

PREPARED BY



LAUREN ANDREW
TOMMIE DAWSON REALTY
 675 Ponce De Leon Blvd.

Email : laurena@tommiedawson.com



Brooksville, FL 34601

Office Ph# : (352) 796-4948

Cell Ph# : (352) 346-4624

Fax Ph# : (352) 796-1948

Single Family
MLS# 2114646 Active

22702 SKYVIEW CIR
Brooksville, FL 34602



LP\$625,000



Property of Hernando County MLS

Subdivision: Spring Lake Forest
Current Zoning: AG
Acres: 7.70
Lot Dim. Approx:
Lot Dim. Source:
Mobile/Manuf Type: N/A
Level/Stories: 1
[Hernando County Tax Link](#)
Contact Property Appraiser (352) 754-4190
Elem. School: Moton
Mid. School: Parrot
High School: Hernando
School Yr-Yr: 2009-2010
Near. Cross St.:

Bed/Bath/Gar: 4/ 3/ 2
Split Plan: Yes **Half Baths:** 1
Carport: None-Carport
Year Built: 2003
Apx Liv SqFt: 3,168
Apx SF Under Rf: 3,993
SF Source: Tax Rolls
LP Per Liv. SF: \$197.29
Private Pool: Yes
Community Pool: No
Fireplace: Yes
Paved Rd: Yes
Waterfront/Frntge: No/

Directions: From the intersection of US HWY41 & Powell Rd Go E on Powell Rd, turn S on Batten Rd, turn W on Skyview Circle follow to address - no sign -

Remarks: Live in the Mountains of Brooksville. 4/3.5 Pool home with game room and office. Large gourmet kitchen with custom range hood, pass through fireplace, Large guest room with private bath, and too many architectural details to list. Entertainment system wired for surround sound with speakers in place. Video Monitored security system set up with 3 vantage points. Walking trails, outdoor wood swingset, gazebo, fenced small dog run. Large pasture area ready for horses, natural buffer provides a lot of privacy. Home looks perfect, ready to move in. Please see the virtual tour for additional photos not included in MLS.

Equip. Appliances: Ceiling Fan(s) , Cooktop-Gas , Dishwasher , Disposal , Garage Door Opener(s) , Intercom , Laundry Tub , Microwave , Oven-Electric , Propane Tank , Range Hood , Refrigerator , Security System , Smoke Detector(s) , Water Softner Owned

Rooms: Breakfast Nook , Den/Office , Dining Room Formal , Eat-in Kitchen , Entrance Foyer , Kitchen Gourmet , Living Room Formal , Master Bedroom Suite , Media/Game Rm **Master BR/BA:** Dual Sinks , Garden Tub , Separate Tub/Shower , Walk-In Closet(s)

Flooring: Carpet , Ceramic Tile , Wood

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

Int. Features: Breakfast Bar , Ceiling-Trey , Counters-Stone , Drapes , Fireplace-Gas , Kitchen Isle , Laundry Closet , Pantry , Window Treatment(s)

Construction: Concrete Block , Stucco	Garage/Prkg: Attached , Drive-Paved
New Const./Type: No/	Style: Contemporary
Builder Name: Hammerhead Construction	Roof: Asphalt/Fiberglass Shgl
Builder Model:	Fence: Wood , Other-See Remarks

Pool/Pool Extras: Diamond Brite Finish , In Ground Pool , Screen Enclosed
Ext. Features: Door-Sliding Glass , Gazebo , Landscaped , Outdoor Lighting , Patio-Screened , Window-Sliding

Area/Map Code: 08/ G5 **Utilities:** Other-See Remarks

Acreage Info: Over 4 to 9 Acres

Lot SqFt: **Addl Acreage:** No **Waterfront:**

Road Type: **Water/Sewer:** Septic - Private , Well - Private
Lot Description: Rolling **Heat/Cool:** Cool-Central Electric , Heat-Central Electric
Rear Exposure: **Energy Feat.:**

Complex Name: **Comm. Restrict.:** Deed Restrictions

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:

Sec/Twp/Rng: 13/ 23/ 19	Homestead: Yes	Greenbelt: No
Subdiv/Block/Lot: 1227/ 0000/ 0370	City/Co. Special Assmnt/Fee: Yes	# of Residences:
Unit#:	Key #: 00943493	Living SF (Oth. Res.):
DOR Use Code: 1	Legal Description: SPRING LAKE FORESTRTRACT 37ORB 1355 PGS 1362 & 1364	

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

Special Info: **Docs on File:** Aerial Photo **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).