Xalapa Farm is one of the most stunning and beautiful Estates in Kentucky. Over 1,025 acres, built in the early 20th Century as entrepreneur Edward F. Simms’ vision to create a self-sufficient estate. The property was purchased in 2007 from the founding family by the current owners who began restoring the property to its original glory. Exceptional improvements include the historic brick and stone main residence, “Buckner House,” along with an expansive five-bedroom log residence, stone Gardener’s House, modern office, tennis court, swimming pool, extensive gardens and park-like settings. The property has been used for decades as a top-quality equine facility, and includes broodmare barns, yearling barns, a historic stone training barn with adjacent one-mile training track...and much more! The entire property has been carefully renovated and is in pristine condition, ready to continue as a place of pride for its next fortunate owner.

Listing Price: $11,750,000

Tom Biederman
Broker/Auctioneer
859.312.0606

859.277.2030
1076 Wellington Way
Lexington, KY 40513

BiedermanRealEstate.com
Stone Bridge (circa 1920)
Featured in the film Seabiscuit

Main electronic security gate entrance, one of four
Main residence: Buckner House
Over 6,000 sqft of living space

- Circa 1827
- Fully renovated
- 5 Bedrooms ensuite
- Formal Living Room
- Formal Dining Room

- Large Kitchen with attached Family Room
- Screened Porch
- Attached Guest Quarters
Log residence

- Fully renovated
- 5 bedrooms en suite
- Vaulted ceilings
- Formal Dining Room
- Stone Fireplaces
- Formal gardens with extensive stonework
- Beautiful in-ground pool with fountain
Garden Cottage  
Guest Quarters  
with Full Bath  

Entrance to  
Enclosed Garden Area  

Tennis / Basketball Court  

Pool and Fountain
Crescent Barn

- 16 Stalls
- Tack Room
- Feed Room
- Loft

*Constructed of imported Mexican stone*
Broodmare Barn

- 12 Stalls
- Completely renovated with Lucas Equine Equipment
- Attached Breeding Shed & Laboratory
Aerial view of water tower and adjacent maintenance buildings
Training Barn

- 31 stalls
- 6 horse Equiciser
- Round pen
- Surrounded by several newly fenced paddocks and fields
- Adjacent 1 mile, sand-based training track
Iron gate and fence surrounding vegetable garden area, water tower in the distance

Modern Office: 5 separate offices, kitchenette, 4 car attached garage
Spring fed pond with fountain

Gardener’s house residence
Aerial view of 18 stall barn with adjacent paddocks

2 stall, log Stallion Barn
Log cabin residence near Training Barn

View of Manager’s House
Park like settings

Garden gate entrance from pool area
105' Stone Water Tower

Water Treatment Building
Biederman Real Estate will strive to represent our clients, both buyers and sellers, with the utmost responsibility. Our representatives will always work to our highest abilities to provide successful transactions for all parties.

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1076 Wellington Way . Lexington. KY . 40513
(895)277-2030