

# 3 Finlayson Street, Subiaco, WA 6008

## Sold House

Thursday, 5 October 2023



3 Finlayson Street, Subiaco, WA 6008

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 779 m2

Type: House



John Hunter

0427654352

## Contact agent

The Trifecta. A magnificent opportunity indeed. To be sold AS IS. Owned by the same family for 60 years, a landmark, early 1900's character residence on an extremely rare double block in a quiet, tree lined street where homes rarely come up for sale, and with the added bonus of a double carport at the southeastern corner, accessed directly from Finlayson St. Perfectly positioned at the eastern end of Subiaco, between Rokeby Road and Kings Park, 3 Finlayson St is particularly significant as a house with triple access via Finlayson St, and two rights of way, at the north and west. Walking distance to upper Rokeby Road café and restaurant precinct, Subiaco Primary Farmer's Market, boutique shopping, Subiaco Theatre Gardens and Kings Park. Close to UWA, medical facilities at SCGH, public transport and CBD. Steeped in history and rich in original character and authenticity, this graceful home reflects the grandeur and elegance of a bygone era. Quintessential white picket fencing and a charming gabled Federation façade with intricate plasterwork, arched stained glass leadlight windows and tuckpointing below the painted exterior. A double storey extension was added in the 1970's and the traditional wraparound verandah removed. Interiors feature stained glass leadlight side and top panels to the front door, soaring ceilings, hallway arch and corbels, richly decorative cornices, skirtings and architraves, original fireplaces, jarrah floors under the carpet and both sash and casement windows. The main home comprises a formal entrance hall and traditional hallway with four rooms opening either side, plus three rooms beyond the second archway. At the front, a large bedroom with built in robes and arched window, and at the top, you can still see the blackout paint used during WWII to prevent aiding enemy aircraft. There are two interconnected sitting rooms, a second bedroom, home office/study and two bathrooms. The dining room has a beautiful, pressed tin ceiling and wood burner in the original fireplace. A vintage external dual bell system is attached to the back door - it is said the previous owners were doctors and when the hospital rang for them to attend in an emergency, it would allow them to hear the phone ringing anywhere in the house and garden. The extension hosts a functional kitchen and laundry, a large playroom with access to the front and rear gardens, and two adjoining bedrooms upstairs. Outside, the gardens are as unique as the home. A grapevine at least sixty years old, a variety of vegetable beds, citrus trees, an incredibly beautiful moonflower vine that only blooms under moonlight, delightful gardens and of course, the double carport. There's a pool for the kids to play, red brick paving out the back, two rainwater tanks, neat garden beds and a shed with the original outside WC. There's massive potential for future development and improvements here - eminently liveable now, renovate over time, conserve, sympathetically restore, extend, and revive the life and soul of a grand old lady or landbank for the future. Not heritage listed, double block, zoned R20. Features: Early 1900's classic character home with 1970's extension. Beautiful character features include stained glass leadlight side and top panels, soaring ceilings, hallway arch and corbels, richly decorative cornices, skirtings and architraves, original fireplaces, jarrah floors under the carpet, sash and casement windows. 4 bedrooms, 2 bathrooms, 2 living rooms. Dining/family room with wood burner. Home office. Functional kitchen. Games/playroom. Laundry. Pool. Double carport at front with street access (extremely rare in Subiaco). Large front garden. Brick paved patio to rear. Shed and original outside WC. 2 rainwater tanks. Split system reverse cycle a/c. Free Cat bus to the city every 10 minutes. 100m from the front door.