

11 Malvern Avenue, Manly, NSW 2095



House For Sale

Thursday, 16 November 2023

11 Malvern Avenue, Manly, NSW 2095

Bedrooms: 3

Bathrooms: 2

Area: 228 m2

Type: House



Michael Clarke
0488548618



Cherie Humel
0406688114

Auction

Built in c1901 with elaborate Victorian architectural influences interwoven with Federation freestyle design aesthetics, this majestic freestanding residence provides an enchanting coastal sanctuary just one street back from Manly Beach. Restored with integrity and redesigned for modern living, it features a formal living room with a fireplace and an open plan family and meals area flowing to a sunny private rear courtyard framed by tropical gardens. Nestled in a quiet tree-lined street within 250m of seaside eateries and Manly Beach, it is only an eight minute stroll along the beach to Manly Corso and into the pulsing heart of Manly Village, a ten minute level walk to Manly Wharf and just a one minute walk to public transport. * Exquisitely sculpted façade with a covered verandah set in behind a picket fence plus a hedge and frangipani gardens* Original leadlight inlay over the front door, entrance hall with sculpted arch and original Kauri pine floorboards * Lounge room with cast iron/crafted timber surround fireplace opens via French doors to private north courtyard and garden* Bright open family and meals area opens via glass bi-folds to a brick paved rear courtyard framed by tropical gardens* Sleek open plan kitchen with glass-top benches, stainless steel gas Ilve stove, Asko dishwasher and walk in pantry* Main bedroom upstairs with built-ins, ensuite, sunny window seat and glass doors to a north facing balcony* Second bedroom has an elegant fireplace and leadlight windows, third bedroom has built-ins and garden views* High rosette ceilings, timber flooring, louvered windows and stylish bathrooms* Soaring raked ceilings in the main bedroom and downstairs living* Set on 228sqm with level low maintenance gardens, ideal for small families or downsizers * Move straight in and enjoy modern living and all that the beachside lifestyle has to offer Council: \$3,722pa approx. Water: \$693pa approx.