



Around the Bend

THE MONTHLY NEWSLETTER OF WOODSON BEND RESORT

14 Woodson Bend Resort • Bronston, Kentucky 42518 • (606) 561-5311
Web Site: www.woodsonbendresort.com

SEPTEMBER, 2019

Manager's Report

By: Mark Sloan

Summer is slowly saying goodbye!!! I hope everyone has enjoyed the past few months here at the Bend. But it's not over yet! Don't forget to plan a trip down on Labor Day Weekend. Labor Day Weekend is always a great time around here with plenty of activities and people to have an exciting weekend. We look forward to seeing you!

Be on the lookout for upcoming information about our 7th Annual Woodson Bend Community Cookout that will be taking place at 5pm on Saturday, September 21st. Please note this is the 3rd Saturday in September. The hope is to cook all day long, fellowship with each other and eat around 5pm. There will be no charge for anyone eating at this cookout. We are looking for volunteers to help provide side dishes. If you are planning on attending please let Lindsay in Administration know so we can plan accordingly. We also need to know if you plan to bring a side dish? This is a great event so don't miss out. Email her at administration@woodsonbendresort.com or give her a call at 606-561-5311.

The Annual Owner's Meeting will be on the 28th of September. Also, be aware that start time for the meeting will be at 11AM. Please take the time to cast your vote and return to us. Your participation is very important for the continued success of our community! Electing Board members is one of the most important things your can do as an owner. The Annual Meeting is also a great opportunity to come in and hear about what it taking place with the Resort financially and hear about some future ideas and plans. We would love to see you there!

During the Annual meeting you will be given an opportunity to fill out forms letting us know if you are interested in serving on any Committees. This is a wonderful way

to participate in the happenings around the Resort and make contributions.

Employee Appreciation Day is coming up on October 4th. It's our "You TACO 'bout our employees, we TACO 'bout how awesome they are" celebration! If you are interested in making a donation you can contact Lindsay in Administration at 606-561-5311 or via email at administration@woodsonbendresort.com. Any donation you wish to make can be billed to your account. We appreciate your support. For some of our newer owners, let me tell you about Employee Appreciation Day. That day is set aside as a day for the owners to show their appreciation to the employees of Woodson Bend. Owners who feel compelled to contribute will make donations or provide door prizes to help make that day special for the employees. It's a wonderful day for all of the employees that includes a lunch cooked by volunteer owners and half day off! So anyone wishing to get involved or donate just give Lindsay a call or shoot her an email.

Lastly, I would like to encourage all owners to contact our Remodeling Department for your condo upgrade needs. Our folks do jobs as small as adding a garbage disposal all the way up to building new side porches....No job is too small or big!!! If you have plans to do some work this winter, let me encourage you to contact us soon.....the fall and winter are shaping up to look very busy! So call now and get scheduled ASAP. We would love to help you enhance your condo! Give Nick a call in maintenance at 606-561-5314 or email him at maintenancewb@woodsonbendresort.com.

PLAN AHEAD!

ANNUAL MEETING 2019

SATURDAY, SEPTEMBER 28TH
11:00 AM - CLUBHOUSE



BAKE SALE

**GARDEN CLUB
GOLF CART WASH / BAKE
SALE / PICKLE SALE**

**Saturday, August 31st
8:30-12:30**

The Garden Club will hold its Golf Cart Wash and Baked/Canned Goods/Pickle Sale on Saturday, August 31st (LABOR DAY WEEKEND) from 8:30-12:30 at the Clubhouse parking area. Your cart will be washed, towel dried, windows cleaned and tires dressed for \$10. WHAT A DEAL!!! Also available: cakes, pies, cookies, canned pickles and preserves.....ALL HOME MADE! YUM!!!!!! Please come out and help support the efforts of your Garden Club!



Most water heaters are only warranted for 5 years. If your water heater is older than this, you may want to consider replacing it with a new one. As the older it gets, the greater risk for it to rust out. This could create a lot of water damage to your unit as well as the unit below, if you own an upper unit. AC Drain lines need to be cleaned each year and AC drain pans need to be checked for deterioration.

Contact Woodson Bend
Maintenance Department
at 606-561-5314.

