



Excellent 3 Bed Estate For Sale In Belmont Ontario Canada



Informazioni sull'Agente

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Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments
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Languages:	English
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Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 4,093,734.76

Posizione

Nazione:	Canada
Stato / Regione / Provincia:	Ontario
Città:	Belmont
Cap:	ON N0L 1B0
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Descrizione:

Excellent 3 Bed Estate For Sale In Belmont Ontario Canada

Esales Property ID: es5554964

15165 whittaker road
Belmont
Ontario
N0L1B0
Canada

Unparalleled Luxury and Privacy: Expansive 16-Acre Estate in Belmont, Ontario

Discover a rare fusion of ultra-modern luxury and vast, untapped potential with this stunning 16-acre private estate in the serene community of Belmont, Ontario. Whether you are looking for a secluded family sanctuary, a hobby farm, or a strategic development opportunity, this property offers a level of



versatility that is truly exceptional in the Southwestern Ontario real estate market. This is more than just a home; it is a sprawling canvas designed for those who refuse to compromise on space or quality.

A Modern Architectural Masterpiece

At the heart of this massive acreage sits a magnificent custom-built residence, completed in 2021. Spanning over 2,400 square feet of meticulously designed living space, the home is a showcase of contemporary craftsmanship and high-end finishes. Every detail has been curated to provide a sense of refined elegance, from the soaring ceilings to the floods of natural light that pour through expansive windows.

The interior is anchored by stunning porcelain flooring that flows seamlessly throughout the open-concept layout. The gourmet kitchen is a chef's dream, featuring custom-built cabinetry, premium stone countertops, and top-tier fixtures. The residence currently offers:

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Three oversized bedrooms: The thoughtful layout provides the inherent flexibility to easily convert a space into a fourth bedroom if required.

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Three luxurious bathrooms: Outfitted with high-end 'blue jacuzzi' showers, offering a spa-like experience at home.

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A versatile loft: This additional space is perfect for a home office, a private library, or a creative studio.

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Climate Control: Enjoy the perfect ambiance with a cozy fireplace capable of heating the entire home, complemented by the convenience and efficiency of gas.

Endless Potential for Expansion

The living space does not end on the main floor. The property features a full, large basement that remains a world of possibility. Currently serving as a massive footprint for storage or recreation, it is primed for development. Adding additional bedrooms, a home cinema, a professional gym, or a secondary living suite would significantly increase the home's square footage and value.

Outside, the luxury continues with a private hot tub, ideal for unwinding under the stars of Elgin County. The estate is fully self-sufficient, supported by a reliable and high-capacity water system including a private well, a modern septic system, and a scenic pond that adds to the picturesque landscape.



A Developer's Dream or Private Sanctuary

Spanning over 16 acres, the land itself is the 'showstopper.' For those with an eye on investment, the property is perfect for further development. With many tests and surveys already completed, a significant portion of the groundwork has been laid for the next owner to expand or subdivide (subject to municipal approvals).

The acreage is a mix of manicured grounds and natural beauty, offering complete privacy from the outside world. Whether you envision a private equestrian facility, a sprawling orchard, or simply a protected woodland for your family to explore, this estate delivers a 'private paradise' that is increasingly difficult to find so close to urban centers.

Prime Location and Global Connectivity

Belmont offers the perfect balance of rural quietude and logistical convenience. The estate is just a short drive from the amenities of St. Thomas and the cultural and economic hub of London, Ontario.

For travel and business, the nearest airport is London International Airport (YXU), located just 20 kilometers (12 miles) away. This provides easy access to domestic flights and major international hubs. For transcontinental travel, both Hamilton International (YHM) and Toronto Pearson (YYZ) are within a comfortable driving distance, ensuring you are never far from the rest of the world.

This 16-acre estate represents a once-in-a-generation opportunity to own a turnkey luxury home with massive land-value upside.

ABOUT THE AREA

Located in the heart of Southwestern Ontario, Belmont is a charming and growing village situated within the municipality of Central Elgin. Strategically positioned between the city of London to the north and the shores of Lake Erie to the south, it serves as a serene residential hub for those seeking a small-town atmosphere with convenient access to major urban centers. Originally surveyed in 1823, the village has evolved from its agricultural roots into a tight-knit community known for its picturesque landscapes and friendly, family-oriented environment.

The local economy and social life in Belmont are deeply connected to the surrounding fertile farmland of Elgin County. While many residents commute to nearby St. Thomas or London for work, the village itself maintains a vibrant local spirit through its independent businesses and community spaces. One of its most notable landmarks is the Belmont Golf Club, an 18-hole course that has been a staple of the area since the early 1960s. The village also boasts a well-loved community park and several local eateries, including the popular Belmont Diner, which serve as central gathering spots for locals and visitors alike.

Nature enthusiasts find Belmont to be an ideal jumping-off point for exploring the rural beauty of Southern Ontario. The nearby Kettle Creek Conservation Authority manages several parks in the region, offering trails and green spaces for hiking and birdwatching. Furthermore, the village is just a short 30-minute drive from Port Stanley, a bustling lakeside town famous for its sandy beaches, historic



terminal rail, and vibrant harbor. This proximity allows residents to enjoy a peaceful inland lifestyle while having the recreational opportunities of the Great Lakes within easy reach.

For air travel, the nearest airport to Belmont is London International Airport (YXU), located approximately 20 kilometers (12 miles) to the north. A short 20-minute drive via local roads and Highway 401 connects the village to the airport, which provides frequent domestic flights and connections to major international hubs. For a wider range of global destinations, travelers often use John C. Munro Hamilton International Airport (YHM) or Toronto Pearson International Airport (YYZ), both of which are accessible within a 90-minute to two-hour drive along the 401 corridor.

MAiN FEATURES:

- * 223m2 of living space
- * 64750 m2 plot (16 acres – room to develop further)
- * 3 Bedrooms
- * 2 Bathrooms
- * Stunning Views
- * Private Parking
- * Private Garden
- * Close to essential amenities such as supermarkets and pharmacies
- * Close to many excellent bars and restaurants
- * Great base from which to discover other fantastic areas of Canada
- * Many excellent sports facilities, walking and cycling areas nearby
- * Rental Potential through Airbnb and Booking.com

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Comune

Camere da letto:	3
Bagni:	2
Finito piedi quadrati:	223 mq
Dimensione del lotto:	64750 mq

Utility details

Heating:	Si
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Lease terms

Date Available:

Contact information

IMLIX ID:	IX8.196.052
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