bathroom and lots of storage. The walkout basement has a full kitchen, bedroom, full bath, hug recreation room and lg. storage/exercise room. Home elevator goes to all 3 floors. There is a 3 car attached garage and a 5 car breezeway attached garage with lg. recreation room, fireplace, and half bath. 46 more acres available. Contact Meredith Story 606-748-7201.

3775 MT CARMELO RD FLEMINGSBURG, KY 41041
$365,000
well located cattle farm close to Flemingsburg county water in ever field small pond could be converted to a hay and cattle farm but present use is cattle feeders call Billy Story 6067760259.

00 STARLIGHT BLVD MAYSVILLE, KY
$18,500

14320 CRANSTON ROAD MOREHEAD, KY 40351
$21,000
Tract number 2 is a surveyed 9 acre tract, offering beautiful sites for that new home or cabin. The land is partially cleared and has a lot of woods in the back. Deer and turkey are abundant in the area. Driveway entrance has been installed.

ACREAGE/FARM

509 FRONT STREET VANCEBURG, KY 41179
$99,900
This currently vacant has been newly painted move in ready view of Ohio River property actually joins river beautiful landscaping small town atmosphere close to banks , doctors, and stores close access to AA highway walking distance to grocery and other downtown business and when your home you have constant view of the river from both main level and upstairs. Call Billy Story 606-776-0259.

000 TWIN HILLS ROAD HILLSBORO, KY 41049
$325,000
195 acre +/- farm with approximately 75 acres pasture. Farm has been used for cattle and soybeans. A pond and a stream provide water. Plenty of woods, some marketable timber, offers a hunters paradise! For further views, isolated, great home or cabin sites, be sure and check this one out.

4097 HILLTOP ROAD EWING, KY 41039
$189,000
Good pasture/cattle farm, with approx. 35 acres tillable. Some land is in soybeans. Perimeter and cross fenced. County water and electric on the farm.

0 MOREHEAD RD., FLEMINGSBURG, KY
$7,300
One acre lot on Route 32, close to Boling Auction site. Property has recent survey and is marked. Please contact Meredith Story at 606-748-7201 or storyrealty@windstream.net for information or viewing.
00 ORCHARD ROAD HILLSBORO, KY
$197,500
79 acre farm fenced for cattle. Has a pond and flowing creek for water and a four bent barn. Some marketable timber. The farm offers a nice wooded area for the hunting enthusiast. Great road frontage on Orchard Road.

4793 MAYSVILLE ROAD FLEMINGSBURG, KY $550,000
This farm one of the better laying farm in the area just about all tillable has a 32X400 barn currently used as a Tobacco stripping barn part of building heated and air-conditioned. Property fronts on highway 11 3 miles from Flemingsburg, good location highly desirable piece of property. Call Billy Story 606-776-0259

2335 SUNSET ROAD HILLSBORO, KY 41049
$155,000
Great cattle farm. Perimeter and cross fencing. Has a small pond. New 30 by 60 building for hay. Property has a county water meter, but water line has not been installed. Some woods for hunting.

00 BYPASS BLVD. FLEMINGSBURG, KY 41041
$69,900
High traffic area, one of the most desirable locations on the Flemingsburg Bypass.
OWNER FINANCE: NoOWNER/ MANAGER: OIFIRM/ REALTOR OWNED: NoCO-OP FEE: 2.5%

00 STARLIGHT BLVD MAYSVILLE, KY 41056
$18,500
Lot#7 Horizon Estates. 4 miles north of us 68 on clarks run rd. Call Billy W. Story 606-776-0259

0 ORCHARD ROAD HILLSBORO, KY
$289,000
90 + acre farm, very fertile soil, with approximately 70 acres tillable. Farm has had cattle on it in the past, but presently used for soybeans and corn crops. There is a four bent barn and a large work shop. The house is about 1500 square feet with two bedrooms and one bath. New roof, windows, and insulation have been installed recently.

