

# 22 Olympus Crescent 'Hamilton House', Arcadia, Qld 4819



## House For Sale

Wednesday, 10 July 2024

22 Olympus Crescent 'Hamilton House', Arcadia, Qld 4819

Bedrooms: 2

Bathrooms: 3

Parkings: 1

Area: 240 m2

Type: House



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**\$1,100,000**

If you are familiar with the history of Olympus Crescent, you will likely have heard of Jill, Duchess of Hamilton. 'Hamilton House', a traditional two storey Queenslander, was moved to Magnetic Island from the mainland in 1992 by the Duchess and she resided here for several years. Although rebuilt to modern construction standards, Hamilton House retains the authentic characteristics of period Queenslanders. Everywhere you look in this home will inspire admiration for those who appreciate these special features, from the ornate ceiling roses and wrought ironwork, tongue and groove walls and period double doors leading to wide verandahs and the Juliette balcony. Olympus Crescent, known as the dress circle of Arcadia, is always in demand due to its close proximity to Alma Bay, a beautiful sandy cove where you can swim, dive or snorkel year round. The home itself is tucked up against the National Park, providing seclusion, peace and privacy. The backdrop is quintessential island - granite boulders and hoop pines - whilst the view from the front is a birds eye view over the treetops, to the hills of the island and even water glimpses of Nelly Bay. The entry to the home starts with a greeting from a marble bust of Queen Victoria, setting the scene for the Duchess's eclectic eye for detail and flair for decoration throughout the finishes of the home. Passing through the portico, the lower living level opens up before you, with beautiful old polished hardwood and Italian tiled floors, combined with high ceilings and opening onto the Juliette balcony. To the right of the entry is a small office, a delightful spot to work and gaze out through the classic timber louvres. There are numerous other nooks and crannies throughout the home that are equally suited for the purpose of study, reading room or other creative tasks. Whilst the property retains so many classic features, it has been impeccably maintained and caters to modern comforts with split system air-conditioning installed to the lower living area as well as the main bedroom upstairs. With the verandahs fully screened and ceiling fans throughout, it is comfortable in any weather, as it was designed to capture air flow well before air conditioning even existed. The characterful original kitchen features a colonial kitchen dresser and marble slabs on the kitchen benches, off which is a screened breakfast room, looking onto the bush, and the 'maid's room'. There's also a bedroom and a bathroom which leads to a further storage area which has in the past been a laundry (now located on an upstairs verandah). As with many Maggie houses of character, this room is built around a boulder! Open the double doors and climb the ornate staircase to the upper living level where there is a second light-filled living area, which opens onto the wide covered verandahs that surround the house on three sides. From both the master bedroom and the verandah, the treetop view and distant water glimpses will have you feeling on top of the world and away from any hustle and bustle. Whilst technically described as two bedroom, the verandahs provide additional sleepout areas where many visitors choose to sleep. There's an inside bathroom as well as a further bathroom at the back of the verandah - don't worry, only the local wildlife will see you! Hamilton House has grace, charm and style, with beautiful period furniture, some of which can be included, such as the antique iron frame beds (with quality mattresses & canopies), various antique timber tables and chairs, the kitchen dresser and of course Queen Victoria. This property never fails to entrance its visitors, and for the right person, will continue to provide delight every day you are lucky enough to enjoy spending here. Whilst the driveway and carport are officially shared with 'Capricornia Cottage' just below, the house lot feels much larger than its 240m<sup>2</sup> as the National Park behind goes on forever and the views to the front are expansive, so it's ideal for those looking for privacy but also a low maintenance yard. There's plenty of storage both under the house and around the house, with all spaces utilised efficiently. It's a short walk to Alma Bay and the Arcadia pub and approx 4 minutes' drive to the ferry terminal, supermarkets and facilities of Nelly Bay. To view this unique island offering, please contact Alex to arrange a private inspection by appointment only. This information has been provided to us by third parties and we do not accept any responsibility for its accuracy. You should make your own enquiries and check the information so as to determine whether or not this information is in fact accurate. You must make your own assessment and obtain professional advice if necessary. Property Code: 1585