

# HOMES of Kentucky

Northeastern  
Including Ashland Area

Volume 14, Number 13

FREE



Sad sellers transferred for work and are leaving you the opportunity to love their home and pool as your own!!! Located on a lovely circle 5 minutes out of Ashland where traffic is very minimal and the scenery is lovely. Four large bedrooms -- 1 BR & BA on main, kitchen w/nice cabinetry and newer appliances, formal dining room plus great room w/fireplace and informal dining overlooking pool and screened porch. Fully heated sun room for recreation or another family room. 2 car garage on main and 1 car on basement level that's perfect for extra car or toys. Gazebo, almost new heat and air. Come start fresh for spring. SELLER IS OFFERING 5 MONTHS OF FREE PROFESSIONAL GRASS CUTTING!! Call Marilyn Mason, Principal Broker, for your private showing. 606-923-2938



**MARILYN MASON**

PRINCIPAL BROKER / OWNER

**606-923-2938**

[marilyn@execpropertiesashland.com](mailto:marilyn@execpropertiesashland.com)



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**1712 Left Fork of  
Little Blaine Creeks  
Louisa, KY**

Space to roam with lots  
of deer and turkey.



5 minutes from the golf course and Yatesville Lake and 15 minutes from town. The house has new doors, new appliances, all new kitchen with granite tops, new windows, new floors, new heating and AC. Also has new hot water tank, wood-burning stove plus 2 permanent stands, trails for four-wheelers & 2 ponds. Call if interested.



**Dale Hensley**  
Principal Broker  
**606-922-9771**

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***I am the "🔑" to the Home of Your Dreams!***

**103 Redbird St., Greenup**



Must See! This 3 BR, 2 BA brick ranch was extensively remodeled in 2012. Crown molding in all but 2 rooms, laminate flooring in LR and MBR (2 yrs old). Fireplace has a handmade mantel and is surrounded by AirStone. Eat-in kitchen has beautiful cabinets, countertops, stainless steel appliances and ceramic flooring. Enjoy the 3 level deck which is great for entertaining, each level has electricity. Outdoors there are hot and cold water faucets. House has an EcoSmart water heater, roof is 2 yrs old and fenced back yard with enough room for a pool. Call today for your private showing! J-1 \$134,000

**273 Riverbend Way, Grayson**



What's behind the custom doors of this 1.5 story home? An exquisitely designed 3 BR, 2.5 BA home. From the time you enter the foyer, you will fall in love! Foyer has vaulted ceilings and custom airbrushed painted walls. Upstairs you'll find 2 BR w/double closets & full BA. Off the foyer is the dining area where you can see the stunning kitchen designed with beautiful light fixtures, "one-of-a-kind" granite counter tops and high-end appliances. LR w/beautiful bar w/ice maker and wine refrigerator. Relax to the sound of the built-in wall water fountain or gaze into the flames of the wall fireplace inserts. FR w/stone fireplace with gas logs. Master ensuite w/spacious walk-in closet. WANT MORE RELAXATION? Step outside to private outdoor living area with small pond, 36x18 heated pool w/power cover & pool house w/kitchenette, bath & small living area on one side and area for towels, equipment, chemicals, etc., on the other side. Outdoor grilling area is built in the center of the pool house. Covered front porch, oversized 2 car garage, extra parking area, brick fence w/wrought iron gates, water fountain in pool area, storage shed and beautiful landscaping. Call today for your private showing! K-17 \$490,000

**2765 McKnipp Dr. Ashland**



Nice contemporary home on 1.91+/- acres in Boyd County. Home features MBR & BA on main level as well as a 2nd BR & another full BA. Family/dining combo with gas log fireplace to cozy up to. French doors on main level and bsmt lead out to a covered deck and patio. Kitchen has lots of cabinet space, glass backsplash and SS appliances. Bsmt has 2 BR w/double closets, recreation/LR & full BA. 3rd BR ins bsmt has had carpet removed & needs new flooring. Entertaining your guests on the lg deck, take a dip in the AG pool or relax in the hot tub. 2 car garage with oversized driveway. Call today for your private showing! K-10 \$285,000

**32000 US Rt. 23, Catlettsburg**



SPECTACULAR! 2 story home w/wrap-around porch on 111.63+/- Acres in Boyd Co. Add'l 8+/- Acres (per PVA) lying in Lawrence Co. Beautiful cherry cabinets in kitchen, LR & office. Gorgeous woodwork & HW flooring, 3 bay garage, 3 story barn, 2 ponds (1 fully stocked), gazebo, IG concrete pool w/brick & wrought iron fencing, pool house w/kitchenette, BA & living area. Sq.Ft. is apx. At this price, property is being sold "AS IS." Price is FIRM! Qualified Buyers... Call for your private showing! K-4 \$575,000





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606-833-0007



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6328 Cannonsburg Rd. \$969,900 4 BR, 4.5 BA on 77 Acres. 10 ft ceilings, HW floors, open concept kitchen & FR, sauna, rec room, heated pool, 7 stall heated Morton Bldg + more. Amy Stewart 606-923-6528



315 Bellefonte Dr. \$595,000 Stately 4 BR, 3.5 BA on 1.58 Acre lot in Olde Bellefonte. Formal living & dining areas, eat-in kitchen w/open concept FR. 1st floor Master BR & renovated MBA. Alison Christie 606-831-7030



113 Clinton Dr. \$549,000 5 BR, 5.5 BA, spacious traditional brick in Bellefonte. Wide foyer, pretty stairway & HW, 9 ft ceilings, crown molding, great kitchen, Main floor MBR. Must See to Appreciate. Missi Adkins 606-923-3129



1620 Beverly Blvd. \$380,000 5 BR, 4.5 BA, vaulted foyer, dual stairway, great entertaining kitchen w/eating area opening to FR, enclosed patio, private fenced yard & so much more. Don't Miss! Missi Adkins 606-923-3129, Judy Robinson 606-923-3135