7838 HIGHWAY 11 MAYS LICK, KY 41055
$399,000
This is a good productive farm located halfway between Maysville and Flemingsburg on highway 11 has older mobile home on it 7 bent tobacco barn acreage in all usable lays really good hay on about 30 acres but could turn some of pasture into more hay ground if needed need to look at this one no sigh by the road but contact Billy W. Story 6067760259 to view

2429 SMITH PIKE FLEMINGSBURG, KY 41041
$279,900
This is a good cattle farm. Perimeter and cross fenced. Three barns and a 30 by 50 shop, built in 2008.

00 KY. 111 FLEMINGSBURG, KY $650,000
205 + acre cattle farm, lays level, good fencing, three ponds, barn with cattle working facilities, road frontage on Ky. 111, Mt. Hope Road, and Parker Road. Will divide in to two tracts.

0 ELIZAVILLE RD., EWING, KY
$394,900
This property located on corner of Flemingsburg bypass and elizaville road adjacent to shell station currently used for farming purposes but could be developed in a variety of ways has access off of bypass and a state highway. could be sold in tracts or as a whole excellent location at one of the busiest intersections in Flemingsburg potential is there, end less possibilities. Call Billy Story 606-776-0259

5000 MAPLE LEAF RD. MAYSVILLE, KY $575,000
Nice small farm located in Maysville, farm has old historic home. House would need a lot of restoration. Has several outbuildings, including large barn that is currently being used as a wedding barn and other functions. The potential is unlimited. The location of this property is the key. Located adjoining Lowes and good acess to maple leaf road and Double A. Call Billy Story 606-776-0259

0 INDIAN CREEK ROAD WALLINGFORD, KY 41093
$159,900
90 acres. This property is an older homestead that could be fixed up as a residence or hunting cabin idea hunting retreat with timber, barn and crop land for food plots hunters need to take notice on this one call Billy W. Story 606-776-0259.

00 MAPLE LEAF RD. WALLINGFORD, KY 41041
$175,000
Commercial property, less than 1 acre

684 HIGHWAY 11, MAYS LICK
$456,000
This remarkable farm is excellent for crop or cattle farming. Close to Maysville and access on Highway 11! Large lake for fishing! Call Billy W. Story for more information 606-776-0259.

00 MAPLE LEAF RD. WALLINGFORD, KY 41041
$41,000
Under contract less than 1 acre

6308 US 60 WEST MOREHEAD, KY 40351
$289,000
This fine brick home, situated on eleven acres, would be a great place to live and enjoy life. The home has five bedrooms, three full baths, and a two car attached garage. There is a beautiful recreational pond and a large building suitable for work shop, rec/workout room, or other uses, and lots of storage. Call Meredith at 606-748-7201 for your personal viewing!

5205 MUSES MILLS RD, WALLINGFORD, KY $209,000
This would be a great place for that new home or cabin. Fantastic views, lots of wildlife, small stream, very peaceful and quiet. This is lot number 3 and is approximately ten and a half acres.

5207 MUSES MILL RD., WALLINGFORD, KY 41093
$25,000
Nice little spot for a few calves or horses. Call Billy Story 606-776-0259
750 FAIRLANE DR
VANCEBURG, KY 41179
$149,500
Built in 1994; 40x 80 frame building, 2x8 walls, well insulated, very nice condition, newer metal roof, new heat and air system, successful grocery business operation for over 20 years, presently being used as car lot, but grocery and deli ready for business in this great location.

181 WINDSOR DRIVE
FLEMINGSBURG, KY 41041
$75,000

00 LEDAN STREET
FLEMINGSBURG, KY
$5,000
Beautiful building lot in a desired subdivision. 100' by 200' lot. Close to town, but in the country. Call Billy Story 606-776-0259

911 FLEMING ROAD MAYSVILLE, KY 41056
$49,000
Central Electric Air Conditioning, Electric heating, concrete flooring, fluorescent lighting. Call Billy W. Story @ 606-776-0259

0000 BYPASS,
FLEMINGSBURG, KY
$29,000
One acre plus, commercial lot, located on the Flemingsburg Bypass, next to Bypass Bait and Tackle.

