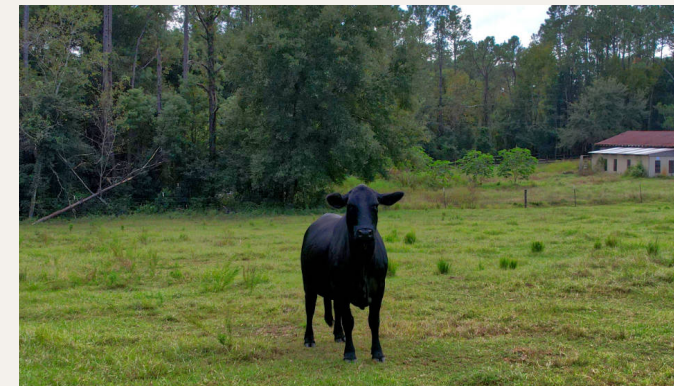


4048 Spring Lake Hwy

1,711 SF Home | Barn | Private Pool



Listed By

Robert Buckner

352-238-6930

robert@bucknerrealestate.com

Charles Buckner

352-848-5545

charles@bucknerrealestate.com

 **Buckner**
REAL ESTATE, INC.



Property Summary

Peaceful Country Living only 30 minutes +/- to Tampa and 60 minutes +/- to Orlando!! Home in immaculate condition in the Spring Lake community on 2.79 net acres. Bring your toothbrush and move in immediately! Home and property elements were recently remodeled including fresh paint inside and out. Brand New Kitchen elements, Brand New Master Bath, new Kohler sink and Moen fixtures, and a new dishwasher. Freshly refinished pool deck and pool interior, pool plumbing and new pool pump. New elements: Commercial grade 30-mil VLP flooring, tile in kitchen, 15 Low E windows, vinyl soffit, Leviton HD outlets and Decora light switches, interior & exterior doors, Master bath sink & Moen faucets, 40-gallon hot water heater. LED lighting throughout the home & exterior. 30-year 3-dimensional roof installed approximately 8 years ago. 36' x 36' barn with large RV concrete pad with a water & septic hookup. Two carports. Brick patio & fire pit. Automatic attic exhaust fan to minimize electric cost. Detached CB utility/laundry room (17/4' x 9.4') with separate water heater & new AC wall unit. Wonderfully landscaped and scattered oaks. 6" well with new elements and a huge storage tank. The House area is fenced and gated, so bring your horses or cattle. There is an existing chicken coop. Detailed floor plan available and a virtual tour to appreciate a special home and property. The home and property are truly special and should not last long!

Highlights

- Many new features and improvements made to the home
- Beautiful and convenient location for shopping and other activities
- Home, pool, barn, and RV concrete pad (water and septic hookup) all on site

Location Information

Site Address	4048 Spring Lake Hwy
City, State, Zip	Brooksville, FL 34602
County	Hernando

Property Information

Property Type	Residential
Parcel Key #	389840
Zoning	Agricultural (AG)
Lot Size	2.79 Acres
Taxes (2022)	\$3,214.55
Price	\$479,000

Home Information

Total Building Area	2,595 SF
Living Area	1,711 SF
Year Built	1971
Bed/Bath	3/2
Carport	2 Carports
Extra Features	Pool, fire pit, utility/laundry room, and more on page 5



