

# 24 The Strand, Williamstown, Vic 3016

## House For Sale

Friday, 10 May 2024



24 The Strand, Williamstown, Vic 3016

**Bedrooms: 4**

**Bathrooms: 1**

**Area: 1363 m2**

**Type: House**



Dominic Romeo

## EOI - CLOSING 12 JUNE 2024, AT 1PM

Expression of Interest Closing Wednesday 12th June 2024 at 1.00pm (unless sold prior): 'Mandalay' is an exciting "once-in-a-lifetime" opportunity to own one of Williamstown's historically and architecturally significant landmark houses. Presented for the first time since 1945, the huge 1,363m<sup>2</sup> (approximate) corner allotment offers a blank canvas for the serial renovator to embark on a high-profile restoration project or visionary architect to create something truly remarkable. 'Mandalay' is representative of the grand houses that fronted Hobsons Bay during the mid-19th century. Today its central position on The Strand is regarded as one of Melbourne's premier and sought-after residential locations.

'Mandalay', formerly Abberton House, comes with provenance and well-documented history. The 1856 rate books record John Riddell as the first owner of the land. The following year saw local ship chandler, Captain William Probert as the next owner. Probert engaged the services of Borough Surveyor, William Bull in 1858, to design his house and Charles Pinckney of Cecil Street as the builder. Later owners and occupants of importance include political figure George Frederick Verdon, school teacher and entrepreneur Charles Steedman, Master Mariner Captains William Hearn and Blanchard. Captain George Molyneux purchased the home in 1945 and it continues today to be in the family ownership. 'Mandalay' is a substantial two-storey 220m<sup>2</sup> residence built of stuccoed basalt in the Georgian style. Notable architectural features include its symmetrical design, entry portico, well-proportioned rooms, French doors, Bangor Welsh Slate, hipped roof, corniced chimneys, and bluestone boundary walling. The verandah with its gabled porch was added in 1905. The house is on the Victorian Heritage Register VHR HO232. The ground floor comprises an entry door with acid-etched stained glass, a grand formal sitting room, library, study, laundry, kitchen, and breakfast room. The staircase leads to three large bedrooms, a fourth bedroom and a bathroom. All the rooms have fine internal architectural features including open fireplaces, wide floorboards, high ceilings, deep cornices and rosettes, cedar joinery, paneled doors with original hardware, multipaned sash windows with breathtaking views over Hobsons Bay to Port Melbourne, St. Kilda, and Melbourne's CBD. The large garden has several native and deciduous trees including a noted Canary Island Palm and Magnolia. Williamstown, located at the mouth of the Yarra River on Hobsons Bay, was Melbourne's first port settlement. Today, it is a beautifully preserved historic lifestyle suburb with a rich maritime history and a strong sense of community. Situated only 10 kms from Melbourne's CBD it has a vibrant commercial centre and culinary precinct with leading restaurants, cafes, boutique and indie retail stores, specialty stores, banks, galleries, maritime museums, antique shops, excellent schooling, boat clubs, numerous notable historic buildings, the Williamstown Botanic Gardens c.1856, and walking trails along the foreshore. Williamstown offers train service and excellent freeway links. 'Mandalay' offers a once-in-a-lifetime opportunity for an astute buyer or savvy investor to secure and restore a grand private lifestyle waterfront residence on one of the largest land parcels on The Strand or create a truly unique development project in one of Melbourne's premier locations. The possibilities are endless. For sale for the first time since 1945 - don't wait another 80 years for this opportunity to present itself again. For further information or to arrange a private inspection, please contact Dominic Romeo on - 0434 500 277 or email - [dominicromeo@circaheritageandlifestyle.com.au](mailto:dominicromeo@circaheritageandlifestyle.com.au)