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## Space in the city

### 1890 Culver Road

When most people think of historic city homes they think big, but do they think really big? It's rare to find a house with over 3,000 square feet of living space at a pleasant price point. That's exactly what 1890 Culver Road offers: a rare opportunity to own a lot of space in the city at a reasonable price.

The enclosed porch at the front of the house leads to an entryway with a remodeled powder room, perfect for guest use. Head through an original wood door with a leaded glass window into the massive living room. Airy and open, this space is bright and welcoming, thanks to the light streaming through the large, stained-wood bay window. The window is oriented to shine onto the brick fireplace that functions as the centerpiece. Simple built-in shelves to the left of the fireplace offer balance to the room, and a space to display your photos, books, and other treasures.

The large entranceway to the dining room is located to the right of the fireplace. Although carpeting stretches across these great spaces, hardwoods are waiting to be revealed underneath. A full side porch is accessible from both rooms via folding wood doors, providing the homeowner with a system of interlocking entertaining spaces, perfect for large gatherings. A well-sized kitchen completes the downstairs space, and includes a bonus pantry area that doubles as the laundry room. Crown molding is featured throughout the first floor. Another leaded-glass window lights

the way upstairs. The master bedroom mimics the living room directly below it, including a twin version of the side porch. This room offers a blank canvas to create a dream master suite and includes a unique bathroom. Two more bedrooms and a neutral full bath are available on the second floor, with additional living space in the third floor attic.

The theme of ample space in the city also extends to this home's lot. In addition to the two-car garage and a garden shed, the backyard offers space to play and an open footprint for a patio or deck and gardens galore.

This home is in a central location that makes it easy to access points in every direction. Culver Road is a main artery that leads to the historic Park Ave./East Ave./University Ave. neighborhoods to the south, and all the way up to Sea Breeze and Lake Ontario to the north. The location also offers easy access to Route 590.

1890 Culver Rd. offers approximately 3,130 square feet of living space and is a bargain at \$119,900. One last unique feature: It sits on the border between the City of Rochester and East Irondequoit, allowing residents choice of school district. Tours can be arranged by contacting Mark Mackey of RE/MAX Realty Group at 585-218-6816.

by Peter Smith

*Peter lives and works in Rochester and is a Landmark Society volunteer.*