



60 ARGUELLO BOULEVARD, SAN FRANCISCO
CLASSIC ARTS AND CRAFTS HOME





Located in the prestigious Presidio Heights neighborhood, this classic San Francisco home was designed by renowned architect Sidney B. Newsom, and extensively renovated in 2010 with complete respect for its circa 1909 heritage. Details of the home's distinguished Arts and Crafts architecture – refinished hardwood floors, stunning stained glass windows, and refined millwork – seamlessly blend with many renovated luxuries that include a fabulous chef's kitchen and master bath. The home's public rooms provide a welcome introduction beginning in the spacious foyer and intimate parlor, and continuing into the grand living room and formal dining room, each with fireplace. The masterfully renovated kitchen is certain to please the most demanding chef with its Carrara marble counters and stainless steel appliances, while a door in the breakfast area provides access to the sheltered rear yard for easy outdoor barbecuing and entertaining.

Spanning approximately 5,000 square feet of living space, the home's personal accommodations consist of 5 bedrooms on the upper two levels. Highlights include the master suite with fireplace and renovated bathroom, and one bedroom that has a private roof-top deck with south-facing views toward Twin Peaks. Rounding out the home's amenities are a handsome library with adjoining sunroom used as an office, plus a top-floor recreation room with amazing flexible space. Adding the ultimate convenience for city living is a finished garage with parking for 2 to 3 cars, as well as abundant storage space. Awaiting just a block away are the tranquil green belts of The Presidio, a 1,500-acre national park with golf course, and nearby Julius Kahn Playground as well as upscale shopping and dining.





Summary of the Home

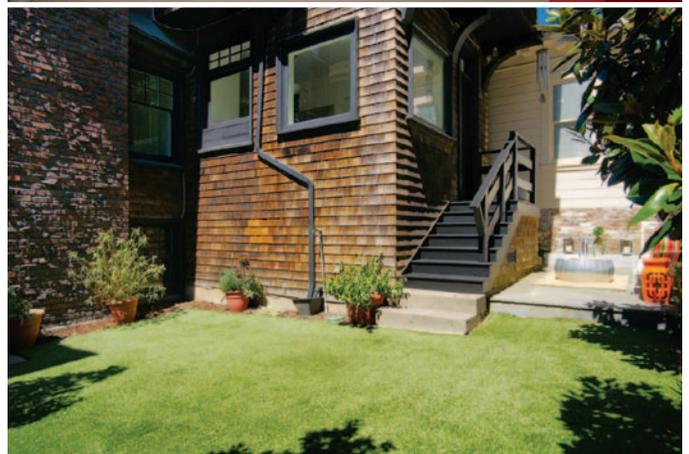
- Beautifully updated Presidio Heights residence with original Arts and Crafts detail
- 3 levels, plus garage level, with 5 bedrooms, 3 full baths, 1 half-bath, and 1 quarter-bath
- Approximately 5,000 square feet
- Refinished hardwood floors throughout much of the home
- An enclosed vestibule precedes the front door, which is framed by leaded glass side lights; a spacious foyer has banquette seating and a grand staircase highlighted by stunning stained glass windows
- An intimate parlor off the foyer has a wall of leaded, stained glass windows, plus access to a renovated half-bath
- Classic living room is brightened by tall banks of windows on two walls and features a fireplace with floor-to-ceiling brick façade and period wall and ceiling moldings
- Spacious formal dining room has a coffered ceiling, antique chandelier and sconces, and original leaded glass china cabinetry; a fireplace is set between tall windows
- Fully renovated chef's kitchen has hand-made cabinetry topped in Carrara marble slab with subway-set tiled backsplashes; the breakfast area has banquette seating beneath corner windows and access to a barbecue patio in the rear yard
- Stainless steel appliances include: Wolf 6-burner gas cooktop with integrated grill and pot filler, Miele oven and microwave, Miele dishwasher, Sub-Zero refrigerator, plus refrigerator and freezer drawers
- Second-floor master suite with wall of west-facing windows, remote-operated gas fireplace, and ample wardrobe storage, including a walk-in closet; renovated en suite bath in Carrara marble slab and mosaics includes separate vanities and a frameless-glass enclosed shower
- Two large bedrooms on the second floor share a renovated bathroom with tub and overhead shower; a handsome wood-paneled library/family room on this floor has a wet bar, gas fireplace, and adjoining sunroom, also ideal for an office; a renovated laundry room on this floor adds convenience
- The third floor has two bedrooms, one with private roof-top deck with south-facing views and with direct access to the hallway bathroom with shower; a tremendous recreation room has a dramatic, beamed cathedral ceiling, built-in cabinetry, and numerous large windows
- Basement level has a 2-3-car garage with epoxy floor, significant maple cabinetry, sink, and quarter-bath
- Sheltered south-east rear yard finished in eco-friendly synthetic lawn with perimeter gardens

Offered at \$4,395,000

For additional photos please visit:

www.60Arguello.com

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