

ONLINE ONLY ABSOLUTE AUCTION

Custom Home • 8.5+/- Ac • Shop • Storage Units

OPEN HOUSE
THURSDAY • JULY 23 • 4 - 6 PM

*2060 Old Glasgow Rd.
Tompkinsville, KY*

BIDDING ENDS THURSDAY • JULY 30 • 10 AM



Experience country living at its finest with this exceptional custom-built home situated on 8.5+/- scenic acres in south central Kentucky. Offering approximately 2800 sq ft. of living space in this 1.5 story home that includes 4 spacious bedrooms, 2 bathrooms and 2 half baths. This beautiful residence was constructed with attention to detail in mind and is designed for both comfortable family living and entertaining. The home features a warm and inviting living area with a multi level stone fireplace, a bright sunroom perfect for enjoying sunsets and beautiful hardwood flooring and trim work. Additionally, you will find a partially finished drive out basement and an attached 2 car garage that adds convenience. Offered as tract 2 of the auction, you'll find a large shop building ideal for equipment, hobbies, or workshop space, along with multiple storage units offering endless possibilities for personal or business use. Whether you're seeking a private country retreat, hobby farm potential, or a property with room to grow, this outstanding offering delivers space, versatility, and rural charm. Conveniently located in Tompkinsville, this property combines peaceful country living with easy access to town amenities.

Nathan Groce • Agent/Auctioneer • (606) 688-1925

Bidding & More Info @ EAGLEAUCTIONS.COM



Terms: 10% Buyer's Premium. **RE:** 20% Deposit at conclusion of sale, with balance due in 30 days. 2026 Property Taxes Pro Rated.. Possession with Deed. All Property selling "As Is, Where Is" both surface and subsurface with no warranties. Bidders should complete their own due diligence prior to the sale. Announcements & Updates Precedence Over All Other Advertising.



6.00 +/- ACRES

2.57 +/- 2 ACRES

EXHIBIT ONLY