

**685 Grange Road, Grange, SA 5022**



**House For Sale**

Thursday, 30 May 2024

685 Grange Road, Grange, SA 5022

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 670 m2**

**Type: House**



Linda Van Hooff  
0411844550

## Contact Agent

Auction Sat, 22nd Jun - 10.30am (usp)BUCKLAND – The house is a substantial one on a prominent allotment and the quality of construction demonstrates the locale as a desirable beachside residential address. It is believed to have been constructed in 1884. The house is of overpainted stone construction and the principal façade is on Grange Road with a secondary facade on Military Road. Grange was subdivided in 1878 by the Grange Land and Investment Company as a desirable seaside resort location. Buckland is associated with the earliest residential development of Grange following the subdivision. The Grange Road façade features a central entrance with a panelled timber door and glazed sidelight flanked by two window openings with timber-framed double hung sash windows. In addition, there are two sets of French doors with stained glass panels opening from the dining room and lounge respectively onto the verandah. The façade is screened by a return skillion-roofed veranda supported by turned timber posts with timber brackets and frieze. The home consists of eight main rooms and subsidiary rooms. It potentially can provide four bedrooms, has two bathrooms, formal dining room, wine room, large eat in kitchen, large formal lounge with a hearty gas log fire, a sun filled large conservatory with cathedral ceilings with French doors opening up to a secluded garden, a store room and laundry. The current owner enjoys every room in her own unique way and loves to entertain guests for lavish lunches in the vine covered alfresco courtyard garden and the conservatory. There are two external eating areas outside, one undercover, the other in an open area. There are gardens on all sides of the property. There is a shed on the property of stone construction which is a similar vintage to the house and which was used as a laundry, with an adjoining toilet, back in the day. The room that is currently used as a formal dining room has a curtain which was sourced locally, and which is considered to be 130 years old. It is truly beautiful and in excellent condition. In 1979 the house was purchased by a research scientist and councillor of the City of Henley and Grange. The owners carried out a substantial restoration to restore the doors, skirtings and some floors of the house to its original character. Two rooms, a family room and a cellar room were added and were built with period materials to conform with the original character of the house. The home was then sold to the current owner and her now deceased husband in 1989. Further substantial restoration and additions in character with the house were undertaken in 2002 and then 2007. The floor area now stands at 270m<sup>2</sup>. All the floor areas in the original areas of the house are of Baltic Pine, which in the custom of the period was 'japanned'. This consisted of painting the floors matt black. All the Baltic areas have been restored to their natural state, save for some areas which are currently carpeted. The home is adorned with 3.6 metre ceilings, original fireplaces and one Art Deco fireplace, picture rails, decorative heritage wall lights, an assortment of pendant light fittings including one that was found buried in sand in the old laundry, which was converted from gas to electricity, two matching reproduction antique leadlight hall lights, a beautiful collection of leadlight windows and doors. The main bathroom is adorned with cathedral-stained glass windows (salvaged from a church in Victoria), marble vanity top, dual basins, bevelled edge two pac cabinetry, bidet, toilet and a separate shower. An additional bathroom is located adjacent to the family/dining and wine room. Beautiful additions are 24 solar panels and battery, ducted heating and cooling, new fencing and verandah, rewired throughout, new plumbing for kitchen and bathroom, new roof, five olive trees and a home built of stone. I look forward to showing you through the history and heritage of this iconic home. All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY – MAKE IT HAPPEN™ RLA 275403