

352 Moray Street, South Melbourne, Vic 3205

 Real Estate

House For Sale

Friday, 17 November 2023

352 Moray Street, South Melbourne, Vic 3205

Bedrooms: 4

Bathrooms: 3

Type: House



Kaine Lanyon
0411875478



Nicholas Hoo
0398229999

\$2,000,000 - \$2,200,000

Where past meets present in extraordinary form, 'Park House' a landmark Emerald Hill freestanding residence, offers an unmatched setting for urban bliss directly opposite the breathtaking expanse of Albert Park Lake. Once owned by former Victorian Premier Sir James Patterson MLA one of the area's longest standing homes, it displays exquisite period detail in open fireplaces, masonry construction and original Baltic Pine floors, yet invites a contemporary layout, with interconnected living areas designed to entertain and unwind. The arched entrance hall introduces adjoining living and dining rooms, enriched by open fireplaces and leafy aspects, plus a large, fitted home office/library - ideal as a ground-floor guest bedroom. The light-filled allure continues into the open meals and contemporary kitchen domain, equipped with a marble island bench and European appliances, overseeing the tranquil garden setting to the north. The picturesque and private outdoors benefit from the westerly and northern sun, offering a wonderful space for al fresco dining under a natural canopy of established olive and silver birch trees. An original staircase ascends to the accommodation level, where a spacious main retreat boasts an oversized ensuite with a bath and a beautiful northern aspect. An updated central family bathroom serves three additional large bedrooms, each with built-in robes, whilst an east-facing balcony captures views over the lake from the main hallway. Adding to the generous and versatile footprint is an exceptional second level, providing fantastic scope as a retreat or fifth bedroom with an open ensuite and substantial storage. With access to Albert Road Service Road, making it easy to pop out to the tram and lakeside precinct, and only moments from Clarendon St shops and restaurants, South Melbourne Market, Melbourne's Arts Precinct, and elite schools, this unique home also offers scope to personalise further and includes ducted heating, cooling and an alarm.