

\$2,250,000 - 263 Lakeshore Road, Brighton

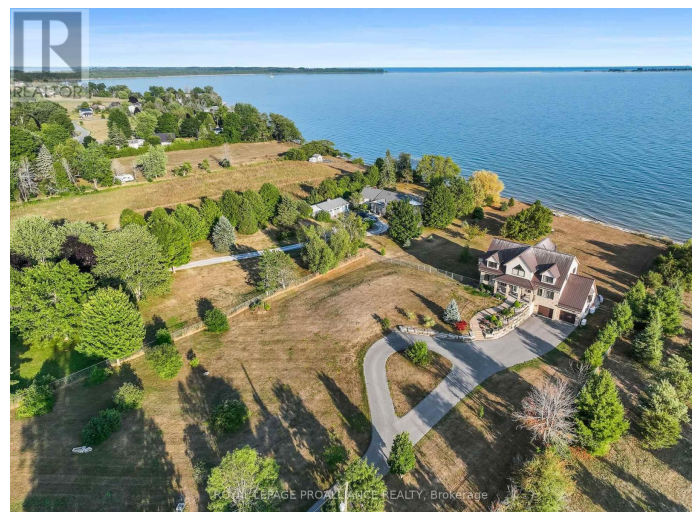
MLS® #X12450235

\$2,250,000

4 Bedroom, 5.00 Bathroom,
Single Family on 0.00 Acres

Rural Brighton, Brighton, Ontario

PARADISE ON 180 ft OF PRISTINE LAKE ONTARIO WATERFRONT! 263 Lakeshore Road, Brighton-This executive waterfront residence on nearly 3 acres of privacy with 4 Bed and 6 Bath, less than an hour from the GTA, blends modern elegance with natural beauty, creating a true entertainer's paradise. Enjoy sprawling outdoor spaces, uninterrupted shoreline vistas & tranquil mornings by the water's edge. Host unforgettable gatherings against shimmering sunsets, or relax in serene luxury. The main floor features ceiling-to-floor windows framing panoramic lake views, flooding the great room with light. Striking gas fireplace anchors the space, while the open-concept design flows effortlessly into the chef-inspired kitchen and dining area, seamlessly connecting to the screened-in sunroom and expansive composite deck. A versatile wing offers a spacious area ideal for an in-law suite or games and entertainment lounge, complete with a 3-pc bath and separate entrance. A separate office and laundry room complete the main floor. Upstairs, the Primary suite is a private sanctuary with a Juliette balcony overlooking the water...perfect for evening wine under the stars, spa-inspired ensuite with double walk-in shower and massive WI closet. A two-sided fireplace connects the suite to the loft, adding warmth and architectural drama. 3 additional bedrooms provide ample space for family or guests. The lower level offers a walkout to a covered patio, extending living space



outdoors. Thoughtful features include a kitchenette in Rec room, cold storage, dog run & pet grooming mud room plus direct access to the double car garage-ideal for both convenience and functionality. Efficient geothermal heat/cool system. Minutes from amenities, marinas, conservation parks, shopping, waterfront dining, and a short drive to Cobourg or Prince Edward County's award-winning wineries, white sand beaches & acclaimed restaurants. This isn't just a home - it's your exclusive gateway to the ultimate waterfront lifestyle! (id:6289)

Essential Information

Listing #	X12450235
Price	\$2,250,000
Bedrooms	4
Bathrooms	5.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	263 Lakeshore Road
Subdivision	Rural Brighton
City	Brighton
Province	Ontario
Postal Code	K0K1H0

Amenities

Amenities	Fireplace(s)
Utilities	Electricity, Wireless, Telephone
Features	Level lot, Waterway, Flat site, Level
Parking Spaces	12
Parking	Attached Garage, Garage
# of Garages	2
View	Lake view, Direct Water View
Is Waterfront	Yes

Waterfront

Waterfront

Interior

Appliances	Garage door opener remote(s), Central Vacuum, Water Heater, Water softener, All, Dishwasher, Dryer, Freezer, Microwave, Oven, Alarm System, Washer, Refrigerator
Heating	Radiant heat
Cooling	Air exchanger, Ventilation system
Fireplace	Yes
# of Fireplaces	3
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Stone, Vinyl siding
Lot Description	180.8 x 615.2 FT 2 - 4.99 acres
Foundation	Poured Concrete

Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY



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