

\$1,375,000 - 246 Hazelton Lane, South Huron (exeter)

MLS® #X12476201

\$1,375,000

5 Bedroom, 3.00 Bathroom,
Single Family on 0.00 Acres

Exeter, South Huron (exeter), Ontario

Welcome to 246 Hazleton Lane, a beautifully crafted custom home located on one of Exeter's most sought-after streets. Set against the natural backdrop of the Morrison Trail, this exceptional residence offers over 4,900 sq. ft. of finished living space across four levels, including a newly finished walkout basement-ideal for extended family living or future in-law suite potential. Built in 2001 with meticulous attention to detail, the home showcases timeless craftsmanship and thoughtful design throughout. From the grand foyer to the multiple winding staircases, every element reflects quality and elegance. Rich custom millwork, tray ceilings, hardwood floors, and solid wood doors with transoms speak to the home's refined character. The main level offers excellent functionality with a formal dining room, a gas fireplace in the living room, and a dedicated office or den. The cherry wood kitchen opens to a large deck-perfect for entertaining-while the walkout basement leads to a covered patio surrounded by beautifully landscaped gardens. A unique staircase framed by full-height windows floods the space with natural light and overlooks the serene backyard. With six bedrooms and five bathrooms, including multiple laundry areas, this home easily accommodates large or multigenerational families. The third floor features two charming lookouts with north and south exposures, offering elevated views of the surrounding greenery and gardens. The primary suite includes a private balcony and a



striking floor-to-ceiling stone fireplace, creating a peaceful retreat.Backing directly onto the Morrison Trail, you'll enjoy year-round access to hiking, biking, and skiing-bringing the best of the outdoors right to your doorstep. A three-car insulated garage adds convenience and storage, completing this rare offering in a premier Exeter location. (id:6289)

Essential Information

Listing #	X12476201
Price	\$1,375,000
Bedrooms	5
Bathrooms	3.00
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	246 Hazelton Lane
Subdivision	Exeter
City	South Huron (exeter)
Province	Ontario
Postal Code	N0M1S3

Amenities

Amenities	Golf Nearby, Hospital, Fireplace(s)
Features	Wooded area, Backs on greenbelt, Wheelchair access, Sump Pump
Parking Spaces	9
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Hot Tub, Range, Water meter, Water Heater, Central Vacuum
Cooling	Central air conditioning, Ventilation system, Air exchanger
Fireplace	Yes
# of Fireplaces	2
# of Stories	3

Basement Walk out, Separate entrance

Exterior

Exterior Concrete, Aluminum siding
Exterior Features Lawn sprinkler
Lot Description 98.6 x 247.3 FT|1/2 - 1.99 acres
Foundation Concrete

Listing Details

Listing Office COLDWELL BANKER DAWNFLIGHT REALTY BROKERAGE



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 23rd, 2025 at 7:01pm PDT