

106 Rowntree Street, Birchgrove, NSW 2041

CobdenHayson.

Sold House

Friday, 8 March 2024

106 Rowntree Street, Birchgrove, NSW 2041

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 257 m2

Type: House



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One of Birchgrove's finest, this freestanding Victorian Italianate residence has undergone a radical reinvention that breaks free from the norm and brings a bold new dimension to a peninsula beauty with views that are beautiful by day and dazzling by night. Built c1890 on a prime corner block, 'Erne' features an adjoining contemporary pavilion that links the old with the new and features a series of intersecting spaces designed around a north-facing courtyard conceived as a secret garden. Crowned with a unique rooftop viewing terrace overlooking the iconic city skyline, the double-fronted terrace features an innovative layout with four double bedrooms, a choice of living areas, home office and internal access to a lock-up garage (an absolute rarity on the peninsula!). A fantastic location between Mort Bay Park and Birchgrove Oval is perfect for families, 400m to Birchgrove Public School and a 650m walk to Balmain Wharf for a relaxed commute to the city. - A grand high-set Victorian residence opposite Charlotte Cafe- Built on sandstone foundations, impressive 10.8m frontage - 4 upstairs bedrooms with built-in robes, children's wing- King-sized master with a fireplace and pressed metal ceilings- Double French doors to a balcony, ensuite, dressing room - Elegant living and dining rooms flow out to the sunny garden - Twin fireplaces, Jetmaster gas fireplace, 3.2m high ceilings- Custom dine-in concrete kitchen, robust and refined - European appliances, gas hob, Qasair range, walk-in pantry- Striking full-height glass doors bring in the northerly sunshine- Casual living room and an adjoining study or media room - Private secluded north facing garden, bespoke fountain- Stunning rooftop terrace with panoramic city and Harbour Bridge views- Family bathroom, large internal laundry/powder room- Gallery art hanging system, Juliet balconies, timber floors- Internal access to a lock-up garage with storage/bike racks Inspect by appointment.