

**23 Regent Street, Maitland, NSW, 2320**



**House For Sale**

Saturday, 24 August 2024

23 Regent Street, Maitland, NSW, 2320

**Bedrooms: 7**

**Bathrooms: 5**

**Parkings: 2**

**Type: House**



Cain Beckett

## The Regents Park - Hunter Valley

Set among approximately five acres of private grounds in the picturesque Hunter Valley, The Regents Park is very simply, one of the finest homes in New South Wales. A modest Georgian portico and electric iron gates hide what is a stately home of much grander proportions than you might initially think.

Stepping inside, enormous cedar doors, domed ceilings, solid brass fittings, tall doors and windows and antique chandeliers are your first indication that this home is something very special.

A magnificent library taken from the office of five former Prime Ministers is adjacent to the entry hall and separates the living spaces from private guest quarters which has its own Carrara Marble ensuite. Across the hall, a double-size drawing room with a Georgian fireplace easily houses a beautiful Grand Piano and an adjoining formal dining room also offers an open wood-burning fire and gas lamps which embellish the lush red walls.

The rear of the home is dominated by an impressive glazed conservatory. Beneath a soaring glass ceiling is a gallery with cast iron balustrading and casual living room with French doors to a raised external veranda. Twin polished cedar stairs lead to the stone paved casual dining space on the garden level that feels seamlessly connected to the gardens outside.

Adjoining the gallery is a brand-new award-winning designer kitchen with butler's pantry, 1100 mm Falcon cooker, luxurious stone tops and beautiful brass detail which ties it in beautifully with the rest of the home. It has two dishwashers for entertaining, amazing storage and a second connection to the formal dining room.

A light-filled informal living area and another guest suite - again with Carrara marble ensuite, complete the ground floor.

An antique staircase leads to an upper level which houses yet another library, two generously sized guest rooms (one with adjoining study) and an enormous master suite. The master suite is separated from the hall by a private office and offers a large walk-in dressing room and Carrara marble ensuite with claw-foot tub and underfloor heating.

Another two very generous bedrooms share a main bathroom which is once again lined with Carrara marble.

An original coachman's quarters has been converted to house a separate guest cottage with its own ensuite and a storage shed and undercover parking for two cars. All bedrooms in the stately residence and guest quarters are kept comfortable by reverse-cycle air-conditioning.

The Regents Park is also home to one of Australia's most impressive private gardens beginning with tropical palms, bamboo, banana trees and ginger around the in-ground pool, it quickly moves along a central clay brick staircase to a parterre garden with box hedging and then an oriental garden with lotus pond, Japanese bridge and hand-carved stone lanterns. A rock waterway, genuine Japanese tea house and bonsai wall.

Beyond the pond is an extensive formal English garden with central rill and a citrus orchard with sandstone well.

Approximately four acres of park-land studded with Manchurian Pear and London Plane trees also frame a second rear-access to the property and have been cleverly fenced for livestock - perfect for sheep or Alpacas or a pony.

Located within 1km of Maitland's CBD, 20 minutes of the Vineyards, Restaurants and Concert Venues of Wine Country, 30 minutes of Newcastle CBD and 2 hours of Sydney.

Inspection by private appointment.