2401 Culp Creek Rd., Argillite \$325,000 You won't believe this one! 14 BR, 5 full BA on 12.5 Acres. 2 separate living areas, 2 kitchens, carport, garage, pond, pool & more. John Daniels 606-922-7633, Deborah Daniels 606-923-2263



120 Country Club Dr. \$899,000 5 BR, 5.5 BA, 1.5 acre. English manor style, elegance & charm of the past with all your modern amenities. Elevator for all 3 floors. Don't Miss This One! Alison Christie 606-831-7030



1727 Beverly Blvd. \$575,000 6 BR, 6.5 BA. Prepare to be impressed! This is one you must see! Bsmt has "smart house" features plus 2 kitchens, wet bar & more. Missi Adkins 606-923-3129



21184 Cartwright Rd., Rush \$489,000 4 BR, 3.5 BA on 28 Acres. Sprawling ranch on w/ almost 3,000 sq. ft., Florida room that opens to pool, att garage, 2 barns, lg indoor riding area, tack & feed rooms, wash room and so much more. Alison Christie 606-831-7030



101 Stoneybrooke \$359,000 5 BR, 3 full & 2 half BA! If you are needing plenty of room, look no further. Newer cabinetry, glack stainless appliances, HW, FR w/frpl & so much more. Must See! Missi Adkins 606-923-3129



1250 KY 2527, Olive Hill \$319,900 3 BR, 1 BA, 70+/- Acres. Brick w/unfin bsmt, 30x48 pole barn, 36x48 cattle/horse barn, 2 car garage, fencing, fenced boundry, stream & pond. Paul Morgan 606-316-4074



498 Knob Branch Rd., Blaine \$859,900 6 BR, 5 BA, 190 Acres. Your own private get-away! Gated entry opens to a park-like drive past fields, ponds, caves, waterfalls & more. This is a must See! Angela Coovert 606-571-6296



7719 Grandview Lake Rd. \$569,000 5 BR, 3.5 BA, 19+/- acres. Southern Living from the time you enter the gates. Missi Adkins 606-923-3129



4690 Canterbury Ct. \$399,000 5 BR, 4.5 BA, 2 story brick, 2 car garage, inground pool. Vaulted entry, formal LR, DR, eat-in kitchen, MBR w/MBAs custom shoer, 14.34'10" FR & so much more. Must See. Judy Robinson 606-923-3135



283 Mt. Zambos Lane, Flatwoods \$350,000 4 BR, 4 BA, 15+ Acres. Needs renovation. New roof in 2014, new HVAC 2016. Barn has water & electric. Must See! Alison Christie 606-831-7030



1335 Rattlesnake Ridge, Grayson \$299,900 3 BR, 3.5 BA on 10 Acres close to town & Grayson Lake. Fin bsmt apt. Lg FR w/ master suite on main, lg front porch & so much more. Nancy Burchett 606-922-6263, Franci Burchett 606-923-6168

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890 Cody Dr., Grayson \$299,900 3 BR, 2.5 BA, 5+/- Acres. Lg vaulted FR w/columns adjacent to DR. Lg circle top windows, kitchen w/island & eat-in area, private MBR, inground pool & more. Jody Mayo 606-922-4200



100 Partridge Dr., Russell \$269,000 6 BR, 4.5 BA, unique 5221 sq.ft. home. Upstairs Nanny suite w/mini-kitchen & more. Formal LR, DR, FR, Frpl, Kitchen, MBR & 1<sup>st</sup> & 2<sup>nd</sup> floors plus much more. Alison Christie 606-831-7030



1755 Drop Tine Lane \$245,500 3 BR, 2.5 BA, new construction! Main offers LR, DR, kitchen & BRs. MBR offers lg walk-in shower that opens to laundry, 2 decks & more. John Daniels 606-922-7633, Deborah Daniels 606-923-2263



88 Moonlight Dr., Sandy Hook \$219,000 5 BR, 3 BA, 3.5 Acres, 2 houses in one! Quality built on spacious lot. 2 det. garages w/6 bay parking, Geo-thermal heat & air & much more. Gayle Clevenger 606-356-2640



610 Avery Ct, Flatwoods \$199,999 4 BR, 2 BA, lovely HW floors, fin bsmt, lg deck in back with white privacy fence. Randy Lemaster 859-552-4414



170 Hawks Lane, Greenup \$289,000 13+/- acres, 2 story with 4 BR, 4 BA. Rustic style farmhouse was built in 2015. Open concept kitchen & FR. MBR on main. Pool & bar area. Must See! Alison Christie 606-831-7030



439 Greenup Rd. \$265,000 4 BR, 1 BA home that is above a 30x60 garage w/small office, car lift & dual 10 ft garage door. Add'l 2 car garage, 24x64 metal bldg & more. John Daniels 606-922-7633, Deborah Daniels 606-923-2263



2114 W. New Buckley \$237,900 3 BR, 3.5 BA, 1 acre. \$329,000. Main floor MBR, open kitchen & FR, sun room, loft, 2 car att garage, 2 car det garage & more. Missi Adkins 923-3129



1221 Betty Dr., Raceland \$209,000 3 BR, 3 BA, beautiful ceiling details and nice HW & tile flooring, lg foyer, oversized LR, DR, updated kitchen, owner's suite. Expansive decking, fenced lawn plus more. Bea Rice 606-831-9449



1204 Hamer St., Flatwoods \$195,000 5 BR, 3 BA, great lot. This is new on the market. Won't last long. Call today! Angela Coovort 606-571-6296



3154 Nebo Rd., Louisa \$279,900 3 BR, 2 BA on 50 Acres. If you're looking for a home with lots of land and no neighbors--you've found it! Call for more info. John Daniels 606-922-7633, Deborah Daniels 606-923-2263