Property Features, Improvements and Additional Information

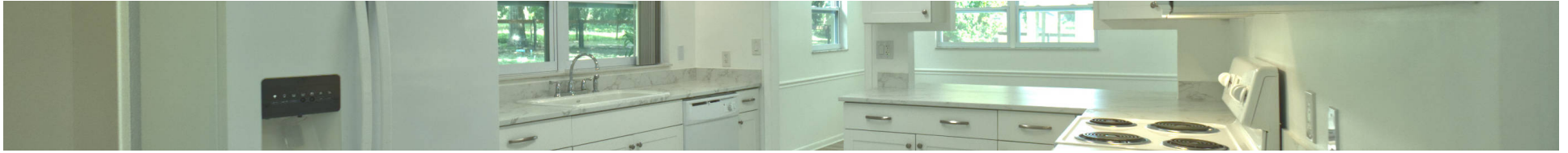
Pages 4-6

Exterior

- 4' Vinyl Eaves – Provides extra shading for lower cooling bills. Easy cleaning too.
- 2 Car Ports – both can be easily enclosed if desired.
- Automatic Attic Exhaust Fan – lower cooling bills.
- Roof Ridge Vent – lower cooling bills.
- 3 New GFCI External Outlets (east and west exterior walls).
- Freshly rebuilt hose bibs on all sides of home.
- Freshly Painted with high-end Valspar paint.
- 15 New Lo-E Windows in all rooms.
- 6" well with 1.5 HP pump, new control boxes, pressure switch & wiring.
- Pool refinished with new Epoxy.
- New Heavy Duty Pool pump and plumbing. Rebuilt Stainless Hayward DE filter system.
- Pool Decking freshly redone with epoxy paint.
- Screen room – brand new. Door also new.
- Six new Living Room double-pane windows/doors (toward pool – great view).
- Newer 30-year 3-Dimensional Roof – about 8 years old.
- All New Fiberglass Exterior Doors.
- Professionally Landscaped with mature fruit (citrus & mulberry) & shade trees.
- Fertile soil for crops or grazing. Unlike sugar sand parcels north and west of here.

Confidentiality & Disclaimer

The information on the following pages was provided directly by the seller. Buyer to confirm any and all aspects on this page.



Property Features, Improvements and Additional Information

Interior

- Brand new Master Bathroom.
- Brand New Interior Doors.
- All Bedrooms have double extra large windows (new). Easy inside cleaning too.
- All Baths have a large window plus exhaust fan that sucks humidity & odors outdoors.
- Heavy Duty 12/2 wiring and Heavy Duty outlets throughout home. Décor Switches.
- Commercial Grade Lifetime Warranty Vinyl Plank Flooring w/ 30 mil. aluminum oxide coating.
- New A.O. Smith Hot Water Heater – 40 gallon.
- New or newer ceiling fans throughout home.
- Freshly painted walls and ceilings – white w/ Behr Premium paint. Easy to paint over too.
- 1-2 Year supply of air filters (\$300) included – located in 2nd bedroom closet.
- All manuals, paint color charts, etc . – located in 2nd bedroom closet.

Kitchen

- Eat-in area on west side – for small table.
- Pocket Door to keep pets or kids in/out.
- Deluxe \$450 LED Quite, High Volume Exhaust Fan.
- 1" Thick Commercial Counter Tops (not the cheap 1/2" ones).
- Brand New Upgraded Plywood Soft-Close Cabinets.
- Brand New Dishwasher w/ GFCI outlet (under sink).
- Moen Faucet, Kohler Sink.

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Property Features, Improvements and Additional Information

Some Ideas for Improvements

- Enclosed house car port. Add laundry area if desired.
- Install new siding and doors on barn \$5k-\$10k. Paint barn roof. Barn is solidly built.
- Enclose Utility Room carport to make garage, storage room or huge workshop.
- Build garage, in-law suite or workshop on pad next to barn.
- Barn can be removed if not needed. I had offers to remove it at no cost if they keep the wood.
- Existing semi trailer included for free (\$3k value) can be easily convert into a storage shed.
- Pave driveway from road to front of house to carport. Widen wooden gate for car to fit.
- Paint a mural on pool wall – opposite LR windows.

