

15 Stoke Street, New Town, Tas 7008



House For Sale

Wednesday, 15 May 2024

15 Stoke Street, New Town, Tas 7008

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 1107 m2

Type: House



Abi Freeman
0438291301

Offers over \$2,290,000

Designed by Tasmanian architect Wilhelm Rudolph Waldemar Koch as his family home in 1916, this property is an exquisite display of the era's architecture and design and sits amongst Koch's notable portfolio of works across the island, including alterations to the Theatre Royal, the University Engineering Building and the A.G Webster Building in Hobart. Positioned on a generous allotment of 1,107sqm and surrounded by other established properties in a quiet, sought after pocket of New Town, this lovingly maintained family home has had the same owners for 35 years. Expansive living spaces across the entry level provide flexibility in the floorplan. A spacious formal lounge and dining room sit adjacent to the entry foyer, and at the back of the property light-filled and inviting open plan living forms the heart of the home. Here informal living and dining are accommodated alongside the well-equipped kitchen with quality stainless steel appliances. Magnificent Huon Pine joinery adds warmth to the interior, and the use of specialty Tasmanian timber in this space adds a bespoke element to the décor and design. French doors open onto the sunny courtyard and back garden to create seamless indoor/outdoor living. The master suite with ensuite bathroom and walk in robe is also located on the entry level. Two further bedrooms are also on this floor, serviced by the central family bathroom with a luxuriously deep claw foot bath. A sunroom, laundry and storeroom complete the floorplan on this level. The original timber staircase to the upper storey reveals two dormer bedrooms and a further bedroom with a private balcony. A living room and powder room adds amenity. Beautiful original features remain in situ throughout, with open fireplaces, timber accents, Jarrah floors, picture rails, window seating, ornate plasterwork and leadlight panels enhancing the ambience of the home. Recent upgrades to the wiring and plumbing, gas hot water and a combination of central gas heating downstairs and electric upstairs ensure modern amenity and year-round comfort. Outside the home is framed by picturesque, landscaped grounds with many vantage points to sit and relax amongst the verdant surrounds. A garden studio with powder room is nearby to the pergola and patio and is suited to a range of purposes. Within easy reach of excellent schools, childcare facilities, parks, Hill Street Grocer, Calvary Hospital and the many cafes, shops and amenities of Lenah Valley Village and New Town, in addition to the North Hobart strip, this property is well placed to offer vibrant urban living close to everything a family could want or need. Impressive in every way, this is an exceptional opportunity to acquire a substantial holding in this coveted locale and become the next custodian of this historically important family home.