

70 Hampden Road, Battery Point, Tas 7004



House For Sale

Tuesday, 11 June 2024

70 Hampden Road, Battery Point, Tas 7004

Bedrooms: 5

Bathrooms: 1

Parkings: 6

Area: 530 m2

Type: House



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Expressions of interest close 4 July at 4pm

Invercoe is without a doubt one of Tasmania's best known and admired historic houses. Architecturally, historically, and socially significant, Invercoe was designed by Henry Hunter as a private residence in 1883, in an enviable position in one of the most intact Georgian villages in Australia. The property now offers an opportunity for an interior designer/restorer to embark on a high-profile project, an astute investor to add to their property portfolio, a unique corporate headquarters, or you simply wish to own "the trophy property". Whatever your dream, Invercoe has possibilities only limited by your imagination. The property comes with provenance. It was James Murdoch, a successful merchant and member of the Legislative Council, who commissioned Henry Hunter to design his private five bedroom stone residence. Henry Hunter was the most prolific architect during the Victorian period and made a dramatic change to the character of Hobart between 1851 and 1887. He dominated the architectural scene achieving great success in designing ecclesiastical and public buildings including the Hobart Town Hall. Although Hunter designed many private homes in the gothic style, Invercoe is an eclectic Victorian house. The Murdochs were custodians of Invercoe until they sold in the late 1920's. Since the sale, the house has had many varied uses including residential rental, medical clinic and financial offices. Invercoe is a substantial 234m² one-and-a-half-storey ashlar sandstone residence. Notable architectural features include its steep Welsh slated roof, tall chimneys, distinctive bargeboards, Minton tessellated verandah tiles, decorative verandah detailing and picket fence. Currently utilised as corporate headquarters, the original design and floorplan included the vestibule, hallway, grand formal and informal sitting rooms, dining room, kitchen, 5 bedrooms and bathrooms. Original internal features are still intact and include cornices, rosettes, timber work, gothic arched hallway with acid etched glass, decorative fireplaces, paneled doors, a bay window, and high ceilings. The house is on a corner allotment of 530m² and includes a charming front garden, established trees, parking and one of the most charming storybook weatherboard stables in Hobart. All rooms have exceptional views of the historic village streetscape and Mount Wellington. The house is in excellent structural condition and can readily be reverted to one of Battery Point's most impressive private residences. The location of Invercoe is enviable. Battery Point has a wonderful sense of community and a relaxing cosmopolitan culture. At your doorstep, you are spoiled by Hampden Roads café Society with some of the best eateries, cafes, and artisan bread makers in Hobart including, Jackman and McRoss, Serendipity, Da Angelo Ristorante, Ozus to name a few. Hobart's CBD is only 2km away and access to regional centres and the airport is exceptional. Whether Invercoe, is your next private family home, weekender, interstate escape, corporate headquarters, or commercial investment – it offers endless possibilities and an exciting opportunity to own a trophy property in one of the world's great cities. For further details or inspections contact Rorie Auld of Elders Tasmania, in association with Dominic Romeo - Heritage Property specialist, Circa Heritage and Lifestyle Property.