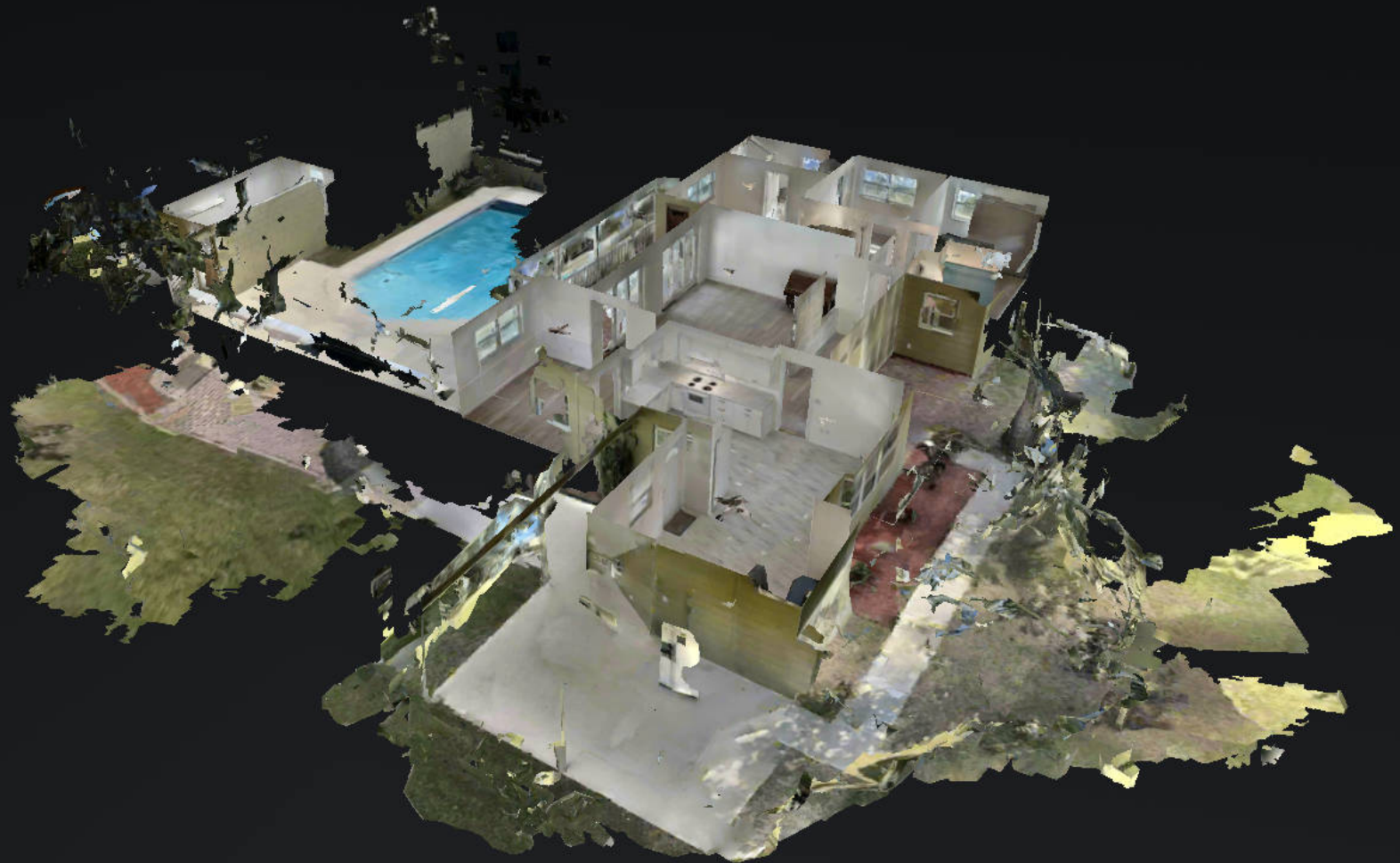
Location

- 10 minutes to town for shopping, banking, Lowe's, doctor, dentist, etc. – 30 minutes to Tampa, 30 minutes to beaches, 45 min to Disney.
- High & Dry, no flood insurance needed.
- Walking distance to private Spring Lake for evening walks or bicycling.
- Fresh country air and cooler nights than in city (6-8 degrees cooler on average in summer).
- Light breeze most of the time due to 190' elevation and open fields.
- Overall, a very bright, happy and healthy place to raise your family or retire.

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3D Tour Link



View the tour [here](#)

