

Under Contract



1 Ednie Street, Bunbury



## “SHERWOOD” ON EDNIE - TIMELESS ELEGANCE MEETS MODERN LIVING - VIEWING BY PRIVATE APPOINTMENT ONLY

Step into a piece of history with “Sherwood” on Ednie, a truly captivating early 1900s residence, lovingly preserved and rich in character. Positioned on a rare multi title 883m<sup>2</sup> lot in a quiet Bunbury cul de sac, this remarkable residence offers an enviable blend of charm, privacy, and everyday convenience.

From the moment you arrive, its grand presence is unmistakable. A striking leadlight entry introduces interiors defined by soaring ceilings, ornate ceiling roses, classic sash windows, a functional fireplace, and beautifully restored Jarrah floorboards that speak to the craftsmanship of a bygone era.

The home unfolds into a series of inviting living spaces designed for both comfort and connection. Three generously proportioned

 3  1  4  883 m<sup>2</sup>

Price	\$1,100,000
Property Type	Residential
Property ID	1478
Land Area	883 m <sup>2</sup>

### AGENT DETAILS

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### OFFICE DETAILS

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bedrooms, two appointed with soft carpeting offer space and practicality while bedroom two features a beautiful fireplace from yesteryear. The home includes an inviting formal lounge, a welcoming family room, and a light filled open plan kitchen and dining area. At its heart, the contemporary kitchen balances style and function with a Quantum Quartz stone island bench, soft close cabinetry, and a skylight that bathes the space in natural light making it perfect for entertaining and everyday family life.

To the rear, a serene living area frames the lush garden beyond, creating a seamless indoor, outdoor experience. The grounds themselves are a private sanctuary, where established trees, meandering pathways, and reticulated lawns evoke a sense of calm and quiet escape.

Practicality meets lifestyle with a substantial 72m<sup>2</sup> powered workshop, abundant additional parking, and thoughtfully designed utility spaces including a mudroom or study with excellent storage. The modern bathroom offers a luxurious deep soaking bath and generous vanity, while an additional toilet off the laundry provides easy access to the rear patio.

Enhanced by 18 solar panels delivering 6.6kW efficiency, brand new reverse cycle air conditioning, and a durable iron roof that adds its own charm on rainy days, every detail has been carefully considered.

Perfectly positioned just a short stroll from Bunbury's CBD and the stunning inlet walk, you will enjoy having everything at your doorstep.

“Sherwood” is more than a home, it is a rare and refined offering where heritage beauty meets modern ease, all within close reach of Bunbury’s amenities.

This beautiful home must be experienced to be fully appreciated. For your private viewing, contact Nicole Kelly on 0447 648 842.

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