

279 Gray Street, Hamilton, Vic 3300

House For Sale

Friday, 26 April 2024



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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1190 m2

Type: House



Bridget Fry
0355711404



Nic Cullinane
0409711641

\$829,000

Lovingly built in 1910 and enviably set in this exclusive town pocket on a lush 1,190m² (approx.) parcel of land, the grand scale of this stunning Victorian federation home and its exquisite location must be seen to be truly appreciated. Often sought after, yet very rarely found, this prestigious property merges the lines between Entertainers Dream, Workshop/Studio Haven and divine Family Sanctuary. Securing classy features of a bygone era, including ornate Victorian lattice work around the spacious front veranda, stunning 11-foot (approx.) high ceilings with decadent ceiling roses and gorgeous, polished timber floorboards, an elegant bay window and exquisite fireplaces and mantels (including 1 classy marble mantel) – an inspection of these elements alone will make your heart sing! Presented in pristine condition this grand home offers 4 vast bedrooms (two with built in robes), 2 brand new modern bathrooms (including semi freestanding bath, wall hung vanities, face level storage, striking large tiles and modern black tapware), 2 luxurious living areas with picture perfect vistas (one that used to function as the Ballroom), a light drenched dining area that opens across to the charming sunroom and calming reading nook and flows effortlessly out to the huge undercover alfresco that will have you entertaining friends and family all year round. The centre of the home is drenched in natural light and offers a luxurious kitchen (including wall mounted oven and grill, microwave nook, 4 burner induction cooktop, double stainless steel sink, breakfast bar, glass display cabinets, central island, pantry and an abundance of bench space and cupboards) – this sophisticated kitchen will genuinely delight the most fastidious of chefs. The lush grounds have a Botanical Gardens grace to them and showcase elegance and beauty that is beyond compare and includes magnificent established trees and divine low maintenance garden beds that enchant throughout the seasons. This once in a lifetime property ingeniously integrates strong connections between indoor and outdoor living and will have you hosting friends and family all year round. To round out this sensational package there is terrific side access off Dinwoodie Street to the double lock up garage (on concrete with lights, power, rear lean too for extra storage and a convenient outdoor toilet), plus double gate entry for further off-street parking to cater for the caravan/trailer, an inspiring large separate Studio/Workshop (on concrete with lights and power), huge separate garden shed and lovely glass house - this period masterpiece truly is a one in a million and secures you a genuine lifestyle investment for now and the future! Centrally located between picturesque Lake Hamilton, bustling Hamilton Hospital, the thriving town centre and Cafe precinct, the lush Botanical Gardens and Parks and the multi-million-dollar HILAC indoor swimming and sporting facilities - this charm filled private oasis truly has it all. This magnificent location is only a 20-minute drive to Dunkeld as the gateway to the Grampians, 45 minutes to Port Fairy beach or a 1-hour drive to Warrnambool and the start of the world-famous Great Ocean Road. Simply move in here, pop the kettle on and enjoy this timeless masterpiece from day one.