Floor Plan

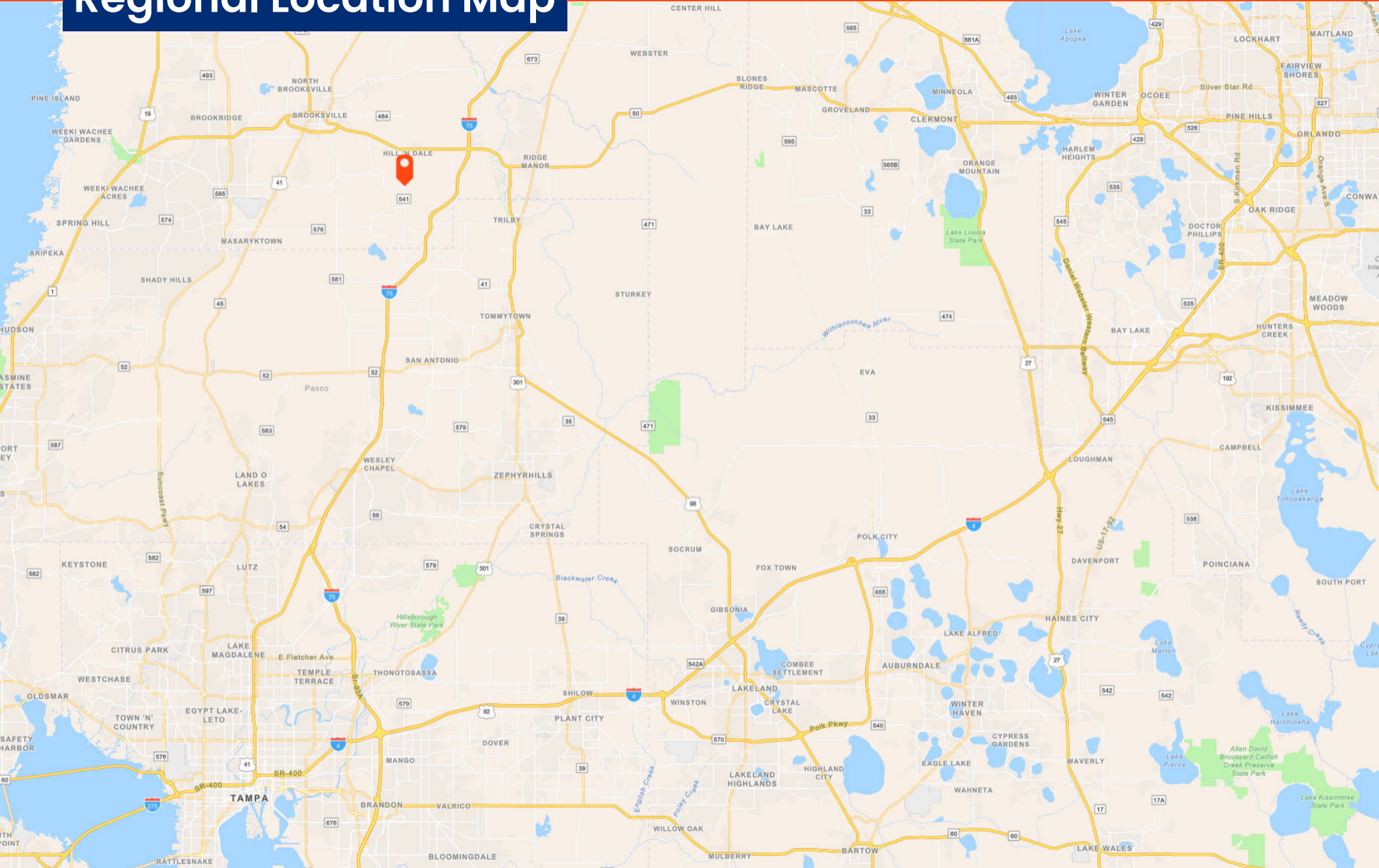


Land ID Access

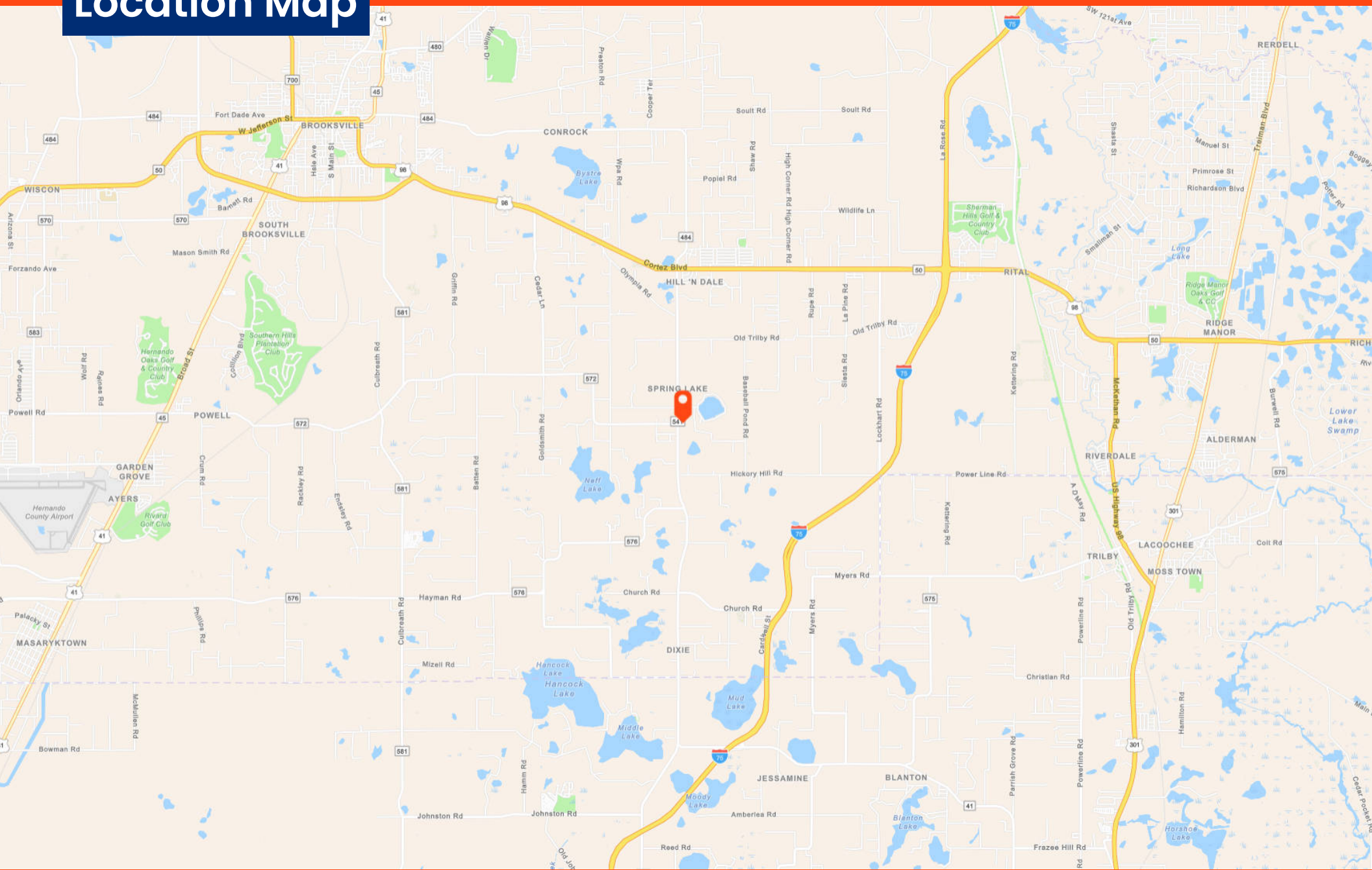


View the map [here](#)

Regional Location Map



