

---

# Norrac



Review of C\* Grade Buildings  
in the Former City of  
Hawthorn

---

## Location

23 View Street HAWTHORN, Boroondara City

## Municipality

BOROONDARA CITY

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO478

## Heritage Listing

Boroondara City

---

## Statement of Significance

Last updated on -

*Noorac*, 23 View Street, Hawthorn, is of architectural and historical significance at a local level. Prior to the break-up and subdivision of its landholding in the 1920s, the house was prominently located in the Auburn Road/Barkers Road area of Hawthorn, where there were a number of large nineteenth century residential estates. The single-storey, canted-bay Italianate form was a popular option for affluent residents of the area in the latter decades of the nineteenth century. Although altered, through the loss of the return verandah and the

comparatively early addition of the tower portico, the house is nevertheless significant as an example of a 'layered' Victorian dwelling, which retains several key elements typical of the 1880s Italianate mode in Boroondara. The addition of the mini tower also demonstrates aspects of its elevated and exposed position, and the desire of the owners to draw attention to the entry.

Heritage Study/Consultant	Boroondara - Review of C* Grade Buildings in the Former City of Hawthorn, Lovell Chen Architects & Heritage Consultants, 2006; Boroondara - Hawthorn Heritage Study, Meredith Gould Conservation Architects, 1993;
Construction dates	1881,
Other Names	Norrac,
Hermes Number	14582
Property Number	

---

## Physical Description 1

*Norrac*, at 23 View Street, Hawthorn, is sited on a rise at the edge of the Auburn Road Hill, and is a single-storey, stuccoed masonry, Italianate villa of the early 1880s, with a projecting bay on the east side of the south facade. The roof is hipped and clad with plain slate tile cladding, iron ridge capping, and finial bases at the major hips. The chimneys have stucco-clad shafts with lightly sculpted cornices and string courses round their necks. The eaves are boxed with brackets in intermittent pairs, and a thin course line completes the composition of a bracket frieze. The west elevation, and west bay of the south elevation, have a thicker squared course line which appears to be a mounting point for a return verandah, now removed (the verandah is also evident in plan in the Melbourne & Metropolitan Board of Works plan #55, undated but late nineteenth century). There is also a verandah floor in place, now a front patio. The entry porch is composed as a miniature stucco-clad (portico) tower; this is also not believed to be original as it does not appear on the aforementioned plan, but may nevertheless be a relatively early alteration. The portico tower has a balustraded parapet (of interlinked concrete circles) and four piers topped with small brick 'ziggurats'. The portico has a tall arch facing south and a shorter entrance arch to the west. A cornice line is located below the main south arch; the arch is topped with an incised keystone, and two incised spandrel panels are located to either side of the arch. The west side of the entry tower is unusually plain, which is consistent with being bisected by a verandah roof. The front door frame is set in a third interior arch, with a wheel-spoke fanlight, sidelights and windowed front door, all of which may be original. A quartet of blind arches with plain reveals and moulded surrounds, line the upper internal walls of the portico; the ceiling is flat. Generally, the windows are timber-framed, double-hung sashes, flat headed with crisply moulded borders, with the west and south-west windows set in shallow breakfronts which is consistent with their originally being located under a return verandah. The larger south window is flanked by two narrow sidelights. Three windows are located in the canted projecting bay of the south facade. There is no front fence, with an embankment separating the central garden and house from View Street; the drive curves round to the west side with the present entry footpath to the east. This is consistent with the house having been divided into flats. The property has a thickly grown garden with agapanthus and other long-standing growth.

*This place/object may be included in the Victorian Heritage Register pursuant to the Heritage Act 2017. Check the Victorian Heritage Database, selecting 'Heritage Victoria' as the place source.*

*For further details about Heritage Overlay places, contact the relevant local council or go to Planning Schemes Online <http://planningschemes.dpcd.vic.gov.au/>*