0000 INDIAN CREEK ROAD
WALLINGFORD, KY 41093
$19,999
This valley is a beautiful place. Come build your home or cabin and enjoy the scenery and wildlife. County water and electric available. County maintained road. Additional acreage available.

181 WINDSOR DRIVE
FLEMINGSBURG, KY 41041
$75,000

107 MEYER MILL ROAD
EWING, KY 41039
$149,900
Nice three or four bedroom home. The home is very clean, well maintained and on a large lot. Nicely landscaped with a newer above ground pool and a storage building. Call Meredith today at 606 748 7201 to schedule your private viewing!

1630 BEECHTREE
FLEMINGSBURG, KY 41041
$229,900
Beautiful property conveniently located just outside of Flemingsburg. This lovely 2 story house sits on 4 acres. This house has everything you are looking for, including a private back yard with amazing views and plenty of room for fun times with family or friends and enough space for children to play. Call Barry at 606-748-0048 or Meredith at 606-748-7201 to make this house your home.

0000 BYPASS,
FLEMINGSBURG, KY
$29,000
One acre plus, commercial lot, located on the Flemingsburg Bypass, next to Bypass Bait and Tackle.

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9142 MOREHEAD ROAD
FLEMINGSBURG, KY
$199,000
Rare opportunity to own a really nice 6000 sq. foot commercial building on an acre lot, conveniently located just outside of Flemingsburg, Ky. on route 32, Morehead Road. The building and grounds are currently home to Legacy Horsepower Auto Sales LLC, a specialty auto dealer. The potential and uses of this building are endless. The building was built with red steel beams and has room for living

0000 INDIAN CREEK ROAD
WALLINGFORD, KY 41093
$19,999
This valley is a beautiful place. Come build your home or cabin and enjoy the scenery and wildlife. County water and electric available. County maintained road. Additional acreage available.

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0000 INDIAN CREEK ROAD
WALLINGFORD, KY 41093
$19,999
This valley is a beautiful place. Come build your home or cabin and enjoy the scenery and wildlife. County water and electric available. County maintained road. Additional acreage available.
Nice building lot.

Located in the beautiful rolling hills of Eastern Ky is this well managed working cattle farm with a very nice home and many improvements. The home is Amish built with approx. 3466 sq ft of living space. Throughout the home are hardwood floors, built-in cabinets, and large dining and living rooms. There are six bedrooms in the home, with room for additional bedrooms in the basement.

3378 west Ky. 10 Tollesboro, KY

$60,000

Well maintained building. New heat pumps installed last year. Rest rooms remodeled with all new fixtures, handicap accessible. Nice level blacktop parking lot with 48 parking spaces. Building and grounds would be excellent for a church or other public or private use.

34 Commonwealth Rd
Vancouv, KY 41179

$325,000

Prime commercial property on AA highway, approximately 9 acres. 225 ft road frontage. 3 buildings on property, high traffic area with many residents within small radius of property. Seller currently utilizes property as successful garage, any potential commercial investor could develop property for a variety of but not limited to convenience type stores, fast food franchises, etc.

34 COMMONWEALTH RD
VANCEBURG, KY 41179

$325,000

Prime commercial property on AA highway, approximately 9 acres. 225 ft road frontage. 3 buildings on property, high traffic area with many residents within small radius of property. Seller currently utilizes property as successful garage, any potential commercial investor could develop property for a variety of but not limited to convenience type stores, fast food franchises, etc.

