

**4 Rowley Street, Albany, WA 6330**



**House For Sale**

Sunday, 23 June 2024

4 Rowley Street, Albany, WA 6330

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 700 m2**

**Type: House**



Jeremy Stewart

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## Offers Above \$1,350,000

This beautiful, historic home displays exceptional architecture representing Federation Queen Anne styling expertly blended with modern appointments for luxury and comfort. Designed by renowned WA architect Francis Bird more than a century ago, the rendered brick building has been meticulously preserved and restored, the high-quality modern elements integrating perfectly with the significant architectural features reflecting its grand origins. This superior home, set among buildings from a similar era, takes in superb views over parts of the city, the entertainment centre, out to Princess Royal Harbour and beyond to Torndirrup National Park. Polished timber floors, timber fireplaces, and high ceilings with Victorian cornices characterise the original part of the home, and a two-storey extension has expanded the living options. Of the two lounges at the front, one has a fireplace and a bay window. A third sitting room further along the hall also has a fireplace and lends itself to use as a fourth bedroom, hobby room or library. Also on the ground floor is a king-sized bedroom near to a bathroom with a bath, shower and vanity, and a dressing room with hanging and shelving space. The sensational kitchen features a Falcon stove, an abundance of ivory cabinetry with timber and granite bench-tops, a dishwasher and a breakfast bar. Off the adjoining spacious dining area, bifold doors open onto a big, paved patio on the view side. Jarrah stairs lead up to two more bedrooms. Both king-sized with private decks overlooking the back garden, one has a dressing room and the other a built-in robe. These share a white bathroom with a bath, walk-in shower, vanity and toilet. In the back garden is an undercover clothes drying area as well as a rainwater tank and terraced lawns bordered by easy-care beds of natives and fruit trees. A double garage, with power, at the top of the 700sqm block is reached via a laneway at the side. York Street's shops, cafés, entertainment and amenities are only about 700m away. The property has a Category B heritage listing, and is protected by the City of Albany's Historic Town Design Policy, preserving the character of the streetscape. It is a fine residence for discerning purchasers valuing a modern lifestyle while appreciating the beautiful aspects of a historic property in a prime location. What you need to know:-  
- Stylish, early 20th century residence  
- Beautifully preserved original architecture  
- Polished jarrah floors, decorative ceilings  
- High-quality, modern extension  
- Town and harbour views  
- Three sitting rooms  
- Kitchen/dining room with Falcon stove, ample cabinetry, dishwasher  
- Big side patio, front veranda  
- Three king-sized bedrooms  
- Two bathrooms, two dressing rooms  
- Terraced gardens on 700sqm block  
- Double garage  
- Walk to York Street shops, cafés, amenities  
- Council rates \$2,782.58  
- Water rates \$1,564.13