539 Eden Place \$249,000 5 BR, 3.5 BA w/updates including granite counter tops, flooring, hardware, stainless sink, BAs & more. Over 3,200 sq.ft. So much more! Must See. Susan Arnett 606-831-1935



260 Bellefonte Circle \$219,900 4 BR, 2.5 BA, LR, DR, eat-in kitchen w/island, FR w/WB frpl, HW floors, plantation shutters, fin. bsmt plus much more. Tom Kouns 606-585-8257



2835 Bonanza Dr., Catlettsburg \$205,000 3 BR, 2 BA, lg well maintained ranch brick. FR w/brick wall & gas frpl, granite in kitchen, 2 car garage, mower garage, workshop, rear level yard plus more. Paul Leake 606-571-3878



1105 Radford Dr., Russell \$194,500 4 BR, 3 full BA, lg foyer, huge LR, DR w/French doors, huge deck, fenced yard, kitchen has 2 ovens, fin. bsmt, lg laundry, 2 car garage & more. Sandi Weddington 606-831-3237





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2923 & 2925 New Haven Ct., Flatwoods \$193,000 3 BR, 2 BA ranch brick & frame on near level lot. Lg FR w/wbs, DR, att garage. On rear of property is a gorgeous 2 BR cottage & more. Paul Leake 606-571-3878



3265 St. Rt. 3307, Greenup \$185,999 3 BR, 1.5 BA ranch on 26+/- acres. Kitchen/FR combo w/lg wood island, rough-cut ceiling w/wood beams. Newer metal roof, HVAC & windows, pool plus more. Denise Cumpston 606-694-3137



2504 Newman \$179,900 3 BR, 1 BA, recently updated, HW floors, renovated BA, huge LR, DR, fully equipped kitchen w/new cabinetry, counters & appliances, breakfast room, office, sun room & more. Missi Adkins 606-923-3129



146 Griffey Rd., Grayson \$169,900 4 BR, 2 BA, 3.6 Acres. 2 story near Grayson Lake. Over 2,000 sq.ft. of living space, updated kitchen w/newer appliances, Lg porch & det. garage. Jody Mayo 606-922-4200



3732 Blackburn Ave. \$159,900 4 BR, 2 BA, well maintained ranch. Many updates including windows, hot water tank, decking, kitchen, exterior electrical outlets & lighting, stone patio, shingles, gutters & more. Libby Fugitt 606-571-6401



9878 W. US Hwy 60, Olive Hill \$189,900 4 BR, 2.5 BA, 1.5 story log home built in 2009. All wood interior w/vaulted ceilings, wood floors, covered back porch, 2 car att. carport & more. Nancy Burchett 606-922-6263, Franci Burchett 606-923-6168



1127 Rivendell Rd. \$185,000 3 BR, 2 BA, 1.14 Acres. Offers both home & guest cottage. Cottage has 2/3 BR, BA, lg kitchen, separate utilities. 28x50 garage plus more! Angela Coovert 606-571-6296



1290 Hillsdale Dr., Raceland \$179,900 4 BR, 2 BA, spacious ranch on 1.63+/- Acres. Nicely updated, lg FR w/frpl, great outdoor entertaining space, rear deck & more. Angela Coovert 606-571-6296



1165 Ackison, Raceland \$169,000 3 BR, 2 BA, lg ranch, features vaulted ceiling, bonus room, inground pool, newer ceramic tile floors, lg eat-in kitchen, some bamboo flooring plus so much more. Bea Rice 606-831-9449



405 Bellefonte Princess Rd. \$159,000 3 BR, 3 BA ranch in the heart of Bellefonte. Lg Lot. New windows, HW floors, 2 frpl, 2nd kitchen in bsmt & FR plus more. Susan Arnett 606-831-1935



104 Buena Vista Dr. \$189,900 3 BR, 2 BA, updated ranch in Bellefonte. HW floors, WB frpl, formal LR, DR, galley kitchen that was updated, MBR suite w/frpl & BA and so much more. This is a must see. Angela Coovert 606-571-6296



154 Gregory Hollow, Olive Hill \$180,000 4 BR, 3 BA, 2 acres. Rural setting & spacious home. Adjoining suite has separate kitchen, LR, BR, BA utility room & much more. Gayle Clevenger 606-356-2640



1078 St. Rt. 3306, Grayson \$179,900 4 BR, 3 Ba, 43+/- acres. Beautiful country land. Clean & spacious. Lg MBR suite, huge walk-in closet, open concept living. Don't Miss Out! Mindy Burton 606-225-2205



904 Market St., Worthington \$159,900 4 BR, 3 BA & did someone say "Need garage space"? Oversized garage w/storage upstairs, plus a playland-movie projector, crafting/art area & so much more. Tom Kouns 606-585-8257



1701 Locust \$156,900 3 BR, 2.5 BA, vinyl ranch on private lot. LR w/see-through frpl, spacious FR w/built-ins, kitchen w/bar, sun room, deck plus so much more. Call today! Judy Robinson 606-923-3135

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1346 Long Fork Rd., Olive Hill \$149,900 3 BR, 2 BA, 81 Acres. Doublewide, garage w/workshop, 2<sup>nd</sup> workshop that also has 1 BR apt. Barn & much more. Come See! Gayle Clevenger 606-356-2640



3525 St. Hwy 396, Olive Hill \$149,900 3 BR, 2.5 BA, 4+/- acres. Nice 2 story in country setting, WB frpl, 2 heat pumps, wrap-around porch plus more. Franci Burchett 923-6168



265 Christian Lane, Greenup \$135,000 3 BR, 2.5 BA, wrap-around deck. Lg open LR, DR, kitchen, MBR, WB frpl, updates include heat, air, roof, appliances, pool & much more. Libby Fugitt 606-571-6401



