

# 2 Chauncy Vale Road, Bagdad, Tas 7030



## Sold House

Monday, 14 August 2023

2 Chauncy Vale Road, Bagdad, Tas 7030

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 2059 m2

Type: House



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**\$580,000**

It is with much pleasure I present to the Market, 2 Chauncy Vale Road, Bagdad - a property with a wealth of historic heritage significance. Constructed from stone circa 1842, this magnificent former church has been lovingly transformed into an outstanding and incredibly unique residence. Striking double opening doors welcome you inside to the original building, which now accommodates an expansive formal living and dining area which has been tastefully designed by maintaining the integrity of the historic construction, repurposing materials and complying with the Heritage Council's guidelines. Grand high ceilings make way for two mezzanine style bedrooms which may have the potential for further privacy screening, you may choose to utilise both as studio bedrooms or even a home office. Various authentic pieces remain with the property such as the pulpit, organ and flower stands with other fixed highlights including original light fittings, glass windows and stained glass glazing with religious scenes. In the 1950s an extension was added to the building for a Sunday School, this is where history meets the present. Double opening glass and timber doors lead you in from the living room, stunning sandstone and timber features compliment the stylish contemporary kitchen and second living area providing the perfect entertaining space. The kitchen features new light fittings, an abundance of modern cabinetry - complete with smart storage systems and considerable countertop space with the inclusion of a large island bench/breakfast bar, perfected with quality stainless steel appliances and with the convenience of an extra wide oven and gas burner cooktop. Nearby is the generously sized master bedroom inclusive of a large 4 door built-in wardrobe. Positioned adjacent to the bedroom is the large bathroom consisting of a separate shower bay, a corner spa to relax your day away in and tucked neatly around a nook is the laundry and wc. Outdoors, accessed via the kitchen, is a covered deck to sit and take in the delightful rural surroundings and rolling hills. The grounds are flat and easy to maintain and the gardens are a variety of lilies and colourful flowering plants. The workshop is a brilliant size and houses loads of bench space for a creative studio art space or handy person. For the gardener there are numerous raised garden beds and for the children to play there is a ladder and tree house in the grand Old English Oak Tree. 2 Chauncy Vale Road was the former congregational Bagdad Chapel established in 1842. It then became part of the Uniting Church in 1977 before its de-consecration in 2006. Bagdad, once known as 'The Vale of Bagdad' is a quick 30/35 minute commute (approx.) from Hobart and you will find many historic buildings located in the area. Bagdad was also home to multiple award winning children's novelist, Nan Chauncy, whose books were world renowned and her writing captured a vivid picture of the Tasmanian Landscape, her family property was donated by her family to the council and is now a nature reserve open to the public nearby. This is an incredibly rare opportunity to purchase a piece of Tasmanian history and I welcome your inspection. The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however, we cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify this information. All timeframes and dimensions are approximates only.