336 POLECAT PIKE MAYSVILLE, KY 41056

$465,000

Located in the beautiful rolling hills of Eastern Ky is this well managed working cattle farm with a very nice home and many improvements. The home is Amish built with approx. 3466 sq ft of living space. Throughout the home are hardwood floors, built-in cabinets, and large dining and living rooms. There are six bedrooms in the home, with room for additional bedrooms in the basement.

903 Fleming Road
Maysville, KY 41056

$189,000

Commercial building could be used for several things property also includes 4 other commercial buildings. Call Billy W. Story @ 606-776-0259

225 East water Street
Flemingsburg, KY 41041

$22,000

This older home has been used as a two apartment rental for several years. The home is in need of repairs and some tlc.

00 Frazier St,
Flemingsburg, KY

$1,080,000

Well maintained building. New heat pumps installed last year. Rest rooms remodeled with all new fixtures, handicap accessible. Nice level blacktop parking lot with 48 parking spaces. Building and grounds would be excellent for a church or other public or private use.

000 Highway 801 North,
Morehead, KY

$2,416,500

Great potential. Development property. 135+ acres located just off of I-64 next to the MMRC Regional business/industrial park. Three miles to Morehead and four miles to Cave Run Lake.

7012 Taylor Mill Road Maysville, KY

$119,900

Great business location! 24 foot by 72 foot building, approximately 1728 sq. ft., with full basement and poured walls. Location is about 1000 feet off of Route 9, AA highway, adjacent to Farm Credit Service building.

000 Craycraft Road
Tollesboro, KY

$149,900

Good hunting farm Has a Barn,creek greenhouse co water well. Prime location, priced to sell. Will Divide.

00 Keyhole madden fork
Garrison, KY 41179

$67,500

From double AA at garrison take 1133 9 miles turn right on madden fork property bout 1/2 mile on right real estate sign at end of road property borders road and goes back to marking at end of property call Billy W. Story for info 606-776-0259 property actually in gromup co

00 Populr plains road
Flemingsburg, KY

$37,500

This property fronts on backtop road (highway 130) nice building site with a view available owner financing tract #11 $3750.00 down $250.00 per month. Call Billy Story 606-776-0259

00 Starlight Blvd
Maysville, KY 41056

$18,500

Lot #8 Horizon Estates. 4 miles out clarks run. Call Billy W. Story 606-776-0259

00 Populr plains road
Flemingsburg, KY

$49,000

Concrete floor type, Parking Partially accessible. Nice level blacktop parking lot with 48 parking spaces.

225 Ft road
Maysville, KY 41056

$49,900

Nice building lot.

1103 Fleming Road
Maysville, KY 41056

$49,000

Concrete floor type, Parking Partially accessible. Nice level blacktop parking lot with 48 parking spaces. Call Billy W. Story 606-776-0259

00 Frazier St,
Flemingsburg, KY

$75,000

Free standing commercial building on the corner of St. Anthony Drive and Hwy 115. Lot of 24,000 sq ft. with 3000 sq ft building. Building could be used as a variety of business type.

000 Popular plains road
Maysville, KY 41056

$49,000

Concrete floor type, Parking Partially accessible. Nice level blacktop parking lot with 48 parking spaces. Call Billy W. Story 606-776-0259

00 Starlight Blvd
Maysville, KY 41056

$18,500

Lot #8 Horizon Estates. 4 miles out Clarks Run Road on Left. Call Billy Story 606-776-0259.

006 Hwy 801 S
Maysville, KY 41056

$18,500

Lot #8 Horizon Estates. 4 miles out Clarks Run Road on Left. Call Billy Story 606-776-0259.

000 Craycraft Road
Tollesboro, KY

$149,900

Good hunting farm Has a Barn,creek greenhouse co water good site for a house or homestead. 50 Acres. Call Billy Story 606-776-0259.
Suggestions when shopping for fencing

Fences can improve functionality of a yard and provide extra security and privacy. Some fences are decorative while others are functional. Families with children and/or companion animals also may find fencing is a necessity to keep everyone safe and corralled.