2120 Weymouth Dr. \$119,900 3 BR, 1.5 BA, features nice big LR that opens to the DR & kitchen, huge back yard w/storage bldg, att garage. Don't wait. Call today. Sandi Weddington 606-831-3237



500 Middletown Ave. \$119,000 4 BR, 2.5 BA, well designed ranch, oversized LR/DR Combo, Nice Kitchen, deck, level rear yard plus so much more. Bea Rice 606-831-9449



4135 Skyline Dr. \$149,900 4 BR, 2.5 BA, formal LR, DR, eat-in kitchen, lots of cabinets, appliances remain, 21'8" x 16'4" family room, 30'3" x 16'2" deck & more. Candy Murphy 606-923-2306



2325 Ranch Rd. \$139,900 4 BR, 2.5 BA, tri-level, frpl, wood floors, kitchen open to DR, bar area. Indoor inground pool which needs repairs plus more. Come see! Missi Adkins 606-923-3129



4918 Blue Ribbon Dr., Catlettsburg \$134,900 3 BR, 3 BA, 4.07 acres, 2 car garage. Over 3,400 sq.ft. Angela Coovert 606-571-6296



6104 Margaret St. \$119,900 3 BR, 2 BA ranch in Greenhill Subd. Features 1,736 sq.ft. of living space, original HW in MBR & under carpet. Call Today. Angela Coovert 606-571-6296



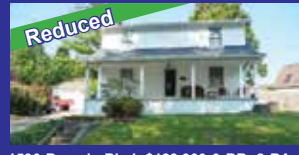
3913 Gartin Ave. \$117,500 4 BR, 2 BA, enclosed sunroom, huge LR, DR, lg kitchen, pantry, newer laundry room, original HW plus unpainted oak wood trim, Bsmt w/washer/dryer hookups plus much more. Deborah Daniels 606-923-2263, John Daniels 606-922-7633



365 Salisbury Ave. \$149,900 4 BR, 3.5 BA, 1.17 Acres. Angela Coovert 606-571-6296



3224 Blackburn Ave. \$139,000 3 BR, 2 BA, energy star windows, doors, high end stainless appliances, gorgeous kitchen updated, new metal roof, heat & air, ceramic BA's, HW, frpl, carpet & garage plus more. Don't miss this one. Paul Leake 606-571-3878



1536 Beverly Blvd. \$129,900 3 BR, 2 BA, 2 story w/HW flooring, custom built-ins, formal LR w/frpl, kitchen, FR w/custom corner tables, 23x12 BR w/walk-in closet, 3 car garage + more. Judy Robinson 606-823-3135



725 Powell Lane, Flatwoods \$119,900 3 BR, 1 BA. Angela Coovert 606-571-6296



905 Linwood, Raceland \$113,000 3 BR, 2 BA, lg LR, eat-in kitchen w/plenty of cabinets. None of the BR's share a wall for your privacy. MBR w/BA, att. 1 car garage plus much more. Angela Coovert 606-571-6296





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1113 Kristy Dr., Grayson \$112,999 3 BR, 2 BA, brick in city limits. Nice back deck w/2 levels. Carport, 3 acre lot, FR's on both floors. Another room that could be an office. plus more. Paul Morgan 606-316-4074



507 11<sup>th</sup> St. \$110,000 4BR, 2.5 BA, charming 2 story & conveniently located. Lg foyer, DR, lg LR, kitchen, laundry room upstairs, sun room, FR, great storage, det. 2 car garage. Amy Stewart 606-923-6528



713 Stovall Lane, Grayson \$109,900 3 BR, 1.5 BA. Brick ranch. Features formal LR, FR, gas log frpl, updated windows, metal roof, gas furnace. Call Today! Jody Mayo 606-922-4200



208 Etna St., Russell \$105,900 2 BR, 2 BA w/3<sup>rd</sup> BR potential. Updates incl. windows, roof, kitchen cabinets, counter tops, handicap BA & more. Laura Morris 606-923-6983



328 Virginia St. \$103,000 3 BR, 1 BA, well maintained on lg lot in Westwood. Generous size rooms, newer FR addition with frpl, carport, det. garage & more. Allison Christie 606-931-7030



1385 Steward Branch, Grayson \$99,900 3 BR, 2 BA ranch w/addition, well equipped kitchen w/SS appliances, DR, 2 MBR, lg FR, covered porches & 4 car det garage. Nancy Burchett 606-922-6263



1713 Callihan St., Flatwoods \$99,900 3 BR, 1 BA, split level. Kitchen has updated cabinetry & flooring, French doors, 12x12 deck, storage bldg w/electric, level fenced back yard. Laura Morris 606-923-6983



708 Powell Lane, Flatwoods \$94,900 4 BR, 1 BA, oversized det 2 car garage as well as storage. 2 BR on main and 2 upstairs. Call Today. Angela Coovert 606-571-6296



4481 Valley View Dr. \$94,900 2 BR, 3 BA Cape Cod. Updated from top to bottom. 2 master suites. Private workshop area. New 2 car att carport & more. Candy Murphy 606-923-2306



2495 Huff Run, Grayson \$89,900 3 BR, 2 BA, very well maintained & on 3+/- Acres. Open floor plan w/HW flooring, MBR w/ MBA, covered front porch & rear deck. Jody Mayo 606-922-4200



809 Webster St., Grayson \$89,900 3 BR, 1.5 BA, brick ranch on flat 100x120 lot. HW floors, updated windows & roof, 26x26 metal garage, 12x16 outbdg & more. Jody Mayo 606-922-4200



80 Hemlock Dr., Louisa \$88,900 3 BR, 2 BA, bi-level home close to downtown & quick access to US 23. Angela Coovert 606-571-6296



20579 Ky 59, Vanceburg \$88,000 4 BR, 1 BA, 1 acre. Feels like living in the country. Full partially fin bsmt, huge FR, coveredgrage to 4th BR, 24x48 bldg plus much more. Mindy Burton 606-225-2205