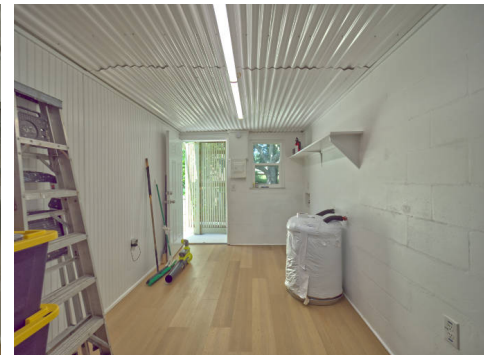
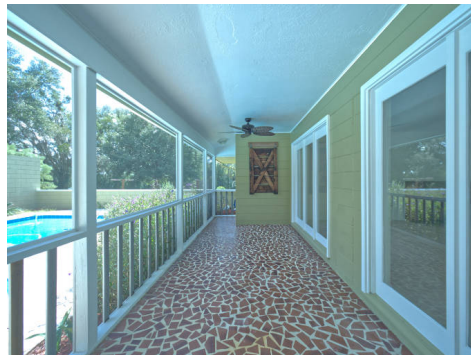
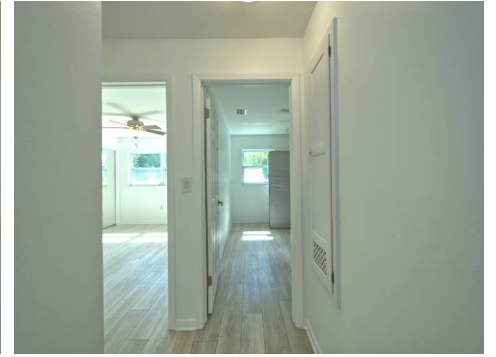
Location Map