With a vast array of fencing materials available, homeowners may find it challenging to decide which material is right for their properties. The following breakdown can help homeowners learn more about fencing and potentially point them in the right direction regarding which material to choose for their properties.

Budget

Budget is one of the first considerations many homeowners have when installing fencing. Pricing will affect whether one can afford a chain link fence (one of the most budget-friendly options), wrought iron or ornate wood (more expensive). Pricing out several different types of fences will give homeowners an idea of which material fits into their budgets.

Purpose

Homeowners install fencing for various reasons. If a fence is an ornamental way to delineate property lines, a picket fence or a post-and-rail fence are simple options that can lend a homey feel to a property. These types of fences also can enhance and frame landscaping elements, such as gardens.

In many areas, laws require homeowners to install fencing around swimming pools. In such instances, chain link fencing that does not obstruct views of the pool might be the best choice. If security or privacy is the main desire, tall fences that make it difficult for neighbors to see into the yard may make an ideal choice.

Restrictions

It is important to understand local regulations before installing fencing. Communities governed by homeowners’ associations may have rules in place that dictate the type of fences that can be installed. Townships and other municipalities may have their own rules concerning fence type, property borders, fence height, and other factors that will have to be adhered to so that fencing will meet code. If such rules are not following fines may be imposed and the fence may have to be removed. Homeowners also may need permits to install fencing, whether they are hiring a contractor or doing the work themselves.

Maintenance

Consumer resource Angie’s List advises homeowners to consider maintenance before choosing a fencing material. Wooden fencing requires the most maintenance due to painting and staining. Aluminum or vinyl fencing requires less maintenance, but it can be harder to repair isolated damage or replace pickets, if necessary. In some instances, the entire fence may have to be replaced.

Homeowners install fencing for many different reasons. Considering price, budget, purpose, and maintenance before making a decision regarding fencing can help homeowners make the best decision possible.
4 EAST FOURTH ST., MAYSVILLE
Built in 1893 this 3 story fully bricked 4 bedroom, 2 bath home was recently in the same family for 5 generations!!
Walk into the Grand Entry foyer with the original (nonpainted) woodwork. The ornate cherry banister reaches 3 floors and has the original converted gas lamp. original light fixtures, 3 sets of pocket doors with original fretwork.
Besides updated kitchen and bath it has all the charm of 1893. $259,000.
Call Sarah Boone-Jayasuriya at 606-375-9884

845 JERSEY RIDGE ROAD, MAYSVILLE
Majestic Oaks line the circle drive that lead to this stately two story colonial home. This gorgeous home has undergone extensive renovations with a beautiful kitchen, 4 or 5 bedrooms, office, study, 3.5 baths, full basement and much more. The wood board fence grounds include a quaint log cabin and a charming little she-shed. Approximately 26 + acres of pasture with a Magnificent view of the Ohio River Valley with an expansive screened in porch that offers a lovely river view. This is a must see!! Call Sarah Boone-Jayasuriya for your private tour 606-375-9884
Priced at $749,000
MLS 36611

836 OAK FAIRWAY COURT, MAYSVILLE
Beautiful move in ready 3 bedroom, 2.5 bath home in Cedarwood Subdivision!!
Gleaming hardwood floors, open Kitchen/dining area. Huge Master bedroom suite on main floor, Large walk-in closets in every large bedroom!! Basement can be finished for extra Family room and bedroom (roughed in plumbing for bath), 2 car garage. This home has a lovely back deck and is beautifully landscaped. It will not last long!! $215,000. Call Sarah Boone-Jayasuriya at 606-375-9884

801 LAFAYETTE DRIVE
Beautiful 6 or 7 brd, 3.5 bth home located on a wonderfully landscaped lot. Main floor boasts a large kitchen w/cabinets galore, a formal dining area, sun room, great room with cathedral ceiling and a gs fp. Huge master with a master bath that offers a corner tub and separate shower. 2 additional bedrooms on the main floor w/a Jack and Jill bath. Walk out basement has a family room.$220,000. Call Sarah Boone-Jayasuriya at 606-375-9884