Golf, Social, & WB Events 2019

08/27-28	Ladies Bluebird Invitational	
08/31	The Brownstones @ Pavilion	8:00pm
08/31	Cart Wash & Bake Sale	
09/01	Labor Day 18 Hole Scramble	
09/02	Labor Day 9 Hole Couples	
09/21	Annual Community Cookout	5:00pm
09/26	William Shearer Golf Outing	
09/28	Annual Board Meeting	
10/05	Buck & Doe Invitational	
10/07	Hal Rogers Golf Outing	
10/18	Euchre	6:00pm
10/19	Poker Run & Chili Cookoff	
12/07	Christmas Breakfast	
12/07	Christmas Party	
12/31	New Year's Eve Party	

PRO SHOP NEWS

August 28

LADIES BLUEBIRD INVITATIONAL

LABOR DAY WEEKEND

Friday, August 30th

Friday Night Scramble

Sunday, September 1

18 Hole Labor Day Scramble 1:00 pm

Members - No charge

Non-Members - \$20

Teams of 4 / Make your own team

Monday, September 2

2 person 9 Hole Scramble

Members- \$10 per team

Non-Members- \$20 per team

Course closed for Aerification

of Greens September 3-4-5th

Friday, September 6th

No Friday Night Scramble

Friday, September 13th

Course CLOSED at 12:00

for Golf Outing

Monday, September 16th

We will start reseeded our fairway. There will be some minor inconvenience but next year the fairways will be very good. Just like #4 is now. The only down side is we will be cart path only from September 16 thru April 2020.

GOLF SHOP LABOR DAY BLOW-OUT SALE!!!!!!

Friday - Monday

August 30-September 2

Employee Appreciation Day

**You TACO 'bout our employees
of Woodson Bend & we will TACO 'bout
how awesome they are!
LETTUCE celebrate them!
Friday, October 4th**

**EMPLOYEE APPRECIATION DAY
lettuce TACO 'bout how awesome our employees are!
Friday, October 4th**

Please reflect on the year & how much that you've enjoyed your resort; it could not have been possible without the workers who took care of your maintenance requests, pool, launches, tee times, mowing, pickle ball courts, dock, playground, billings, correspondences, security, rentals, housekeeping & the list goes on & on. We rely completely on your generosity to make Friday, October 4th something to TACO 'bout. Please send your monetary contributions to ATTN: Lindsay, 14 WBR, Bronston, KY 42518 or you can call 606-561-5311 or email administration@woodsonbendresort.com to have a contribution billed to your monthly statement. ONLY with your generosity can we make this day a spicy kinda special for our employees! We will be serving a "taco bar" themed lucheon this day as well, all Owners are welcomed and encouraged to volunteer.

7TH ANNUAL COMMUNITY COOKOUT

**WB PAVILLION
SAT., SEPT. 21ST
5:00 PM**

WB supplies the meats,
just bring your favorite side dish
and/or dessert & drinks of choice!

There will be an inflatable
slide for the kids!

**COME JOIN US
FOR A DAY OF
FUN!**

To RSVP & if you plan on
bringing a side dish or dessert,
please contact Lindsay at
administration@woodsonbendresort.com or call 606-561-5311.





THE BEND AD-VISOR

SEPTEMBER 2019



FOR SALE: Unit 10-3 Uniqueness! 100 yds. from the Clubhouse & Pool. Fabulous **LAKE VIEW!** 2BR, 2BA, walk-thru large closet, fully furnished.
Price Reduced ~~\$149,000~~ Now \$139,900 and negotiable Call Charlie at 513-678-4155

For Rent at Woodson Bend : Condo 7-3

Extremely large luxury condo 1BR, 1BA Sleeps 6. Contact Tony Marcum@859 512 8018 or email tmarcumrentals@yahoo.com.
View on line at www.tmarcumrentals.com or contact Jamma Underwood Director of Rentals @ Woodson Bend 606 561 5300.
This condo is available for long or short term or just for the weekends at the Bend !!!

FOR SALE-1/3 ownership in condo 98-4.

Enjoy the Bend at 1/3 the cost of full ownership.
2BR/2BA lower level unit. Golf cart storage, laundry room, all new appliances and TV. New carpet in LR and Hall. Includes golf cart and private concrete patio.
\$49,900. Contact Bill Girton at (513) 609-6029

For RENT: Unit #54-2

Upstairs unit on cul-de-sac: on putting green. Furnished. Small 2br/1ba. Fireplace. Stack washer & dryer. Golf cart storage. 100 yards from the pool/Clubhouse. Pets; perhaps? Updated kitchen w/ dishwasher. Porch & small sundeck & concrete patio with gas grill. One year lease (possibly longer) \$875 mo Plus utilities or \$1000 mo No Utilities. Call Steve Winter @ 513-235-0535.



MUST SEE TO APPRECIATE!!!
PHONE 606-561-5953

30-2 LIFE WAY – VERY BEAUTIFUL CONDO WITH LOTS OF EXTRAS!!!

