

A cooperative effort of City Newspaper and RochesterCityLiving, a program of the Landmark Society.



## Magnificent mansion in Maplewood

94 Augustine Street

In 1874, the City of Rochester, fueled by industrial development and the continuing success of the Erie Canal, made several large annexations, nearly doubling its area. Part of this expansion included the area we now refer to as Maplewood. During the ensuing decades, with the extension of the Lake Avenue streetcar, the neighborhood soon filled with grand homes built by industrialists and professionals, intertwined among the naturalistic landscape of the river valley and Frederick Law Olmsted's designed parks. In 1894, John C. Hayden, then chief detective and assistant chief of police, constructed this grand Queen Anne style home for his wife, Linda, and their four children. Detective Hayden would go on to become chief of police, ultimately serving for 37 years.

The broad front porch, ashlar stone walls, soaring chimney, and substantial proportions of this grand Queen Anne set the tone for the resplendent interior within. A pair of oak doors give way to a shallow extravagant vestibule with an intricate encaustic tile floor and walls clad in lincrusta. The central stair hall beyond gleams with oak paneling, moldings, and inlaid floors that carry throughout the house. A small jewel box of a music room, embellished with decorative plaster and a mottled green tile and bronze fireplace, is to the left.

Through a pair of oak pocket doors to the right is the front parlor, with stained glass windows, one of the many original light fixtures, and more gleaming woodwork. The rear parlor has

another fireplace, with an ornate oak mantle and mirror, and leads to the dining room at the rear of the house or the small study next to the stair hall. The dining room has a vaulted pressed tin ceiling, a broad window bay, and an especially detailed inlaid parquet floor. Off of the dining room is the good sized kitchen and small full bathroom awaiting your creative vision. A rear stair to the basement, enclosed porch, and former breakfast room round out the first floor.

Ascending the stairs past the stained glass window at the landing, the second floor features three large bedrooms with more inlaid floors, stained woodwork, a shared bathroom, and a completely separate two bedroom apartment to the other side of the central hallway. The full height attic retains the bones of two former apartments that were once beneath the soaring rooflines.

The tall, large basement and detached three-car garage complete the property. This 4,197 square foot diamond in the rough is located in the Maplewood Historic District and is eligible for New York State rehabilitation tax credits. With a new owner and some TLC it is ready to shine. Contact Eman Safadi of Hunt Real Estate ERA/Columbus 718-825-2232 and make this Maplewood mansion yours for \$144,900.

by Christopher Brandt.

*Christopher is a longtime Landmark Society volunteer and blogs about his own historic home at [www.myp perfect little money pit.com](http://www.myp perfect little money pit.com).*