



1314 MOUNT CURVE
LOWRY HILL ■ MINNEAPOLIS



Lowry Hill masterpiece designed by William Kenyon circa 1931 features dramatic ceilings, elegant millwork, and walls of leaded glass windows with transoms



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PROPERTY INFORMATION

MAIN LEVEL

Grand Foyer	22 x 10
Library/Study	16 x 13
Formal Dining Room	18 x 14
Living Room	27 x 18
Three Season Porch	24 x 10
Kitchen	15 x 11
Breakfast Room	11 x 9
Butler's Pantry	10 x 9
Two Powder Baths	



SECOND LEVEL

Landing and Hallway	
Master Suite	
▪ Bedroom 1	14 x 10
▪ Sitting Room	15 x 13
▪ Two Three Quarter Baths	
▪ Ante Room with Walls of Closets	
Bedroom 2/Nursery	16 x 12 <i>(shared Three Quarter Bath with BR1)</i>
Bedroom 3	17 x 13
▪ Three Quarter Bath (Tub Only)	
Bedroom 4	16 x 14
▪ Full Bath	
Bedroom 5	11 x 9
▪ Balcony	



THIRD LEVEL

Bedroom 6	12 x 12
Bedroom 7	15 x 11
Bedroom 8	16 x 9
Hallway Full Bath	
Recreation Room/Play Room	30 x 11
Walk In Cedar Closet	
Landing with Maid's Closet (with Sink)	



LOWER LEVEL

Family Room	28 x 18
Billiard Room	33 x 16
▪ Wet Bar	
Second Kitchen	12 x 7
Office/Hobby Room	16 x 13
Powder Bath	
Laundry Center	
Tunnel to Garage with Garden Room	
Mechanicals and Storage	



Information and dimensions deemed reliable though not guaranteed



PROPERTY DATA

Year Built	1931
Bedrooms	8
Bathrooms	8
Finished SF	9,365
Two Car Garage with Tunnel + Garden Room	

- Three owner home fully retains its architectural integrity
- Four fully finished living levels
- Two staircases includes service staircase (3rd to main)
- Security system
- Stone wall enclosed terrace + yard with sprinkler system
- Panoramic treetop views of Minneapolis on the horizon



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1314 MOUNT CURVE **LOWRY HILL**

Set commandingly atop Mount Curve with panoramic skyline views, this handsome stone and timber masterpiece was designed by architect William Kenyon in 1931, representing Lowry Hill as it was meant to be!

With only three owners, the residence fully retains its architectural integrity and superb interior design. A gracious coffered reception hall runs the axis of the main level, providing access not only to the public rooms of the home, but also to the grand main staircase leading to both the upper bedroom levels and to the enticing private rear terrace and yard.

Wide plank flooring and elegant moldings accent the stunning living room, anchored by its wainscoted wood burning fireplace, north and south leaded window walls, and French doors leading to the tiled three-season sun-room.

Marble floors, built in cabinets, crown molding, and a bay window with fabulous northeast views enhance the banquet-sized dining room. French doors from the reception hall lead to a handsome library with gorgeous bow window, oak floors, carved paneling, built in bookshelves and a second wood burning fireplace.

Featured in multiple publications when completed 40 years ago, the kitchen has its own fireplace (created by utilizing a former incinerator shaft) and adjoins the cozy breakfast room and butler's pantry with tin ceiling and backsplash. There are two powder rooms on the first floor, as well as a generous front hall closet. The grand main staircase with window and bench at the landing leads to the second level, which has five bedrooms and four baths. The master suite includes oak floors, crown molding, wardrobe closets, French doors to the light filled sitting room with wood burning fireplace, and dual three quarter baths. Four additional bedrooms, all with hardwood floors, include a charming barrel vaulted bedroom, another with a private balcony, and a fourth with an en suite bath. The third level of the home includes 3 more bedrooms, full hall bath, large walk in cedar closet and 30'x11" bonus room.

A second service stairway runs between the second floor and lower level, while the wide main staircase leads down to the spacious lower level featuring large day lit family room with egress bay window and grand stone wood burning fireplace, entertainment kitchen with tin ceiling, billiard room with wet bar and bay daylight window, and an office with fireplace and built in shelves. An underground tunnel connects the two-car garage to the home.

Set on a superb lot with an enchanting stone wall enclosed rear yard and terrace, this spectacular home is an urban jewel with easy access to all that Minneapolis has to offer.

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- 8 Bathrooms
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