



1817 DELANCEY PLACE

1817 Delancey Place is located on one of the most prestigious streets in Philadelphia. The house has been meticulously designed and renovated for unsurpassed urban living. While retaining the elegance and charm of a bygone era, it also provides state of the art systems and refined architectural elements

This 9000 SF house is a remarkable 29 feet wide and includes 5 bedrooms, 5 full baths, 4 powder rooms, a paneled elevator and a heated two car garage. The house features new Brazilian cherry flooring, high ceilings, crown molding, hand-crafted leaded glasswork, and custom millwork throughout. Other features include...



First Floor

- ❧ Grand marble Stair Hall with gracious light-filled winding staircase and cupola.
- ❧ Elegant Living Room with fireplace, original paneled wainscoting, and arched entranceway
- ❧ Large, bright cook's Kitchen with adjacent Family Room and Breakfast area. Includes pearwood cabinetry, leaded glass windows, 36" Viking range, 30" Viking Wall Oven & Microwave, two 27" integrated Subzero refrigerators, two sinks, two Fisher & Paykel 2-drawer dishwashers, SubZero wine storage, warming drawer and built-in Miele espresso machine.
- ❧ Private deck with built-in Viking gas grill, bench, and planter.
- ❧ Butler's pantry with custom cabinetry, sink and icemaker.
- ❧ Dining Room with fireplace, built in leaded glass-front cabinets and historical, intricately detailed barrel vaulted plaster ceiling and mahogany raised panel walls.



Second Floor

- ☞ Spacious Master Bedroom with custom paneling, window seats, cast stone fireplace and private terrace.
- ☞ Walk-in closet featuring mahogany cabinetry and free-standing dresser with clothes hampers and marble top.
- ☞ Master Bath featuring heated limestone floor with inlaid mosaic tile, enclosed WC, full-size washer/dryer closet, sauna, Dornbraucht faucetry, two vanities, double-ended soaking tub, and custom shower with steam, rainshower head, body sprays, and bench.
- ☞ Mahogany paneled Library with floor-to-ceiling shelving and rolling library ladder.
- ☞ Media Room with fireplace, A/V closet, built-in cabinets and shelves, and surround-sound audio system.



Third Floor

- ☞ Three generous bedrooms with private baths and walk-in closets.
- ☞ Laundry Room with front loading Bosch washer & dryer.

Fourth Floor

- ☞ Fifth Bedroom with private bath, skylight and walk-in closet.
- ☞ Large open Studio with access to roof deck, wet bar with dishwasher and refrigerator.



Basement

- ☞ Two car heated garage with handicapped accessible ramp.
- ☞ Spacious game/exercise room..
- ☞ Climate controlled wine cellar.
- ☞ Mudroom with four closets, powder room, built-in bench and coat area.

Systems

- ☞ Comprehensive monitored security system, integrated to incorporate all smoke, heat and CO detectors.
- ☞ Nine zone state-of-the-art Sonos sound system with in-ceiling speakers and wireless remote controls.
- ☞ New 7-zone HVAC system with central humidification.
- ☞ New plumbing system with continuously circulating hot water loop and premier faucetry throughout.
- ☞ New electrical system featuring Ethernet, telephone and video wiring throughout.
- ☞ Highly energy efficient spray foam insulation and Marvin windows at all exterior walls.