

**Scenic Country Home Retreat**  
3810 Manley Hollow Rd  
Vanceburg, KY 41179

**\$379,000**  
5± Acres  
Lewis County



## Scenic Country Home Retreat Vanceburg, KY / Lewis County

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### **SUMMARY**

#### **Address**

3810 Manley Hollow Rd

#### **City, State Zip**

Vanceburg, KY 41179

#### **County**

Lewis County

#### **Type**

Hunting Land, Single Family, Recreational Land, Residential Property, Timberland

#### **Latitude / Longitude**

38.62464 / -83.509358

#### **Dwelling Square Feet**

1,800

#### **Bedrooms / Bathrooms**

3 / 2

#### **Acreage**

5

#### **Price**

\$379,000

#### **Property Website**

<https://arrowheadlandcompany.com/property/scenic-country-home-retreat-lewis-kentucky/83806/>



**PROPERTY DESCRIPTION**

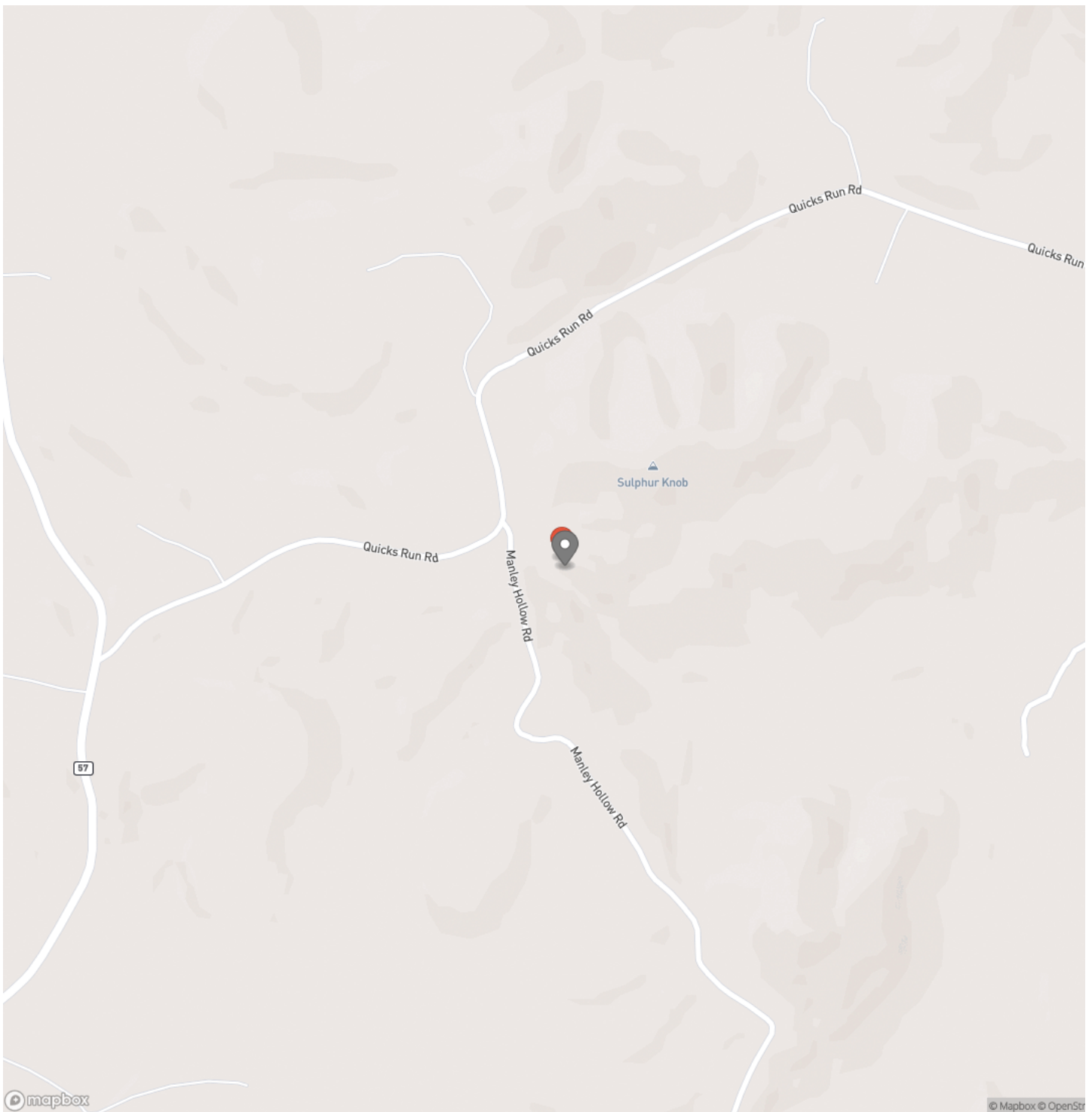
PRICE REDUCED!! Take a look at this beautiful home on acreage, located in Lewis County, Kentucky! Nestled in a secluded setting, this charming 3-bedroom, 2-bathroom log-sided home offers approximately 1,800 sq. ft. of rustic elegance. Inside, you'll find rich hardwood floors throughout, adding warmth and character. The master suite features plenty of space to meet all your needs. Step outside to discover a gorgeous, fully stocked fishing pond - perfect for relaxing afternoons or weekend gatherings. A true highlight of the property is the front porch, which offers scenic views of the beautifully manicured pond. The property spans approximately 5 +/- acres, providing ample space for outdoor activities, gardening, or simply enjoying the peaceful countryside. A metal shop building with concrete floors stands ready for your projects or storage needs. This property seamlessly blends rustic charm with modern amenities, offering a serene and private sanctuary. Don't miss the opportunity to make this unique home your own! Please note: the mobile home currently on the property will be removed after closing. Boundaries are approximate; the seller will provide a survey prior to closing. All showings are by appointment only. If you would like more information or would like to schedule a private viewing, please contact Isaac Singer at [\(606\) 748-6458](tel:6067486458).