2 Bedrooms, 2 Full Baths, Living Room (Gas Fireplace) & Kitchen Combo, 12 Ft Deck with Vinyl Sliders, Side Covered Porch, Fully Furnished and all Appliances Stay, Kitchen & Bathrooms Updated (Granite Counter Tops & Vanity Tops), Common Area with Golf Cart, Nice Landscaping & etc.

MLS # 34770 **\$139,900**
Contact Dorcas Hunley
PHONE 606-561-5953



LAKE CUMBERLAND REALTY TEAM!
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Nancy Bigelow
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Bronston, KY 42518
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Cell 606-271-1005

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Pick up brochure at Lake Cumberland Realty office just outside the gate!

We live on the resort and will show units anytime, so please call!



Linda Skaarup
606-305-2699



Tammy Price Anger
606-219-5299



(606)
679-4316
MyEagleRealty.com

98-2 is a beautiful, well maintained, 3 bedroom / 2 bath condo with an awesome screened in porch, lake view (in the back) and golf course view in the front with golf cart storage. Comes fully furnished and move in ready! Call Eagle Realty today at 606-679-4316 for your private showing of MLS#34747

\$215,900



FOR SALE:

2015 Yamaha V1 Waverunner for sale.
Always garage kept & excellent condition.
Only 30 hours. Includes trailer/cover.

\$5900

Call John, unit #12-2 at 502-545-6332

*Advertise
With Us*

FOR SALE: BUNK BEDS!!!

Two sets of bunk beds (4 beds) for sale. Includes
4 mattresses, 4 bunk boards, 4 mattress pads, 4
sets of sheets, 4 blankets, 4 comforters & 2
ladders. Excellent condition! **\$400**

Call Ken Foley (6-2) at 513-885-0394

This is no BULL.....someone is missing their
awesome bull float!!! If this is yours,
please call

Ken Kerkhoff to claim @ 859-433-5966



HOME OF

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606-561-7115

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**MULTIPLE ITEMS FOR
SALE!!!!!!!!!!**



**LIGHT COLORED COUCH IS \$250,
ALL OTHER**

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Vicki Burchfield
Realtor

606-305-1879



vicki@turnerrealtygrp.com

www.LakeCumberlandHomeFinders.com

606 679-SOLD



I am Vicki Burchfield, a full-time Owner since 1989. I have had the pleasure of representing Sellers & Buyers of our Resort for 15 years. If you, or someone you know, are in need of a realtor, please let me help!

15-1 Lower level with 2 bedrooms, 2 baths, updated kitchen, laundry, screened in porch & off street parking. MLS 34024 \$99,900.

18-1 LAKE VIEW! Lower level with 3 bedrooms, 2 baths, open living space, and laundry. Condo has 6 foot core space. Common area side porch and cart storage. MLS 33527 \$179,900.

21-3 Upper level with 2 bedrooms and 2 baths and open living area with glassed porch for additional space. Updated kitchen with large island. On #7 fairway. MLS 30429 \$130,000.

31-2 Upper level with 2 bedrooms, 2 baths, open living space, and laundry. Common area cart storage and off street parking. Newer HVAC! MLS 33469 \$99,900.

31-3 Upper level with 2 bedrooms, 2 baths, open living space, screened porch, common area golf storage, and off street parking. MLS \$89,900.

60-1 Lower level with 3 bedrooms (1 bunk) 2 baths, updated kitchen & core space. Screened porch, near the pool, and off street parking. MLS 33747 \$134,900.

61-1 Lower level with 2 bedrooms 2 baths, open living area with glassed porch for extra space. Common area side porch and cart storage and off street parking. MLS 30527 \$124,500

69-3 Upper level with 2 bedrooms and 2 baths, 4 ft. Bedroom extension and core space also in screened porch. Common area cart storage and off street parking. MLS 30781 \$119,900.

78-3 Upper level with 2 bedrooms, 1 bath, updated kitchen & screened porch. Large cart storage & off street parking. MLS 34218 \$79,500

100-2 Lake View. Upper level condo with 3 bedrooms, 2 baths. Updated kitchen, laundry, & storage. Fully expanded with core four & 8 ft expansions. MLS 34423 \$199,000.

Shopwoodsonbend.com

SOLD- 1-4, 7-2, 361 Cathedral Villas
SALE PENDING- 11-2, 42-2 & 65-4

LAKE CUMBERLAND TEAM!