1700 Callihan St., Flatwoods \$85,000 3 BR, 2 BA ranch with possibility of up to 2 more BR in the full finished basement. Mindy Burton 606-225-2205



329 Riverside Dr., Russell \$84,900 Siding & windows have already been rehabed. Owner has taken down to the shell & now awaits the finishing touches. Open plan allows you to put walls where you want. Angela Coovert 606-571-6296



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12609 Copley Rd. \$79,000 2 BR, 1 BA ranch w/plenty of room to garden. HW floors in most of house, some replacement windows & more. Add'l structure that was used as apartment. Bea Rice 606-831-9449



3891 St. Rt. 1458 \$65,000 3 BR, 1 BA, 1 Acre. Great Investment Opportunity! Don't just drive by. Come look at this space & what it can be for you. Natalie Graves 606-922-7994



2220 Main St. \$49,900 2 BR, 1 BA, cottage that is neat & clean. LR, DR, eat-in kitchen w/gas stove & electric cook top. Side & rear porches, unfin bsmt, det garage. Judy Robinson 606-923-3135



513 Hunt St. \$31,000 4 ABR, 1 BA ranch. Being sold "AS IS". Investors come look! Missi Adkins 606-923-3129



2213 Smith St. \$22,000 3 BR, 1 BA cottage in S. Ashland. Great investment. Missi Adkins 606-923-3129



218 Cardinal Dr., Grayson \$74,900 4 BR, 1.5 BA in city limits. Newer roof, windows, HTPU in 2016. Very nice starter home or investment. Jody Mayo 606-922-4200



333 Bandy Branch Rd., Sandy Hook \$58,000 2 BR, 1 BA, 5+/- Acres. Singlewide & partially furnished w/addition & deck, 2 bay barn plus so much more. Gayle Clevenger 606-356-2640



316 49th St. \$49,900 3 BR, 1.5 BA. Needs TLC. Great investment opportunity. Judy Robinson 606-923-3135



3541 Floyd St. \$24,000 3 BR, 1 BA ranch in great location. Family room w/wb stove in bsmt. Tons of storage in attic. Being sold "As Is". Alison Christie 606-831-7030



2402 Main St. \$19,900 2 BR, 1 BA cottage. Great investment property. Missi Adkins 606-923-3129



2029 Main St. W \$67,900 2 BR, 1 BA, renovated with new plumbing, electrical, doors, windows, new gas furnace. Updated kitchen w/SS appliances. Close to amenities. Candy Murphy 606-923-2306



1148 3<sup>rd</sup> Circle Prospect \$54,000 3 BR, 2 BA, 2 story home in convenient location. Main floor has living/dining, kitchen & BA, laundry, enclosed porch. Upper has 3 BR & BA. Missi Adkins 606-923-3129



230 Christian Lane, Greenup \$49,000 2 BR, 1 BA, great investment or weekend get-a-way on Little Sandy River. Great place for outdoor enthusiast. Great area for camping, kyaking or boating. Libby Fugitt 606-571-6401



2502 Huckleberry St., Catlettsburg \$22,500 2 BR, 1.5 BA 2 story, laundry on main. Great investment property. Missi Adkins 606-923-3129

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606-329-1013

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**NEW PRICE**



**5222 Dog Fork Laurel, Catlettsburg \$1,249,000** - Escape the daily grind in this tranquil location surrounded by 76+/- acres & 1.8 miles of vinyl fencing w/2 ponds. This beautiful home offers 5 BR, 4 full and 2 half BA and has been completely remodeled with high end finishes. A peaceful end to busy days.

**NEW PRICE**



**#3 Kenton Furnace \$699,900** - Custom built home on 2.5 acres in Old Bellefonte w/5,200 sq.ft., 5 BR, 3.5 BA, grand staircase that whisks you to the balcony overlooking the Great Room w/floor to ceiling stone fireplace & gorgeous views from the wall of windows. A must see!



**1420 Bath Ave., Ashland \$585,300** This home will satisfy your love for nostalgic embellishments & elegant architecture, even with its modern touches. Originally built in 1856, this home offers 6 BR, 5 full & 2 half BA, and a 2 car att garage.



**507 Amanda Furnace, Ashland \$499,999** "Old Bellefonte" is the home of this beautiful brick 2 story w/4 BR, 3 full & 2 half BA. Experience the warmth mixed with style as you enter the grand foyer of this stately home. Formal LR flows into the formal DR. Gather in the updated gourmet kitchen w/beautiful cabinetry & center island. Retreat through the French doors to the enticing deck area for entertaining.



**619 Sunset Dr., Ashland \$374,900** Bellefonte Heights Beauty! English Tudor on lg level lot in Russell school district. Marble foyer opens to extra-lg formal rooms for entertaining & sweet sun room for relaxing. Spacious kitchen w/pantry. Upstairs are 5 lg BR & bonus/media room. 2 full BA, Oak HW floors throughout. Att 2 car garage w/workshop & 2<sup>nd</sup> staircase to upstairs.



**590 Gas Plant Rd., Grayson \$349,900** 3 BR, 2.5 BA, 1,800+/- sq.ft., 163 Acres full of wildlife trails, 1/2 acre stocked pond, benches, waterfalls & so much more. A True Hunter's Paradise!



**10013 Windsong Ct., Catlettsburg \$334,900** WOW! Turn key quality in desired Boyd Co location minutes from I-64. Impressive 4 BR, 3.5 BA w/everything you need on one floor. The vaulted ceiling in the entry makes a memorable first impression. Great open floor plan. French doors from FR to back porch & patio area w/beautiful mountain views. Stunning kitchen, MBR ensuite BA.



