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**SHAWN RITCHEY
CAI**



Cell
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Switzer & Associates

Shawn Ritchey, CAI

Principal Broker
111 S. Walnut St.
Cynthiana, KY 41031
Office

859-234-2911

859-234-2912

Fax
859-234-6697

Web-site
www.switzerassoc.com

E-mail
switzer2911@bellsouth.net

505 Hutchison Road Bourbon County



6± acres \$429,000 Additional 56± acres available

Cedar Ridge Farm-Francis Hall House circa 1869.

Home was formerly a bed & breakfast and has many modern amenities.

**Located between Paris &
Lexington just off Paris-
Lexington Road (US 27) in
Bourbon Co.**

Property includes:

- 5 bent tobacco barn
- Silo
- Storage building
- Second home (DWMH)
- Gazebo

Home features

Main Level:

- 10ft ceilings
- Entry foyer
- Living room
- Formal dining room
- Eat in kitchen w/new stainless steel appliances
- Home office
- Full bathroom
- Front & rear staircases

Second floor:

- 9 ft ceilings
- 3 bedrooms
- 2 full baths
- Sitting area
- Pine hardwood flooring
- Central heat and air
- Geothermal 2nd floor
- Several fireplaces
- Many updates!

INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE BUT NOT WARRANTED