

AUCTION

Wednesday, August 26th at 5:30 PM CDT

Location: 9228 S. HWY 259 in McDaniels, KY

Directions: From the intersection of Hwy 60 and 261 in Hardinsburg: head east on Hwy 60 3 miles then turn right on Hwy 259. Drive 9.2 miles on Hwy 259 and the property will be on your right.

Watch for our signs!

Waterfront Lakehouse on Double Lot with Large Dock Slip Rough River Lakefront Custom Built Home



Open house dates: Aug. 2nd, Noon - 2PM & Aug. 18th 4:30-6:00 PM Also showing by appointment.

Property Features:

- 1.5 story home built in 1980 on a .50 acre wooded double lot
- 132 ft of lake frontage
- Lots are gently sloping lot with a gorgeous view of the lake
- Double wide boat slip on a dock string
- 2 Bedrooms - 1 Full Bathroom
- 900 Sq. Ft.
- Kitchenette
- Adjacent dining/living area with Franklin woodburning stove
- Large screened in porch
- Loft with second bedroom and Hunter ceiling fan
- Cooling: window AC unit
- Well water (City water is available if desired)
- Septic system
- Electric from Meade County RECC
- Surveyed dated 2018
- Above 534 line

Auctioneers Note: This 2-bedroom, 1-bath home is located on a gently sloping .50 acre lake-front lot overlooking Rough River Lake. The view from this home is one of the best in the area. The home has a kitchenette, moderate living space with Franklin woodburning stove. The upstairs loft area is next to the 2nd bedroom. It comes with a double wide boat slip in a dock string which is at the base of the property making lake access quick and easy. There are many amenity options from either direction of the property such as restaurants, gas stations, boat/hardware supply stores and post office. There are community recreational areas, beaches and a community boat ramp very close as well. - Jason Blue, Auctioneer

For more information go to kurtzauction.com, contact John Kurtz or Jason Blue, Auctioneers at (812) 452-3191.

Terms: 10% down at the auction, balance due within 45 days. The auction will be held onsite in accordance with the Covid-19 guidelines and restrictions set forth by the Governor. In an effort to encourage social distancing and to accommodate those seeking to stay home, the auction will also be available via absentee and/or phone bidding. Please visit kurtzauction.com or contact Jason Blue prior to the auction for any updates.

Owner: Gina Pendley
Announcements made at auction take precedence over printed material



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