**6148 Woodward Dr., Catlettsburg \$280,000** Looking for privacy with convenience? This is a MUST SEE! Custom log cabin on 14+/- acres w/3 car det garage, less than 10 mins from downtown Ashland. Gorgeous 2 story LR w/floor to ceiling stone gas frpl & exposed beams, opens to the kitchen & dining area. Perfect for entertaining. 2 master suites—one w/gas frpl, plus main level laundry room. 3rd BR in loft area offers a half BA. Spend evenings on the screened porch w/side & rear decks! 14 acres to explore, hike, hunt, etc!!! Generac generator & sec. system.



**11765 St. Rt. 1, Argillite \$274,900** Apx. 23 Acres makes this an extra special buy! Lovely 2 story w/4 BR, 2.5 BA, 2 car att garage & well maintained w/numerous updates. Spend time in lg LR or FR w/pine wood flooring. Lg eat-in kitchen w/tons of cabinetry & separate storage room for all extra appliances. Formal DR w/beautiful built-ins. Also main level MBR, private BA, walk-in closet, laundry room & half BA. 3 BR, BA upstairs w/walk-in closet/dressing room that can be 5<sup>th</sup> BR and sitting area. 2 workshops (42x60 bldg & 16x24 bldg).

**NEW**



**2005 Hilton Ave., Ashland \$209,900** CHARMING & SPACIOUS!! Conveniently located near KDMC & Central Park. 2,600+/- sq.ft., 4 BR, & 2.5 updated BA. HW flooring throughout the lg LR w/gas frpl, formal DR w/ built-ins, den & an updated fully equipped kitchen w/SS appliances & beautiful cabinetry. Screened porch overlooking fenced yard & 3 car parking pad. Full walkout bsmt & walk-up attic w/potential to be finished. Newer windows & AC, laundry room on upper level & much, much more.



**1521 Jomar Rd., Ashland \$189,900** - Foyer entry to the elegant LR, then formal DR offering beautiful HW flooring, crown molding & lg windows that provide natural light. MBR w/private BA & walk-in closet on main plus 2 add'l BR & BA. Walkout bsmt features 4th BR, half BA, laundry room & FR w/access to patio area.



**1311 Kentucky Ave., Ashland \$159,900** 5 BR, 3.5 BA, 5,038+/- sq.ft. Excellent Location w/Lots of Storage & Space.

**NEW**



**1120 Green Acres Dr., Raceland \$119,900** - Green Acres is the place to be! Suburban livin' is the life for me! Sitting on a flat, corner lot w/ everything you need on one level plus 2 car det garage!! 3 BR, 1.5 BA, HW floors, eat-in kitchen, LR plus FR w/DR. Relax on the spacious side porch w/room for activities in the back yard.

**NEW PRICE**



**1730 W. Old Buckley Rd., Ashland \$49,900** Enjoy the privacy! Mobile home w/add'l space added situated on .46+/- Acre. Offering 3 BR, 1 BA, LR, DR, kitchen & laundry room. Other nice features include a patio area, workshop/storage shed, shelter house for outdoor entertaining & plenty of parking.



**2918 Central Ave. \$49,500** - Great investment or perfect for 1st time home buyer! Neat & clean 2 BR, 1 BA. Kitchen w/gas stove, LR, family or dining room & sitting room that could be 3<sup>rd</sup> BR. Lg front porch & side porch. Flat fenced back yard!

**LAND**



**4<sup>th</sup> & Armco Rd. \$995,000 5+/- Acres** prime property across from Ashland Town Center Mall. Beside Steak & Shake, Ruby Tuesday, Cinemark Movies 10 & Office Max. Level acres so ready for development.



**LAND**

**Kirk Street, Ashland \$139,900** - 6.9 Acres inside city limits. Build a townhouse, apartments or your dream home with extra acreage. Lots of potential.



**COMMERCIAL**

**2048 Winchester Ave., Ashland \$649,000** - Turn Key Business! Great Established Client Base! Apx. 5,800 Sq Ft. Here is your chance to build on an established business & continue with its success. Studio 21 Salon & Spa has been in business over 23 years providing top line salon & spa treatments. You will be proud to own and operate this elegant business. Has clean, well-documented financials & performs well. The current owner has artfully designed an experience that has attracted an affluent clientele who appreciate quality personal service.



**COMMERCIAL**

**33223<sup>rd</sup> St., Ashland \$399,900** - Very high traffic area & good location in downtown Ashland! Currently used as a medical bldg w/2 separate suites. Plenty of parking - 21 spaces. 2309 Carter is being sold with this property. Currently a storage space w/aprx. 1,500+/- sq.ft. Make an apt. today.



**COMMERCIAL**

**5802 Brown Lane, Ashland \$289,900** Opportunity knocks! Need a metal bldg 2.5 miles from Marathon Refinery? Apx. 6,600 sq.ft. offering movable walls w/office space galore, Lg warehouse w/garage door plus 3 BA & small kitchenette. On 2.23 acres w/32 parking spaces. Perfect for Marathon contractors. High Traffic US 23 & I-64 just minutes away!! Right location!



**COMMERCIAL**

**2346 Winchester Ave., Ashland \$279,900** Great Commercial Property on Winchester Ave. Several Updates!



**NEW PRICE**

**COMMERCIAL**

**3339 13th St. \$199,000** - Great location! Lg sanctuary w/34 pews & choir pews, baptistry w/ stone & waterfall feature & 2 dressing rooms. Classroom/meeting room, nursery & 2 BA on main. Full bsmt w/fellowship room, classes & office. Service ready w/sound system, piano & organ. Apx. 25 parking spaces.





