

# 169 Albion Street, Surry Hills, NSW 2010

## Sold House

Thursday, 12 October 2023

169 Albion Street, Surry Hills, NSW 2010

Bedrooms: 5

Bathrooms: 4

Parkings: 3

Type: House



Michael Pallier  
0283556783



Harriet France  
0408936373

## Contact agent

Tightly held for over 25 years by award winning architect Kevin Snell of Snell Studio - one of Australia's leading bespoke architectural practices, and whose work is showcased throughout Sydney, the Hunter region and coastal NSW – grand 'Albert Villa' (c1892) is a solid brick late-Victorian residence of impressive scale and build quality on a rare double block of 470.6 sqm (approx.) with a wide 12m frontage. The property is rich in history and was once a safe haven for staff working at St Margaret's Hospital during the Second World War, later used as a doctors' "institute" and considered one of the area's most significant homes. The mixed use property is immediately livable and presents dynamic scope as a private residence and offices or can be occupied as two independent dwellings, with a kitchen, bedrooms and bathrooms on each level. One of its most desirable features is a sizeable established garden secluded from the neighbours which offers a sanctuary of peace and privacy away from the busyness of city life. Many rooms in the house open to the outdoors, including a verandah running the length of the garden plus two enclosed balconies upstairs, with recent renovations and cosmetic upgrades adding further comfort and value. Showcasing grand proportions and elaborate period finishes throughout, the real beauty of the home lies in its unrealised potential, with detailed architectural concept plans available for a generous double storey rebuild at the rear which would bring the owner's dream to life and create the ultimate in dream living luxury. The property also has secure off-street parking for three vehicles with plans including excavation for multi-vehicle garaging below the proposed extension (STCA). Just a short stroll to cafes, restaurants and bars on Crown and Oxford Streets, with easy access to the Sydney Cricket Ground, Allianz Stadium, Moore Park, highly regarded schools and excellent transport into the CBD, 'Albert Villa' is a once-in-a-generation opportunity offering exceptional flexibility and with architectural vision in one of Sydney's most dynamic locations.