6177 HELENA RD., MAYS lick
Country Living on 5 acres. 4 bedroom, 2.5 bath home offers oversized covered front porch & deck, formal living & dining rooms with pocket doors, kitchen open to family room with woodburning fireplace & hardwood floors throughout main floor. Geothermal heat pump on KU electric offers low utility costs. Garden space w/lots of trees offers privacy, 30X60 metal building w/loft space for extra storage & sliding doors on both ends for easy drive thru. $270,000. Call Angie Boone-Ishmael at 606-301-3666. MLS 37362

1568 QUICK RUN RD., VANCEBURG
3 bedroom, 1.5 bath home on 167 acres, Farm fence is about average, bridge over the creek but partly washed out, but passable. Most timber behind house, pasture between road, and SE hillside. $299,000. Call Ron Redden at 606-407-5045.
5030 MAIN ST., MAY'SLICK KY
located in charming small town of Mays Lick this refurbished house has lots of rooms and large eat in kitchen. All appliances included. 3 or 4 bedrooms, updated baths, large deck overlooks the large rear yard. Basement laundry room with washer and dryer included. This home is priced to move. All on one floor. Formal rooms with hardwood flooring and fireplaces. Plenty of parking. $74,900. Call Barbara Boone at 606-407-3600.

7056 KY 344
2 bedroom, 1 bath ranch home with Wood burner backup; Garage is a work for mechanic farm and auto equipment. Has attached shed, open on 3 sides. Insulated & heated. Attached CP, gravel drive. Block garage converted to outbuilding. Gas heater (wall mount) stays with property. $65,000. Call Ron Redden at 606-407-5045.

858 FAIRLANE DR, VANCEBURG
Very small lot, South side of Fairlene Dr., neighbors close by. Off street parking. Close to schools, churches, and places to purchase. Inside has not been viewed, have been unable to contact occupant. Will reserve comments on inside at later date. Storage building to the rear, connected. Front porch and small rear corner porch. Metal underpinning around most of house. May be on block or piers foundation. $18,000. Call Rom Radden at 606-407-5045.

4460 EAST KY 8, VANCEBURG
3 bedroom, 1 bath home on .362 acre w/LP gas. Floor furnace in between LR/Kit, flue for WB not in use. The house & lot is priced at $28,000. The remainder barn, crib and lots is $82,000. Total $110,000 for all. Call Ron Redden at 606-407-5045.

38 WEST KY 8
Vanceburg-4 unit Office building, 2 presently leased, blacktopped parking lot on 3 sides of the building. Privacy fence in rear. Each unit has its own HVAC system & separate utilities. Front & rear entrances to each unit. Baths in each. Covered sidewalks. Tenants responsible for utilities. Above average condition as building has been well maintained. Call listing agent for private showing. $259,900. Call Ron Redden at 606-407-5045.

701 FOREST HILLS DR., MAYSVILLE
High atop Maysville and off Jersey Ridge, this ranch style home commands magnificent views of the Ohio River Valley. A glassed walled 26 X 26 family/gathering room overlooks the river and some of the 1 plus acres of land. lots of spaces for home office, rec rooms, etc. Small basement area offers lots of storage. Master suite has huge master bath. The grounds offer mature trees and lots of space! $255,000. Call Barbara Boone at 606-407-3600.

6017 KY 3170 MAYSVILLE KY
2 bedroom, 1 bath home in Lewisburg. With a little TLC this home would be very cute. storage building, nice lot. Call Sarah today 606-375-9884. Price $48,000.