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**4732 Southern Hills Dr.  
Ashland, KY**



Beautiful 2 story Colonial offering 1 stunning gourmet kitchen with Viking appliances, custom cabinetry, and farmhouse sink, all wrapped in granite! The kitchen looks over the 2 informal family rooms. The formal entryway greets you with a lovely living room and dining room. Offering 4 fireplaces, the main level includes the master BR & BA and a guest BR w/half BA. Upstairs is just as stunning with oversized MBR plus sitting area, walk-in closets and 3rd BR and BA. The basement area is great for the overflow when you are entertaining and is the location for the large laundry room & 3rd family room. But that's not all! This home has a private Guest House that overlooks your very own tennis or pickle ball court. So much to see. Take the time to schedule your private tour! \$389,000



*jm*

**Johnda McGuire**

**606-615-1927**

[johndarealtor@gmail.com](mailto:johndarealtor@gmail.com)



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WV, OH, KY & FL Broker

622 Amanda Furnace Dr., Ashland, KY



With endless details, this 5 BR, 2 BA home offers 3,142 sq.ft. which includes the fully finished basement. Let's talk about the kitchen because when you come in the front door, you will be WOWED! This custom Amish built kitchen offers Jennair gas range and oven, lg refrigerator & microwave, stunning subway tile back splash, granite counter tops and lg island. The sitting area offers gas logs to warm up while enjoying the conversation in the kitchen. The dining area is adjacent to the kitchen as well as the formal LR, which overlooks the lovely inground pool, patio, screened patio and wooded lot. 3 BR and 1 BA are on the main level. The walkout bsmt offers a nice place to relax in the FR, 2 guest BR, full BA and lg laundry room. Conveniently located to OLBH, Russell Schools, US 23 and KDMC. \$247,900



*jm*

**Johnda McGuire**

**606-615-1927**

[johndarealtor@gmail.com](mailto:johndarealtor@gmail.com)



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**Dave Coldiron**  
606-922-4181



**Hannah Daniel Porter**  
606-465-5115



**349 Westview Dr.** - 5 BR, 2.5 BA, full finished bsmt, brick ranch. \$144,900 Diana 606-922-1262



**1135 Price Br.** - 4 BR, 2 BA home w/numerous updates. Oversized 1 car garage + det 2 car garage and 1.71 acres. \$204,900 Diana 606-922-1262



**3254 Short St.** - 2 BR, 1.5 BA, 2 story vinyl, fully equipped kitchen. Several updates. \$99,900 Call Diana 606-922-1262



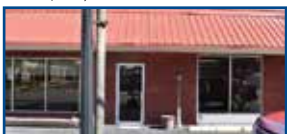
**7716 Graydon Heights Dr., Catlettsburg** 3 BR, 2 BA brick & siding ranch on .96+/- Acre. \$129,900 Diana 606-922-1262



**3000 Cambridge Dr., Flatwoods** - 3 BR, 1.5 BA, 2 car att garage, brick ranch. Creek & barn. Full walkout bsmt. 15+/- Acres. \$235,000 Diana Ruley 606-922-1262



**1604 Hilton Ave.** - 4 BR, 1.5 BA, 2 story brick. Near park and KDMC. \$84,500 Call Diana 606-922-1262



**2359 Center St., Catlettsburg** - Commercial building. Formerly operated as a beauty shop. Great parking, 2 BA, lots of garage doors. \$159,900 Call Dave 606-922-4181



**7011 Hall Ridge Rd.** - 3 BR, 2 BA vinyl cottage. \$139,900 Call Diana 606-922-1262



### COMMERCIAL PROPERTY

**2018-2020 29th St., Ashland** - Great business opportunity. Established hair salon (Magic Mirror Salon) is on the market. Located on busy street in South Ashland. All equipment stays. Also includes 2 apartments above salon. Asking \$109,900 Call Diana 606-922-1262



**499 Tackett Cemetery Rd.** - 2 BR, 1 BA, open floor plan, 13+/- acres. Peace and Quiet. Woods, pond. \$68,500 Call Diana Ruley 606-922-1262



**1911 Crooks St.** - 2 BR, 2 BA, 1 car det garage, vinyl fenced, 2 story in South Ashland. \$69,500 Call Diana 606-922-1262



### Mini-Mart

**12680 Rt. 3 North** - Long Branch mini-mart. Own your business. Store bldg, gas pumps, feed store, game room, barn. \$108,000 Easter 606-923-5095



**192 Acres Hill Dr., Greenup** - 2002 manufactured home on 3.08 acres. 2 BR, 2 BA. Asking \$98,000 Call Diana 606-922-1262



**1736 E. Midland Trail, Grayson** - 3 BR, 1.5 BA, 2 story Cape Cod about 2 yrs old on 9+/- acre.



Doublewide on property is included. \$170,000 Hannah Porter 606-465-5115

**3100 Winchester Ave.** - 2 Story Duplex plus apx. 900 sq.ft. building that was previously Dottie's Cream Pies business. \$169,900 Diana Ruley 606-922-1262

**4132 13th St.** 4.18+/- Acres. \$350,000

**NEW Durbin Rd.** - 70+/- Acres - Vacant land, mineral and timber rights remain. Asking \$115,000 Call Diana Ruley 606-922-1262

**4113 Skidmore St.** 2 BR, 1 BA Cottage. Nice starter home. \$49,900 Kim Neal 606-923-7712

**3140 Railroad Ave.** - 2 BR, 1 BA Cottage. \$30,000 Call Easter 606-923-5095

**3152 Railroad Ave., Ashland** 2 BR, 1 BA cottage. \$30,000 Call Easter 606-923-5095





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**ASHLAND** \$229,900  
**520 LONG ST**  
This 3+ BR, 2 full bath ranch home on a corner lot has lots of storage and is ready for a new homeowner! Must see!



**ASHLAND** \$89,900  
**1401 NICHOLS PLACE**  
Brick ranch home on corner lot. 3 BRs and a 2 car garage. Close to college, shopping and restaurants.



