

6/10-12 Wood Street, Manly, NSW 2095

Cunninghams

House For Sale

Friday, 2 February 2024

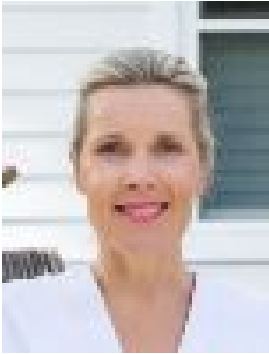
6/10-12 Wood Street, Manly, NSW 2095

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Georgi Bates



Chris Nicholls
0460009595

Auction

Auction Saturday 24 February FIND. Discover the grandeur of 'Merriwa,' an opulent freestanding home on prestigious Eastern Hill. Commanding a prime lot cornering Wood Street and Addison Road, this luxurious residence, built in 1887, is steeped in history and character. Boasting Edwardian style bay windows, timber panelling, return verandahs, and tessellated tiles, all set beneath soaring high ceilings adorned with magnificent period details. Known for its heritage significance, this home cleverly blends the allure of yesteryear with modern Manly living. LOVE. "Merriwa" presents a sophisticated fusion of historical elegance and contemporary comfort. The expansive hallway links all rooms, encompassing three oversized bedrooms, two luxurious bathrooms, and two exquisite lounge areas. The front living space, with North-facing windows and French doors, opens onto the wrap-around verandah, inviting in light and gentle breezes. The enormous dining room transitions seamlessly into a galley-style kitchen, leading to a fenced courtyard - an ideal blend of grandeur and homeliness. - Despite sharing a double block with a series of exclusive town homes, "Merriwa" is the only freestanding home on this lot. - The grand home features three enormous bedrooms, two with built-in robes. - Master bedroom with a gorgeous marble fireplace as its feature and French doors opening to a covered patio to sit and watch the world go by. - Two elegant and spacious bathrooms, one with a separate shower and bath. - Internal laundry room conveniently located off the kitchen. - Notable Edwardian features with a long central hallway servicing all rooms. - Recent enhancements including fresh paint and polished floorboards have helped to maintain the home's historical integrity. - Double lock up garage is a huge value add in this popular Manly location. LIVE. Reside in a location that epitomises the best of Manly. Step out to a variety of beaches, vibrant eateries, and Manly Wharf within minutes. This exclusive Eastern Hill setting marries the excitement of Manly town with the tranquillity of harbourside living. Enjoy the ease of commuting with nearby buses and ferries, and embrace the Northern Beaches lifestyle from this iconic, commanding location. This is not just a home; it's a piece of Manly's luxurious history, waiting for you to play your part. RATES Water rates: Approx \$172.70 pq Council rates: Approx \$661.60 pq Strata rates: Approx \$2669.85 pq SIZES Approx 286 sqm ABOUT THE AREA Local Transport: - Buses to city CBD, Westfield Warringah Mall and surrounds - Manly Wharf ferries to Circular Quay Shopping & Dining: - Manly Wharf restaurants and bars - Manly Corso shops, restaurants, cafes and bars Schools: - Manly Village Primary School - Mackellar Secondary Girls Campus - Balgowlah Secondary Boys Campus - St Pauls College - Stella Maris College WHAT OWNER LOVES - The historical features of this home and location make it truly special and unique, with local studies indicating Wood Street was created c1878-79, and Merriwa was built not long after. - While this block is shared with a series of townhomes, this home is separate with a private courtyard and access from Wood Street and Addison Road. - This Eastern Hill location is unbeatable, being close enough to Manly Town for all its conveniences, yet far enough away to enjoy a peaceful harbourside lifestyle. Disclaimer: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. Please be advised that the photographs, maps, images, or virtual styling representations included in this real estate listing are intended for illustrative purposes only and may not accurately depict the current condition or appearance of the property.