



Sold at auction by Oscar Nicholls 0466 901 442



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222 Mowbray Road, Artarmon

Auctioned for \$2,615,000 (Aug 03, 2024)

Timeless charm and exceptional potential in a walk-to-everywhere location

A nod to a bygone era, this dearly cherished Californian Bungalow has been held by just one family for close to a century. Set on a prime 916sqm level block and offering endless potential to restore, update or extend (STCA), it occupies a premier location within walking distance to the train station, Chatswood shops and Willoughby village. Architecturally impressive, with soaring decorative ceilings set against inviting open spaces, a flexible floor plan allows for a host of lifestyle configurations. A unique offering suited to families and investors alike, it resides within the coveted Artarmon Public School, Chatswood High and Willoughby Girls catchment areas, with rapid access into the CBD.

- Classic character façade set proudly on a prime 916sqm level block
- Multiple living areas and a versatile single-level family floor plan
- Open plan kitchen with an iconic 1930's Metters 'Early Kooka' gas stove
- Separate formal dining room and sun-filled lounge with fireplace
- Master bedroom with stained glass bay window and original joinery

Property ID: L22252875

Property Type: House

Garages: 2

Oscar Nicholls

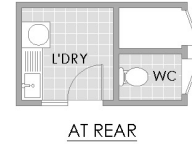
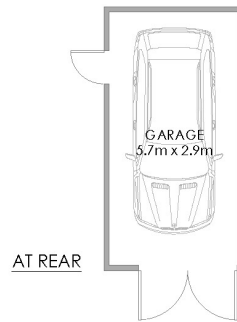
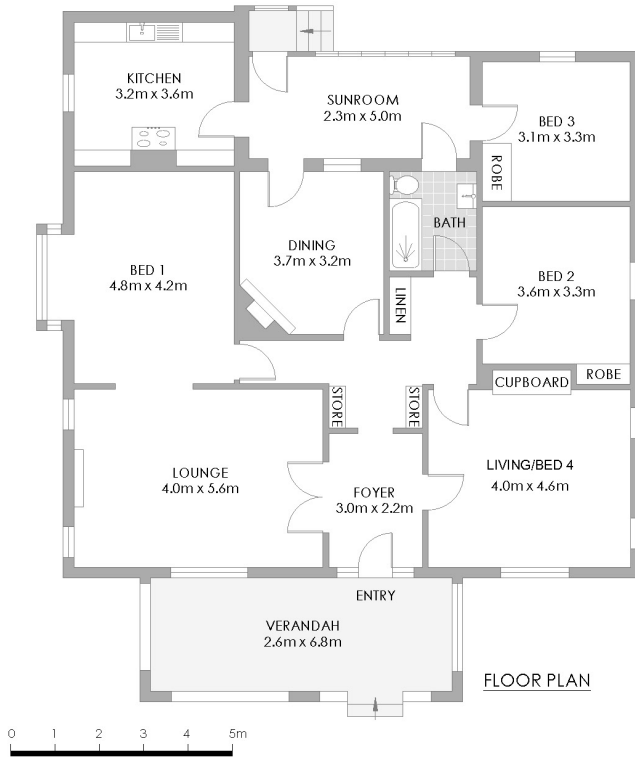
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- Decorative high ceilings, picture rails and rich timber accents
- Potential for four bedrooms with scope to extend in the future (STCA)
- Covered verandah, reading room, workshop/studio and ample storage
- Off-street parking for multiple vehicles
- Stroll to Artarmon and Chatswood stations, Westfield shops and buses
- Close proximity to Willoughby village, cafés and boutique shops
- Zoned for Willoughby Girls, Chatswood High and Artarmon PS
- Scope to capitalise with options to restore, update or extend (STCA)

Council: \$467/Q (Approx.)

Water: \$174/Q (Approx.)



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PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.
Measurements are approximate and not to scale. The vendor, agency and supplier will accept no liability for its accuracy. Interested parties are advised to make their own independent enquiries.

Raine&Horne
Lower North Shore