**CONTRACT**  
**ASHLAND** \$299,900  
**2718 BEECH ST**  
Looking for an investment property, look no more. 2 BR/1 ba. Needs a little TLC but has great rental potential!



**ASHLAND** \$12,500  
**1121 FIRST CIRCLE PROSPECT**  
New roof, and rafters. 3 BR, LR, kitchen, DR, and 1 Bath on upper floor. Parking pad. New electrical.



**RUSSELL** \$89,900  
**BELLEFONTE WOODS BLOCK 39**  
Surveyed lots have curbs/gutters, sidewalks, underground utilities, and high speed internet access.



**ASHLAND** \$98,500  
**1315 OAKVIEW RD**  
Residential or Commercial. Charming 3 BR/1.5 bath home offers hardwood floors. Large fenced-in backyard.



**SOLD!**  
**ASHLAND** \$109,900  
**2637 IROQUOIS AVE**  
CHARMING and COMFORTABLE family home in a convenient Ashland location -- 4 BRs/2 full bath.

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**Argillite - 141 Culp Creek Rd. FARM**  
34.6 Acres.  
2 story farm house, 5 ABR, 1 BA, 2 car att garage. Newer roof & HVAC, barn, huge pond, great location. \$250,000 #48621



**Grayson - 501 Cooks Creek Rd. FARM** 58+/- ACRES. Log home 3 BR, 2.5 BA, spacious rooms, 3 covered porches, 3 car aatt carport, barn, 2 ponds, workshop/shed, corn crib & beautiful views. \$325,000 #48676



**Russell - 205 Cardinal Rd.** Brick ranch, 3 BR, 2 BA, full bsmt partially finished, 2 car built-in garage w/red/white checkered tile, den/4th BR, 3 bay det garage heated w/restroom, great option for camper/boat/toys storage. Lot size 100x300 w/ access on Pollett St. \$214,900



**S. Portsmouth - 18 Ninth St.** Contemporary 2 story brick, 4 BR, 2.5 BA, 2 att garage, inground pool w/Florida room pool house, cozy gas log frpl, close to downtown Portsmouth. Convenient to hospital, shopping & restaurants \$215,500 #48932



**Greenup - 320 Chesapeake Ave.** 4 BR, 2.5 BA historic Victorian in downtown Greenup. Loads of character and charm, 1 car det garage, newer HVAC/heat pump. \$75,000 #48990



**Flatwoods - 909 Bellefonte Rd.** 1.5+/- Acres surveyed. 140 ft of frontage on Bellefonte Rd & 500 ft deep back to Williams Ave. Situated & zoned in a very desirable commercial area. 3 BR, 1 BA home w/det. 2 car garage. \$395,000



**Greenup-1802 Main St. - Well maintained brick/vinyl ranch** 3 BR, 2 BA, spacious rooms, 1 car att garage, cozy front porch. \$129,900 #49086

**NEW!**

- **South Shore - 4947 SR 2070** 60+/- Acre Farm w/4 BR, 3 BA house w/main level Master Suite, bonus loft, kitchen w/granite counter tops & spacious LR & FR. 2 Barns, 3-bay equipment shed, outbldgs, tool, room & pond. 7 acres of blueberry fields & harvesting bldg. \$410,000 #48205
- **Greenup - 183 Rockport Dr.** - Vinyl Cape Cod 1.5 story, 4 BR, 3.5 BA, open floor concept, Master Suite on main level, SS appliances, multi-level deck w/above-ground pool, fenced back yard, 40x60 metal barn/garage insulated w/concrete floor on .62 acre. \$278,000 #45840 (Add'l lot available.)

- **Greenup - Rt. 2 & Rt. 1459 (Low Gap)** Corner lot. Frontage on both roads. .87+/- acre, 40x50 metal bldg w/concrete floor. #48867 \$66,000
- **South Shore - Ky 7 -** Close to AA Hwy. .338+/- Acre Lot . Potential bldg lot or manufactured home lot. \$15,000 #48309
- **South Shore - 973 Johnson Lane -** 8.42+/- acres cleared, level to sloping land. Potential development. Great home sites. Plat in office. \$170,000 #46857
- **Greenup - Tanyard Hollow** (off Rt. 1) - 46+/- Acres. Vacant Land within minutes of US 23. \$55,000 #42211
- **Wurtland - Rt. 503 & Tufts Rd** - Residential Lots (8) ranging from \$17,000 - \$30,000. Varying sizes from 1/2 acre to 1.28 acres. Convenient location & cleared level to rolling. Call for add'l info. #44483-44490
- **Greenup - (Lloyd) US Hwy 23.** Vacant land. 11+/- acres. **Commercial potential.** 500+ft road frontage each side of US Hwy 23. North bound side survey totals 4.74+/- acres. South bound side to be sold as boundary w/apx. 7+/- acres. \$350,000 Please call for more details. #46260

- **Russell - 1601 Diederich Blvd.** **Commercial** property. 2.20+/- acres surveyed. Great location near schools & hospital. \$175,000 #39638
- **Greenup - 1101 Seaton Ave.** **Commercial** Professional office space 7,500 sq.ft. bldg & 2,400 sq.ft. metal bldg on 4+/- acres. Frontage on US 23 w/2 accesses from the hwy. \$485,000
- **Greenup - US 23 & Preston Ave.** - **Commercial** Lot. 1.35+/- Acres. \$125,000 #42325
- **Greenup - US 23 N.** **Commercial** lot, formerly Dairy Queen. 200'x200' lot w/ utilities in place. Paved parking lot. Ready for new business! \$315,000 #37411
- **Ashland - 7220 St. Rt. 5 - Commercial.** 1,700 sq.ft. garage w/3 bays, office/retail area, restroom, on 125x100 lot (add'l lot available). Sewer available. \$60,000 #47587
- **Nursing Home in Great Ashland Area** for Sale. 22 patient facility. 100% occupied. For more specific details please contact our office.

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