3029 CLASSIC DRIVE, MAYSVILLE
3 bedroom, 1 bath ranch home offers generous size kitchen with appliances, family room, ample sized laundry room, plenty of closet space, extra wide door openings for handicapped accessibility and unfinished basement. One owner. Home needs a little TLC. Priced to sell at $55,000. Call Angie 606-301-3666.

38 WEST KY 8
Vanceburg-4 unit Office building, 2 presently leased, blacktopped parking lot on 3 sides of the building. Privacy fence in rear. Each unit has its own HVAC system & separate utilities. Front & rear entrances to each unit. Baths in each. Covered sidewalks. Tenants responsible for utilities. Above average condition as building has been well maintained. Call listing agent for private showing. $259,900. Call Ron Redden at 606-407-5045.
**BOONE REAL ESTATE**

**SOLD**

4025 BEAUMONT DRIVE
This lovely 2 story brick home is in Beaumont Estate and sits at the end of the Cul-de-sac. It offers 4 bedrooms, 2.5 baths, full basement, Living room, dining room, family room with fireplace, eat-in kitchen with bar, geothermal heat and air. Deck off kitchen with views and access to the lake. This Home will not last long!! $260,000. Call Sarah Boone-Jayasuriya at 606-375-9884

MLS 36811

**NEW LISTING**

WATERBIRCH RD., VANCEBURG
Nearly level lots, runs from Waterbirch Rd to Kinninock stream. Water and electric available, PLEASE NOTE, LOTS HAVE FLOODED. If you buy more than 1, discounted price available. Lot #4, 5, 8, 9, 16, & 17 partially cleared mostly recreational but could be used for mobile home with elevated foundations.$11,000. Call Ron Redden at 606-407-5045.

MLS 37330

**MAKE OFFER**

302 EAST FIFTH ST
Spacious 3 bedroom, 2 bath home with living room & formal dining room. Home has lots of character including a beautiful staircase but needs a little tlc. Large second story balcony with steps leading to first floor patio and also a large covered front porch. $18,000. Call Angie Boone-Ishmael at 606-301-3666.

MLS 35037

**PRICE REDUCED!**

64 W. 2ND ST., VANCEBURG KY
4 unit rental, each 1 bedroom & 1 bath. 2 units currently rented. River view from rear. $30,000. Call Ron Redden at 606-407-5045.

MLS 36832

**FOR RENT**

MAY’S LICK TOWN SQUARE
Main floor with drive thru window & large parking lot for rent. $400 monthly. Call Barbara Boone at 606-407-3600 for details.

MLS 37242

**NEWLY REMODELED KITCHEN**

843 CLARKS RUN ROAD
Stately older home situated on 2+ acres w/newly remodeled kitchen. Home offers impressive front porch, grand foyer w/piano, formal living & dining rooms w/inlay hardwood flooring, office w/built-ins & outside entrance, new white kitchen cabinets & countertop, stainless frig & freezer, new oven, new hardwood flooring, den w/fireplace, all seasons room, huge master suite w/balcony, finished attic. $289,000. Call Angie Boone-Ishmael at 606-301-3666.

MLS 36933

**NEWLY REMODELED**

9187 MASON LEWIS ROAD
2 bedroom, 1 bath, ranch home w/propane furnace & electric baseboard heat. outside propane tank has been removed. Fully floored attic w/permanent ladder. Spacious master bedroom. Bath access from living room & master bedroom, large tiled kitchen. Newer cabinets. Above ground pool w/nice deck, needs liner/pump. 30X40 metal building w/200 amp service, 10 ft walls & doors, concrete floor, insulated. $33,000. Call Angie Boone-Ishmael at 606-301-3666.

MLS 37242

**PRICE REDUCED!**

8491 E. KY 8, VANCEBURG
Very nice, 2 bedroom, 1 bath older home. Well maintained and shows it. $32,500. Call Ron Redden at 606-407-5045.

