
72-80 Stawell Street



RICHMOND STAWELL STREET 72.jpg



72-80 Stawell St from the south (no. 80 at far left)

Location

72-80 STAWELL STREET RICHMOND - PROPERTY NUMBER 171385 AND 72-80 STAWELL STREET RICHMOND, YARRA CITY

Municipality

YARRA CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO490

Heritage Listing

Yarra City

Statement of Significance

Last updated on - August 25, 2015

What is significant?

The Edwardian brick terrace and duplex at 72-80 Stawell Street, Richmond, is significant. The five houses were owned and built in 1911 by architects John V.T. Ward and Alfred E.H. Carleton as a speculative development. They passed entirely into Carleton's ownership in 1913. The houses have gabled fronts, roughcast render to the

gables, red brick walls, and large corbelled brick chimneys also seen in grander examples of the practice's work.

The non-original alterations and additions to the houses are not significant.

How it is significant?

The terrace and duplex at 72-80 Stawell Street, Richmond are of local historic and aesthetic significance to the City of Yarra.

Why it is significant?

Historically, the terrace and duplex illustrate the second major period of development in Richmond, that of the Edwardian period. In particular they illustrate the prevalence of speculatively built developments, mainly comprising terraces and rows of duplexes or detached houses built either to identical design or with a certain amount of pleasing variety in details and forms. (Criterion A)

Aesthetically, the houses are distinguished by their unusual verandah details, including brick and bluestone balustrades, ledged gates with turned spindles to the windows. (Criterion E)

Heritage Study/Consultant	Yarra - Heritage Gap Study: Review of Central Richmond 2014, Context P/L, 2014; Yarra - Heritage Gap Study, Graeme Butler & Associates, 2007;
Other Names	Houses,
Hermes Number	176043
Property Number	

Physical Description 1

The five brick houses are grouped into a duplex (nos. 72-74) and a small terrace (nos. 76-80), each with the same design apart from the distribution of single and larger shared corbelled brick chimneys. Each house is gable fronted, with simple roughcast render to the gable above a bullnose verandah. Each house has a pair of double-hung windows and a four-panel door to one side.

The verandah details are also identical, and quite unusual. Each house has a solid brick balustrade with a bluestone coping. In the centre is an arched ledged gate about twice as high as the balustrade, and with a small 'window' filled with turned timber spindles. The verandah has a ladder-back frieze with a shallow arch to it and heavy turned timber posts on either side of the central gate, which rest on the solid balustrade.

The houses are intact apart from the overpainting of the masonry, the replacement of the gates at nos. 76 and 80 with slightly simplified versions, and the loss of the bottom third of the turned posts to no. 74. The legibility of the design, with its contrasting materials, would be greatly enhanced if the overpainting was removed.

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/>