



Estate located at 2568 Watson Rd, Park Hills 63601

List of Home Amenities

- Custom Built 5520 Total SF Home
- Vaulted Ceilings
- 5 Bed 3 ½ bath
- Wisconsin Cut Stone Entry
- Painted Steel Siding
- Architectural Shingles - Installed 2005
- R30 Wall Insulation
- R56 Ceiling Insulation
- 2 Custom Gas Fireplaces
- New High Efficiency Heating and Cooling Units – Installed 2015
- New Stainless Steel Appliances – Installed 2015
- New well pump and plumbing – Set at 235' with great water pressure and taste
- Septic Pumped out, Concrete tank and 400' Drain field– Work performed 11-10-2019
- Security System with cameras
- Auxiliary - Back up Propane Generator
- Buried 500G Propane tank – Amerigas
- Large 36 x 15 Heated and Cooled Sunroom
- In ground 15 x 30 Concrete and Fiberglass Pool – Repainted 2014
- 2 Car garage with stained and sealed floor
- Insulated overhead Garage doors
- Central Vacuum System
- Custom hardwood cabinets, trim and doors
- OVER ½ Mile long Concrete Drive
- Maintenance Free Landscaping
- Jacuzzi Bath with Jets
- 500 AMP Electrical Service
- Electric lines buried – NO OVERHEAD WIRES
- 5 Acre Rocked Shore line Lake
- In the lake Gazebo
- Ample Parking
- Hardwood floors
- Large Laundry Room with storage cabinets



Farm/ Property Details

110 m/1 Acres

Open Rolling pasture

High Yielding Soybean Crop

Income Producing Alfalfa

High Quality Reed Canary Horse Grass

Farm has been soil tested

Fertilized and Limed on a Soil Buildup Program

20' Easement North to Highway B

Concrete and Rocked Drive and Parking

5800 SF Heated finished 2 floor Shop

8- Overhead Doors

3- 12 x 12 Oversized Overhead garage doors

Buried Electric wires to home, shop and 2 residence

Concreted and Covered Camper parking

Overhead Hoist System

Air Compressor and wall mounted air lines

2 bed 1 bath Caretaker/ Rental residence

All Concrete Storm Shelter

Chicken Coup and Fenced turnout

Beautiful Views in all directions

Surrounded by open farm ground and rolling forested hills

Mature Hardwoods

Deer and Turkey Abundant

5 Acre rock lined lake

