

Home data report

**13417 Whitehaven Court, Spring Hill, Hernando County, Florida,
United States, 34609**



Total Area: 2404 sq. ft

1st Floor: 2404 sq. ft

Excluded: Garage 483 sq. ft, Screened porch 295 sq. ft, Porch 137 sq. ft, Walls: 188 sq. ft

Property summary



1 Floors



3 Bedrooms



1 Bathrooms

Scan captured on Tue, 10 Feb 2026 20:14:17 GMT

MEASUREMENTS ARE APPROXIMATE. DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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2
Half baths



1
Garages

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Room dimensions

Floor 1

Total:2404sqft Excluded: 915sqft

#		Dimensions	sqft	Counted as living area
1	Primary Bedroom	15'4" x 15'5"	236 sq. ft	Yes
2	Porch	13'4" x 10'2"	136 sq. ft	No
3	Foyer	13'8" x 7'1"	97 sq. ft	Yes
4	Bath	6'6" x 3'10"	25 sq. ft	Yes
5	Bath	9'8" x 7'7"	73 sq. ft	Yes
6	Screened Porch	27'0" x 11'9"	317 sq. ft	No
7	Bedroom	12'3" x 16'1"	197 sq. ft	Yes
8	W.I.C.	9'8" x 7'4"	71 sq. ft	Yes
9	Family Room	15'1" x 19'6"	294 sq. ft	Yes
10	Breakfast Nook	11'1" x 7'10"	87 sq. ft	Yes
11	Pantry	5'0" x 5'2"	26 sq. ft	Yes

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#		Dimensions	sqft	Counted as living area
12	Hall	3'5" x 13'4"	46 sq. ft	Yes
13	Primary Bath	9'8" x 12'0"	116 sq. ft	Yes
14	Bath	9'0" x 9'4"	84 sq. ft	Yes
15	Bedroom	12'5" x 14'10"	184 sq. ft	Yes
16	Laundry	9'5" x 5'7"	52 sq. ft	Yes
17	Hall	15'7" x 15'4"	239 sq. ft	Yes
18	Kitchen	19'2" x 18'7"	355 sq. ft	Yes
19	Dining Area	13'10" x 13'4"	184 sq. ft	Yes
20	Living Room	14'0" x 20'2"	283 sq. ft	Yes
21	Garage	23'9" x 21'4"	505 sq. ft	No

1 Floor 1 - Primary Bedroom



Dimensions: 15'4" x 15'5"
Area: 236 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

2 Floor 1 - Porch



Dimensions: 13'4" x 10'2"
Area: 136 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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3 Floor 1 - Foyer



Dimensions: 13'8" x 7'1"
Area: 97 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

4 Floor 1 - Bath



Dimensions: 6'6" x 3'10"
Area: 25 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

5 Floor 1 - Bath



Dimensions: 9'8" x 7'7"
Area: 73 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

6 Floor 1 - Screened Porch



Dimensions: 27'0" x 11'9"
Area: 317 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

7 Floor 1 - Bedroom



Dimensions: 12'3" x 16'1"
Area: 197 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

8 Floor 1 - W.I.C.



Dimensions: 9'8" x 7'4"
Area: 71 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

9 Floor 1 - Family Room



Dimensions: 15'1" x 19'6"
Area: 294 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

10 Floor 1 - Breakfast Nook



Dimensions: 11'1" x 7'10"
Area: 87 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

11 Floor 1 - Pantry



Dimensions: 5'0" x 5'2"
Area: 26 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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12 Floor 1 - Hall



Dimensions: 3'5" x 13'4"
Area: 46 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

13 Floor 1 - Primary Bath



Dimensions: 9'8" x 12'0"
Area: 116 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

14 Floor 1 - Bath



Dimensions: 9'0" x 9'4"
Area: 84 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: Yes
Addition: No
Conversion: No

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15 Floor 1 - Bedroom



Dimensions: 12'5" x 14'10"
Area: 184 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

16 Floor 1 - Laundry



Dimensions: 9'5" x 5'7"
Area: 52 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

17 Floor 1 - Hall



Dimensions: 15'7" x 15'4"
Area: 239 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

18 Floor 1 - Kitchen



Dimensions: 19'2" x 18'7"
Area: 355 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

19 Floor 1 - Dining Area



Dimensions: 13'10" x 13'4"
Area: 184 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

20 Floor 1 - Living Room



Dimensions: 14'0" x 20'2"
Area: 283 sq. ft
Counted as living area: Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No

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21 Floor 1 - Garage



Dimensions: 23'9" x 21'4"
Area: 505 sq. ft
Counted as living area: No

Heated: No
Finished: No
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet space: No
Addition: No
Conversion: No