Property Aerial







are approximate







Robert Buckner

Broker/Owner

robert@bucknerrealestate.com

Office: 352 796 4544 | Cell: 352 238 6930

About & Experience

Robert has been the broker-owner of Buckner Real Estate since 1987. He is the sixth generation of his family to reside in Hernando County, Florida. Over 35 years of experience and integrity in all aspects of real estate brokerage, and he established a company that endeavors to provide superlative professional service, advice and assistance to clients. Robert is an avid golfer, hunter and Florida Gator fan.

Education & REALTOR® Involvement & Awards

- Attended the University of Florida and graduated from St. Leo University Cum Laude with a BA degree in Business Administration
- Member of National Association of REALTORS®, Hernando County Association of REALTORS® and past District Vice-President of the Florida Realtors®
- 1989 President of Hernando County Association of REALTORS®, 2012 Realtor of the Year Award and 2-time recipient of the Civic Achievement Award
- Numerous courses in commercial real estate investment and appraisal technique

Current Board Involvement

- 2022-2024 President of Gator Boosters, Inc.
- Hernando Progress, Inc.
- Brooksville Vision Foundation, Inc.
- Hernando County Business Alliance

Buckner Real Estate, Inc.

11 N Main Street
Brooksville, FL 34601



Charles Buckner

Senior Associate

charles@bucknerrealestate.com

Office: 352 796 4544 | Cell: 352 848 5545

About & Experience

Charles marks the seventh generation of his family to live in Hernando County. From having grown up right here in Brooksville, he credits his first real estate interests stemming from the time spent with his father, Robert Buckner, hunting and picking oranges on the local land from a young age. Charles went on to earn his real estate degree from the University of Central Florida and his Master's in Real Estate from the University of Florida. He has since moved back to Brooksville and utilized much of what he learned to spearhead the brokerage's new look and features that are seen in use today. Charles is a devoted gym-goer and greatly enjoys the aquarium hobby.

Education

- BSBA in Real Estate, University of Central Florida
- Master of Science in Real Estate, University of Florida

Community Involvement

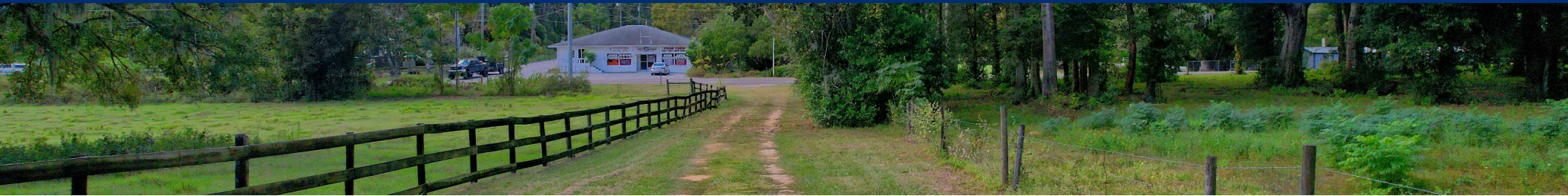
- Board Member, The Ederington foundation
- Member, The Murray Family Foundation
- Member, Hernando County Chapter of the Coastal Conservation Association

Focus Areas

- Land Brokerage
- Commercial Brokerage and Leasing

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Buckner Real Estate, Inc. aims to provide accurate information that is garnered from sources we deem as reliable for this property. We do not guarantee this accuracy. Buyers should rely on their own research.