Advantage Realty

Nancy Bigelow
814 Colyer Road
Bronston, KY 42518
Office 606-561-5335
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Welcomes you to Woodson Bend Resort

"The greatest vacation or retirement community on beautiful Lake Cumberland"

LET US GIVE YOU A TOUR OF THE DIFFERENT STYLES, PRICES AND SIZES NO SALES PRESSURE

If quiet, relaxed, and carefree resort living is on your "bucket list", let us show you our 2 and 3 bedroom units. Beautifully remodeled units, units with expansion possibilities, units with golf course views and units overlooking Lake Cumberland.

WE ALSO SELL RESIDENTIAL HOMES AND LAKE AREA PROPERTIES.

All units completely furnished.

2 bedroom/2 bath TREMENDOUS DEALS

20-2 \$119,900 2BD/2BA MUST SEE! Open floor plan. All new windows throughout with the porch becoming part of the condo. New kitchen cabinets, appliances. Golf cart storage. Cart not included. **(*348.03) MLS33278 SF1087**

21-2 \$124,900 2BD/2BA Save money by not having to redecorate. Covered walk way, vinyl sliders. Great kitchen.

On #7 Fairway. **(*351.03) MLS18740 SF1087**

23-1 \$129,900 2BD/2BA Close to the pool & nestled in the trees. Add your personal touches & start making memories.

On #7 Fairway. **MLS31802 SF1119 (*350.14)**

41-3 \$119,000 2BD/2BA READY SET GOOOO!! This unit is tastefully furnished and ready for Summer. The features include two bedrooms, two baths, nice kitchen and appliances. Plenty of parking, golf cart storage. Let's go take a look.

MLS34567 1087.9SF (*346.19)

50-3 \$109,900 2BD/2BA Condo on the golf course. Includes eat-in kitchen and Jacuzzi tub in the master bedroom.

Overlooks # 2 fairway. **(*348.20) MLS 32672 SF1089**

69-4 \$160,000 2BD/2BA This is a really nice condo, washer/dryer, large expanded kitchen. Nice view of #7. Great golf cart storage! **MLS33884 (*360.28) SF1279.10**

78-4 \$114,900 2BD/1BA This is a really cute nice clean condo, washer/dryer and nice modern kitchen. Laminate floors, Vinyl sliders. Huge golf cart storage! Automated garage door opener. Can easily add a 2nd bath. Nice private location.

Across from the lake, private cul-de-sac **MLS34704 (*342.52) 1038.1SF**

2 bedroom/2bath EXPANDED REMODELED

29-3 \$124,900 2BD/1BA Core space to make kitchen larger and add a beautiful, expanded master bathroom with walk in closet. Master is 4 Ft larger than most. Great as is but has potential for so much more!!! **(*351.44) MLS 27119 SF1108**

65-3 \$114,900 2BD/2BA Opportunity to get a core expanded unit. Golf cart storage. Easily updated with your own taste and even add a 3rd bedroom. **HEATING/AIR UNIT in 2014, a \$6000 value. (*358.55) MLS 32740 SF1218**

3 BD EXPANDED/REMODELED

67-2 \$129,900 3BD/2BA Looks down the #7 fairway! You're going to miss a good one if you don't make an offer. **(*365.66) SF1342 MLS18741**

2 & 3 bedroom LAKEVIEW

108-4 \$239,000 2BD/2BA One of the more recently built units. Large side porch, golf cart storage. Glass enclosed porch and a great view of the lake from the kitchen, dining room & living room. Updated kitchen and bathrooms very open floor plan on the lower level. **(*357.67) MLS33579 SF1364**

104-1 \$199,900 3BD/2BA Lower level, lake view. Glassed in porch to create a larger living room area. Lowest priced lake view unit. **MLS31799 (*362.56) SF1304**

107-1 \$215,000 Features really good lake view, **3BD/2BA**, nice kitchen, extended living room, glassed in porch area, 8' bump-out, and golf cart storage. **(*378.99) MLS32352 SF1571**

122-3 \$265,000 3BD/2BA One of the largest condos at the Resort with a full loft for bed & sitting area, cathedral ceilings. Possible 3rd bath. **MLS31839 SF1679 (*387.68)**

105-2 3bedroom option. 2 bath \$179,900 Glassed in porch, screened in side porch and an open floor plan. What a deal! You don't have to go through all the remodeling construction and paying out of pocket for some else's decorating taste. **(*350.90) MLS 22903 SF1084**

Don't let the resort fee concern you as it covers...daily garbage pick-up, water, sewer, insurance on the building, mow grass, weed-eat, rake and remove leaves, maintain the roof, siding, steps and most importantly 24hr security.

Pick up a brochure for a full listing of resort units and other property listings in our area at our office, or visit us at

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