

# \$3,249,000 - 324 W Kinnear Place, Seattle

MLS® #2412318

**\$3,249,000**

4 Bedroom, 4.5 Bathroom, 3,670 sqft  
Residential on 0.16 Acres

Queen Anne, Seattle, WA

Meticulous & exquisitely renovated half-timbered brick Tudor perfectly perched to capture Space Needle & downtown views from Queen Anne’s highly desirable SW slope. Generous spaces on 3-levels include a masterful addition by Bill Haas, expanding the eat-in kitchen w/ a fplc, built-in benches & French doors opening to a romantic patio. Main floor offers dining, large living room w/fplc & built-in bookshelves. Wrought iron stairs lead to 3 bdrms up including a gorgeous primary suite. Lower level offers an en-suite bath, media room, entertaining kitchen & temperature-controlled wine cellar. Surrounded by lush gardens & hardscape, the patio & garden are a truly sublime escape. Two-car gar off alley, fenced backyard, mature trees & plantings.



Built in 1928

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | 2412318     |
| List Price     | \$3,249,000 |
| Sale Price     | \$3,000,000 |
| Price Per SqFt | \$817       |
| Bedrooms       | 4           |
| Bathrooms      | 4.5         |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 3,670       |

|            |                         |
|------------|-------------------------|
| Acres      | 0.16                    |
| Year Built | 1928                    |
| Type       | Residential             |
| Sub-Type   | Single Family Residence |
| Style      | Tudor                   |
| Status     | Sold                    |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 324 W Kinnear Place       |
| Area        | 700 - Queen Anne/Magnolia |
| Subdivision | Queen Anne                |
| City        | Seattle                   |
| County      | King                      |
| State       | WA                        |
| Zip Code    | 98119                     |

### Amenities

|                |                 |
|----------------|-----------------|
| Parking Spaces | 2               |
| Parking        | Detached Garage |
| Garage Spaces  | 2               |

### Interior

|                   |                                                                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bath Off Primary, Double Pane/Storm Window, Dining Room, Fireplace, French Doors, Security System, Sprinkler System, Walk-In Closet(s), Wet Bar, Wine Cellar |
| Appliances        | Dishwasher(s), Disposal, Dryer(s), Refrigerator(s), Stove(s)/Range(s), Washer(s)                                                                             |
| Fireplace         | Yes                                                                                                                                                          |
| # of Fireplaces   | 3                                                                                                                                                            |
| Fireplaces        | Wood Burning                                                                                                                                                 |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Brick                     |
| Lot Description   | Alley, Paved, Sidewalk    |
| Foundation        | Poured Concrete, Tie Down |

### School Information

|            |                 |
|------------|-----------------|
| District   | Seattle         |
| Elementary | Buyer To Verify |
| Middle     | Buyer To Verify |

High                      Buyer To Verify

**Additional Information**

Days on Market        56  
Cumulative Days on Market   56  
Days on Website                12