MLS 37271

**MAKE OFFER**

9187 MASON LEWIS ROAD
2 bedroom, 1 bath, ranch home w/propane furnace & electric baseboard heat. outside propane tank has been removed. Fully floored attic w/permanent ladder. Spacious master bedroom. Bath access from living room & master bedroom, large tiled kitchen. Newer cabinets. Above ground pool w/nice deck, needs liner/pump. 30X40 metal building w/200 amp service, 10 ft walls & doors, concrete floor, insulated. $33,000. Call Angie Boone-Ishmael at 606-301-3666.

MLS 37242

**PRICE REDUCED!**

214 BROADWAY STREET, MAYSVILLE KY
Cute, Cute, Cute
4 bedroom, 2 bath home.


MLS 36974
4242 PLEASANT RIDGE RD., MAYSVILLE
Nice level, 1.598 acre lot located along Pleasant Road. Approx. 3 miles off US 62 near Washington Ky. Property has electric, water, and septic tank. Would make a nice building site or site for mobile home. $15,000. Call Ron Redden at 606-407-5045
MLS 37355

4000 BEAUMONT DRIVE
Lot #14 of Beaumont Estates. Nice level building lot, 1.0025 acres. $20,000. Call Angie Boone-Ishmael at 606-301-3666
MLS 35521

225 KY 984, VANCEBURG-
Level to rolling 3.33 acres, fronts on 984. Small patch trees, water, electric available. Partly developed, some subdivision restrictions. Septic/electric has to be installed. $12,500. Call Ron Redden at 606-407-5045.
MLS 37353

99 COUNTRY LANE
Vanceburg-Seller is selling as lot only. Any buyer can keep or destroy structures. Structures are in low quality condition. Heat also has flues. Woodwork might be salvageable. Limited access to salt lick creek. Level to road, but below grade in rear. Garage is wood-frame structure, wood heat, metal roof, no bath, or water. 2 car passivity, with small office, and boxed, Used for storage. $20,000. Call Ron Redden at 606-407-5045.
MLS 36920

2609 ROCK RUN RD., VANCEBURG
75 acres, water & electric available. Timber was selectively cut about 10 years ago. $95,000. Call Ron Redden at 606-407-5045.
MLS 37053

RT. 57, TOLLESBROO
Beautiful homesite, 17.15 acres, mostly level with some mature trees, tillable, sewer and water available. Tobacco barn offers great storage. Just off of AA Highway on Rt 57 between AA (RT9 and Tollesboro). $175,000. Call Barbara Boone at 606-407-3600.
MLS 34359

PARRY PLACE SUBDIVISION
LOTS 44 & 4/4a- Don’t miss this opportunity to build your dream home on one of the last 2 lots in beautiful Parry Place, Mason County’s affordable and convenient rural residential community, just 1 mile south of Washington, KY on US 68. Special amenities for the exclusive use of Parry Place homeowners include 2 stocked fishing lakes & over 7 miles of recreational trails through scenic woods & streams.

1232 LEWIS STREET
Half acre corner lot in Limestone Village. Gas, electric, sewer & city water available. $9,000. Call Angie Boone-Ishmael at 606-301-3666.
MLS 36494

91 DEARING LANE
Tollesboro- Almost 1 acre with some fencing; scattered and laying on ground, sewage, and electric (public) end of a dead-end street. Mostly to fairly level, pond, on NW side. Heavy wooded, young trees, seller priced AS IS, but negotiate for clearing. $11,000. Call Ron Redden at 606-407-5045.
MLS 36921

Showcase of Homes Thursday, November 14, 2019
Interest rates are still low. It’s a great time to find your “dream home.”

Then, see Citizens Deposit Bank for just the right home loan. You’ll find a variety of fixed and variable rate loans.

If you’re building, Citizens Deposit Bank offers construction loans with permanent financing available upon completion.

Our mortgage lenders work with you to take the stress out of the home buying process.

Stop by any of our convenient locations or visit us at cdbt.com to learn more.