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

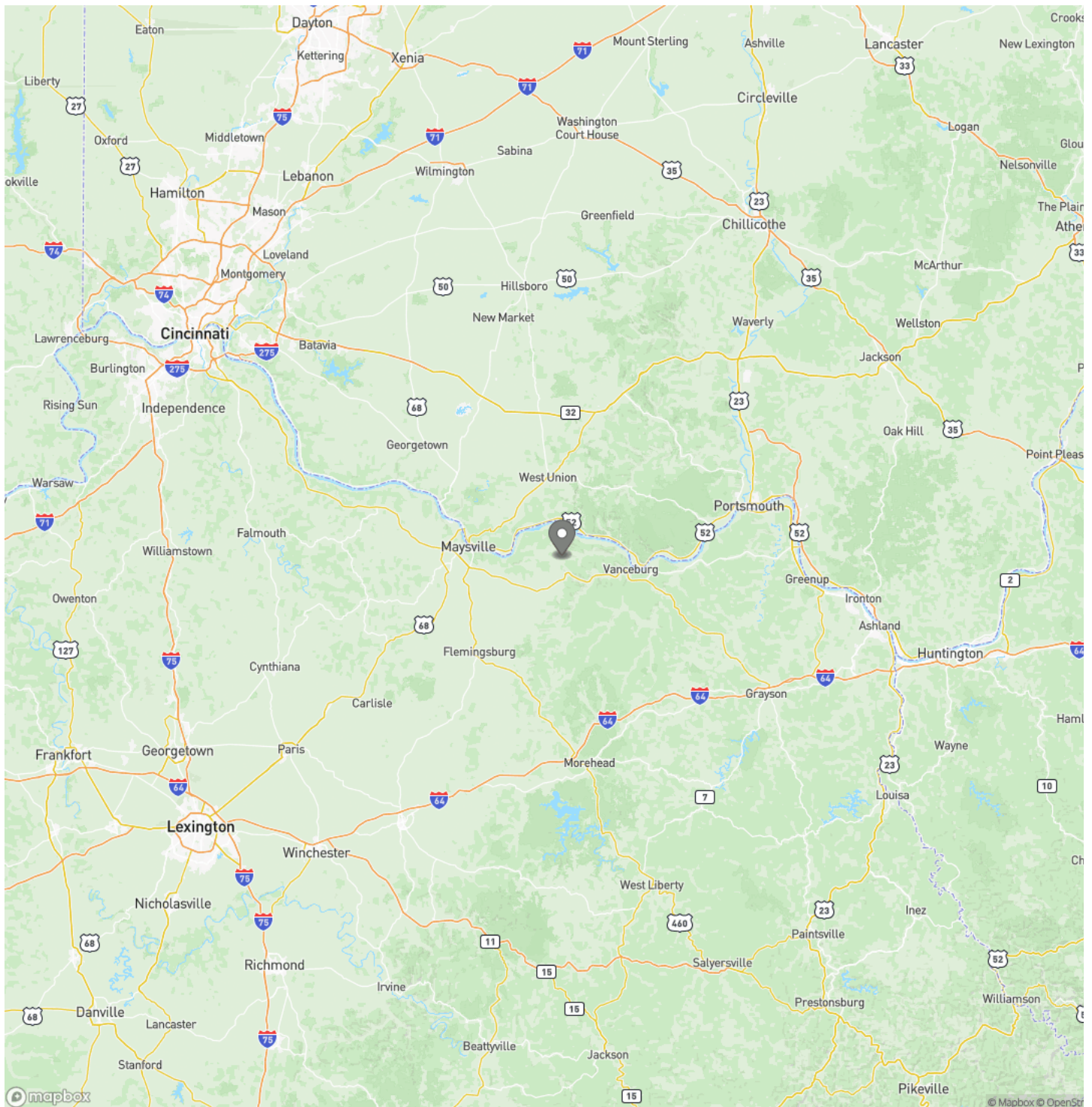
Scenic Country Home Retreat  
Vanceburg, KY / Lewis County



## Locator Map



## Locator Map



## Satellite Map



## Scenic Country Home Retreat Vanceburg, KY / Lewis County

**LISTING REPRESENTATIVE**

**For more information contact:**



### Representative

Isaac Singer

## Mobile

(606) 748-6458

## Email

isaac.singer@arrowheadlandcompany.com

## Address

## City / State / Zip

Flemingsburg, KY 41041

## NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

## This image shows a full page of blank white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page, providing a template for writing or drawing. There are no margins, text, or other markings present.



**<https://arrowheadlandcompany.com/>**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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