

W7884470 22250 HAYMAN RD, BROOKSVILLE, FL 34602

County: Hernando
Subdiv: ACERAGE
Subdiv/Condo:
Beds: 3
Baths: 3/0
Pool: None
Property Style: Single Family Residence
Lot Features: Cleared, Farm, Landscaped, Pasture/Agriculture, Zoned for Horses
Total Acreage: 5 to less than 10
Minimum Lease Period: No Minimum
Garage: Yes **Attch:** Yes **Spcs:** 3
Garage/Parking Features: Bath In Garage
Assigned Spcs:
New Construction: No
Property Condition:
LP/SqFt: \$281.86
Home Warranty Y/N:
Flood Zone Code: X
Total Annual Assoc Fees: 0.00
Average Monthly Fees: 0.00

Status: Active
List Price: \$889,000
Year Built: 2014
Special Sale: None
ADOM: 0
CDOM: 0
Pets: Yes
Max Times per Yr:
Carport: Yes **Spcs:** 2
Permit Number:
Proj Comp Date:
Heated Area: 3,154 SqFt / 293 SqM
Total Area: 5,076 SqFt / 472 SqM

A rare opportunity to own a property where construction meets intention. Built to endure and designed to live differently, this nontraditional Florida home offers a level of durability and self-sufficiency rarely found in today's market. Constructed with poured concrete walls, concrete wood-look siding, and set over a fully insulated basement with a concealed escape option, this residence was thoughtfully designed for those who value preparedness, protection, and peace of mind—without sacrificing warmth or style. Inside, natural wood and stone elements create an inviting, grounded atmosphere, while hundreds of feet of wraparound porches extend the living space into the surrounding landscape. Offering just over 3,100 square feet of living space, the home features 3 bedrooms, 3 bathrooms, and an attached 3-car garage with generous storage and attic access. A truly rare and standout feature in the state of Florida—this home offers a completely finished basement, a level of construction seldom seen due to Florida's terrain. Designed with both function and flexibility in mind, the basement includes one bedroom, a private entrance, and a discreet secondary exit, creating opportunities for secure living, guest quarters, or independent use. Whether you envision a private retreat, multigenerational space, or a strategic preparedness feature, this element sets the property apart in a way few homes can. The land is equally equipped for versatility and function. Improvements include a detached garage housing a walk-in hanging freezer, water system, and generator; a small animal barn ideal for homesteading; a dog kennel; a powered workshop with attached covered pole barn; and a standout feature—a detached 2-bedroom, 1-bath apartment in progress, ready for the next owner to complete and customize for income potential, guest quarters, or multigenerational living. Set on a beautifully proportioned, fully fenced parcel with a gated entrance, the property is dotted with grandfather oaks and surrounded by like-kind agricultural estates. Whether you're bringing animals, building a homestead, or simply seeking space and security, this property is ready to perform. Conveniently located with quick access to I-75, offering an easy commute to the Tampa Bay area while maintaining the privacy and lifestyle of country living. Previously operated as a successful Airbnb, this property offers immediate income-producing potential. For added convenience, the home can be sold fully furnished with negotiations, creating a flexible, turnkey opportunity for the next owner.

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Land, Site, and Tax Information

Legal Desc: 9.5 AC IN SE1/4 OF SW1/4 AKA TR 1 IN CLASS C SUB AS APPROVED BY PLANNING DEPT
SE/TP/RG: 25-23S-19E
Subdivision #:
Between US 1 & River:
Tax ID: [R25-423-19-0000-0010-0000](#)
Taxes: \$16,994
Homestead: No **CDD:** No
AG Exemption YN:No
Alt Key/Folio #: R2542319000000100000
Add Parcel: No **# of Parcels:**
Ownership: Fee Simple
SW Subd Condo#:
Development:
Flood Zone: X
Floors in Unit/Home: Two
Bldg Name/#:
Book/Page: 992-1586
MH Make:
Land Lease Y/N: No **Land Lease Fee:**
Planned Unit Dev:
Lot Dimensions:
Existing Lease/Tenant: No
Days Notice To Tenant If Not Renewing:
Water Frontage:No
Water Access: No
Water View: No
Addtl Water Info:

Zoning: AG
Future Land Use:
No Drive Beach:
Zoning Comp:
Tax Year: 2025
Annual CDD Fee:
Block/Parcel: 00/00
Front Exposure: North
Lot #: 000
Other Exemptions:
Additional Tax IDs:
Complex/Comm Name:
SW Subd Name:
Flood Zone Date: 02/02/2012
Floor #:
Total # of Floors: 1
Census Block: 2
MH Model:
Flood Zone Panel: 12053C0353D
Census Tract: 040302
MH Width:
Lot Size Acres: 9.50
Lot Size: 413,820 SqFt / 38,445 SqM
Monthly Rental Amount:
Month To Month Or Weekly Y/N:
Waterfront Ft: 0
Water Name:
Water Extras: No

Interior Information

A/C: Central Air
Heat/Fuel: Central
Heated Area Source: Public Records
Laundry Features: Common Area
Fireplace: Yes-Living Room, Wood Burning
Accessibility Features:
Utilities: BB/HS Internet Available
Water: Well
of Wells:
Additional Rooms:

Flooring Covering: Concrete, Wood
Security Feat:
Total Area Source: Public Records
Window Features:
Furnishings:Negotiable
Sewer: Septic Tank
of Septics:

Interior Feat: Built in Features, Primary Bedroom Main Floor

Appliances Incl: Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer

Room Type	Level	Approx Dim	Flooring	Closet Type	Features
Primary Bedroom	First	14x16	Wood	Walk-in Closet	
Living Room	First	15x18	Wood		
Kitchen	First	12x14	Wood		

Exterior Information

Other Structures: Additional Single Family Home, Barn(s), Corral(s), Finished RV Port, Kennel/Dog Run, Shed(s), Storage, Workshop

Ext Construction: Block, Stucco

Roof: Metal

Foundation: Basement, Slab

Property Attached Y/N:
Garage Dim:

Property Description:

Architectural Style:Ranch

Ext Features: Dog Run, Garden, Kennel, Lighting, Outdoor Shower, Rain Barrel/Cistern(s), Rain Gutters, Sliding Doors, Storage

Other Equipment: Generator

Patio And Porch Features: Covered, Front Porch, Patio, Rear Porch, Side Porch

Pool: None

Pool Dimensions:

Spa and Features:

Pool Features:

Vegetation: Oak Trees, Trees/Landscaped

View: Trees/Woods

Farm Type: Aquaculture

Barn Features: Other, Pole Barn

Horse Amenities:

Fencing: Fenced

of Stalls:

Paddocks/Pastures:

Road Surface Type: Asphalt, Paved

Road Responsibility:

Green Features

Green Energy Generation:

Green Energy Generation Y/N: No

Community Information

HOA / Comm Assn: No

HOA Fee:

HOA Pmt Sched:

Mo Maint\$(add HOA):

Master Assn/Name:No

Master Assn Fee:

Master Assn Ph:

Monthly HOA Amount:

Other Fee:

Condo Fee:

Monthly Condo Fee:

Housing for Older Per: No

Affidavit:

Expire/Renewal Date:

FCHR Website Y/N:

of Pets: 10+

Pet Size:

Elementary School: [Eastside Elementary School](#)

Middle School: [D.S. Parrot Middle](#)

High School: [Hernando High](#)

Can Property be Leased: Yes

Building Elevator Y/N:

Association Approval Required: No

Lease Restrictions: No

Minimum Lease Period:No Minimum

Additional Lease Restrictions:

Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.

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