

## PREPARED BY



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**Single Family**  
**MLS# 2119583 Active**

**18562 LAKE LINDSEY RD**  
**Brooksville, FL 34601**



**LP\$99,900**



Property of Hernando County MLS

**Subdivision:** Unrecorded  
**Current Zoning:** AG  
**Acres:** 2.50  
**Lot Dim. Aprox:**  
**Lot Dim. Source:**  
**Mobile/Manuf Type:** N/A  
**Level/Stories:** 1  
[Hernando County Tax Link](#)  
**Contact Property Appraiser** (352) 754-4190  
**Elem. School:** Brooksville  
**Mid. School:** Parrot  
**High School:** Hernando  
**School Yr-Yr:** 2010-2011  
**Near. Cross St.:** Lake Lindsey

**Bed/Bath/Gar:** 3/ 1/ None  
**Split Plan:** No **Half Baths:** 0  
**Carport:** 1 Car Carport  
**Year Built:** 1957  
**Apx Liv SqFt:** 836  
**Apx SF Under Rf:** 1,292  
**SF Source:** Tax Rolls  
**LP Per Liv. SF:** \$119.50  
**Private Pool:** No  
**Community Pool:** No  
**Fireplace:** No  
**Paved Rd:** Yes  
**Waterfront/Frntge:** No/

**Directions:** US HWY 98 N of Brooksville, Turn W on Lake Lindsey Rd (CR476) follow L to Sign (~1/2 Mile)

**Remarks:** Florida Cracker House on 2.5 Acres. Wood burning stove, tongue in groove wood frame. Huge Oaks, Numerous outbuildings & sheds. Ideal for simple country living.

**Equip. Appliances:** No Appliances

**Rooms:** Inside Laundry Rm

**Master BR/BA:**  
**Flooring:** Ceramic Tile , Wood

<b>Living Rm:</b>	<b>MBR:</b>	<b>Den/Office:</b>	<b>Scrn Porch:</b>
<b>Great Rm:</b>	<b>BR 2:</b>	<b>Loft:</b>	<b>Lanai:</b>
<b>Dining Rm:</b>	<b>BR 3:</b>	<b>Media/Game:</b>	<b>Florida:</b>
<b>Kitchen:</b>	<b>BR 4:</b>	<b>Bonus Rm:</b>	<b>Garage:</b>
<b>Family Rm:</b>	<b>BR 5:</b>	<b>Bfast Nook:</b>	<b>Workshop:</b>

**Int. Features:** Wood Burning Stove , Wood Cabinets

<b>Construction:</b> Foundation-Piers , Frame	<b>Garage/Prkg:</b> Drive-Gravel , Drive-Private
<b>New Const./Type:</b> No/	<b>Style:</b> Cracker
<b>Builder Name:</b>	<b>Roof:</b> Asphalt/Fiberglass Shgl
<b>Builder Model:</b>	<b>Fence:</b> Barbed

**Pool/Pool Extras:**

**Ext. Features:**

<b>Area/Map Code:</b> 05/ N4	<b>Utilities:</b> TV Antenna
<b>Acreage Info:</b> Over 2 to 4 Acres	
<b>Lot SqFt:</b> <b>Addl Acreage:</b> No <b>Waterfront:</b>	
<b>Road Type:</b> County/City Maintained	<b>Water/Sewer:</b> Septic - Private , Well - Private
<b>Lot Description:</b> Acreage , Scattered Oaks	<b>Heat/Cool:</b> Cool-Wall/Window , Heat-Other
<b>Rear Exposure:</b>	<b>Energy Feat.:</b>

**Complex Name:** **Comm. Restrict.:** None

**HOA/COA:** No **HOA/COA Fees:** \$ **Condo Unit:**  
**HOA/COA Sched.:** **Mthly Maint. Fee:** \$ **CDD:** No **CDD Fees:** \$

**Condo/HOA/CDD Fee Incl.:**

**Community Amenities:** None

<b>Sec/Twp/Rng:</b> 29/ 21/ 19	<b>Homestead:</b> Yes	<b>Greenbelt:</b> No
<b>Subdiv/Block/Lot:</b> 0/ 0210/ 0000	<b>City/Co. Special Assmnt/Fee:</b> No	<b># of Residences:</b>
<b>Unit#:</b>	<b>Key #:</b> <a href="#">00862542</a> <a href="#">00862542</a>	<b>Living SF (Oth. Res.):</b>

**DOR Use Code:** 1 **Legal Description:** NW1/4 OF SW1/4 OF NW1/4 OF SE1/4 AKA PT OF LOTS 7 & 8 TOWN OF STAFFORD AKA PAR 2 OF CLASS D SUB AS APPROVED BY PLANNING DEPT (S-04-067)

**Short Sale:** No **Lender Owned/REO:** No **Agent Owned:** No

**Special Info:** Sold As Is **Docs on File:** Sellers Disclosure **Terms Avail.:** Cash , Conventional

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All information regardless of source, including but not limited to, square footage, sizes, room dimensions, property taxes, and school information deemed reliable, but is not guaranteed and should be verified by personal inspection and/or with a appropriate professional(s).