

115 Laurel Avenue, Chelmer, Qld 4068



House For Sale

Friday, 24 May 2024

115 Laurel Avenue, Chelmer, Qld 4068

Bedrooms: 4

Bathrooms: 2

Parkings: 5

Area: 1662 m2

Type: House



Matt Lancashire
0733580663



Robin Mcilwain
0411530870

Sale by Negotiation

'Floraville' c.1887 is a historic home of timeless beauty and charm, gracing one of Brisbane's most prestigious streets, Laurel Avenue. First owned by prominent journalist, Walter Morely, this stunning home occupies a rare corner allotment of 1,662sqm encircled by pristine gardens, a tennis court and resort-style pool. The idyllic tree-lined surroundings imbue a sense of tranquillity and privacy in this esteemed leafy enclave. The expansive green lawns are perfect for hosting garden parties in keeping with the history of the home. With multiple entertaining spaces, families will love swimming in summer, firepits in winter, basketball games, and tennis matches on the north/south grass court. Exhibiting the character of a quintessential Queenslander, the home has expansive verandahs orientated to embrace the beautiful morning sun, and a rear balcony perfect for sunset drinks. The charm continues indoors, with soaring 3.4 metre ceilings, timber floors, rare Victorian-era arched windows, abundant natural light and flow-through breezes. A formal living/dining room features a double-sided fireplace, while the TV room offers views over the tennis court and a separate powder room. The home boasts a brand-new kitchen with Miele appliances, premium marble, a Butler's Pantry and large servery window that connects with the outdoor entertaining space offering a line of sight to the pool and front garden. There are four large bedrooms, with the master suite having its own ensuite and separate dressing room. The three large bedrooms in the children's wing open on to a study and share a marble bathroom. Astute buyers will appreciate the serenity offered by this expansive garden estate, but there is also potential to sub-divide and develop the tennis court, which provides a flat land parcel with separate access via Jarrott Street (STCA). A timeless beauty on one of Brisbane's most esteemed avenues, this residence offers:

- Expansive 1,662sqm corner allotment, with 238sqm home
- Tennis court, resort-style pool, 5 car accommodation
- Expansive verandahs for entertaining, with a rear sunset-view balcony
- Brand-new kitchen with Miele appliances, premium marble, and a butler's pantry/laundry
- 4 bedrooms, with the primary suite offering an ensuite and dressing room
- 2 marble bathrooms, separate powder room
- Formal living and dining room, double-sided fireplace and Victorian-era arched windows
- TV room, study
- Fully landscaped gardens, manicured lawns and heritage Murraya tree
- Automated, fully integrated irrigation system and water tank
- Air-conditioning, heating fireplaces
- Under-house storage with lockable rooms
- Stroll to the riverfront, parks and local sporting clubs
- Short walk to train, buses, cafes, restaurants and cinema
- Close to childcare, Brisbane Boy's College, St Peters and St Aids

To obtain further information, please contact Matt Lancashire on 0416 476 480 or Robin McIlwain on 0411 530 870. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.