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# House



Maribyrnong Rd, 40



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## Location

40 Maribyrnong Road MOONEE PONDS, MOONEE VALLEY CITY

## Municipality

MOONEE VALLEY CITY

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO521

## Heritage Listing

Moonee Valley City

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## Statement of Significance

Last updated on - February 4, 2019

What is Significant?

40 Maribyrnong Road, Moonee Ponds, an early Edwardian era Italianate Survival villa built in 1903 is significant. The gabled shed with slate roof at the rear of the residence is also significant.

Significant fabric includes the:

single-storey asymmetric built form with two projecting bays (on western and northern elevations);

main hipped roof form and slate roofing;

unpainted polychrome brickwork;

original brick chimneys (reflecting Edwardian era Queen Anne style influences) and eaves detailing;

original pattern of fenestration and elements of window and door joinery; and

original side (northern) and front setbacks.

The rear extension is not significant.

How is it significant?

40 Maribyrnong Road, Moonee Ponds, is of local architectural significance to the City of Moonee Valley.

Why is it significant?

40 Maribyrnong Road, Moonee Ponds, is significant as a Victorian villa built in the Edwardian era with a Queen Anne influence. Victorian era detached houses are the most common typology in Moonee Ponds with many examples included on the Heritage Overlay. By the late 1890s aspects of the Queen Anne style may appear with those of the Victorian Italianate and the style is referred to as 'Italianate Survival'. These transitional houses display Italianate features and forms blended with new architectural trends of the early twentieth century. 40 Maribyrnong Road is a representative example of this design approach. Other examples include the Italianate Survival example at 26 Fletcher Street, Essendon, c1905 (HO300), however it is a less intact example than 40 Maribyrnong Road is. A timber example at 6 Addison Street Moonee Ponds, built 1903 (HO146), also has a transitional character that includes both Victorian and Queen Anne elements.

40 Maribyrnong Road demonstrates its Italianate style through its asymmetrical form with projecting room with canted bay window, return verandah with cast iron frieze and use of polychrome brickwork with dark brown as the main wall colour. The chimneys are the Queen Anne element, featuring the elaborate moulded brickwork and corbelling of this later period and style. 40 Maribyrnong Road, Moonee Ponds, is of high integrity with very few changes visible to original or early elements of the place. The building retains its original building and roof forms, verandah, fenestration, and original allotment size with outbuilding. (Criterion D)

Heritage Study/Consultant Moonee Valley - Moonee Valley 2017 Heritage Study, Context, 2019;

Construction dates 1903,

Hermes Number 202269

Property Number

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## Physical Description 1

The large slate-roofed brick villa at 40 Maribyrnong Road, Moonee Ponds, sits on the north side of this busy arterial road. Although built in 1903 this residence retains many original features characteristic of the Victorian Italianate style. The house is set within a relatively large allotment behind a simple front garden with low-profile plantings. A wide driveway is provided to the west of the villa, giving this elevation of the house a relatively substantial outlook. The site abuts a rear service lane and has an unusual side access lane to the west, which extends partway (almost halfway) down the side boundary from the rear.

The house is asymmetrical in form with projecting bays to the south-east and at the rear on the west elevations; the former also contains a canted bay with windows. The main roof is hipped and also incorporates a small semi-

octagonal hipped roof on the canted bay. The rear extensions have a skillion roof, but these are not visible from the street frontage. The roof is clad in slate with metal ridge capping and has bracketed eaves. The three face-brick chimneys have strapped detailing to shafts, corbelling to chimney tops, and are topped by terracotta chimney pots; these represent a departure from the Italianate influence on display elsewhere, and reflect the date of this building, looking more to Edwardian architecture with its influence of the Queen Anne style. A return verandah along the south and west spans between the bays. This has a bull-nosed corrugated iron roof supported by slender iron columns with Corinthian capitals, and cast iron brackets and frieze. The verandah has a tessellated tiled floor. The walls of the house are predominantly of brown brick, with red and cream polychrome highlights, notably three bands of stringcourses and headers to the principal windows. The front wall (except for the canted bay) has been recently tuck-pointed with a white ribbon, presumably replacing earlier pointing. The windows to the canted bay are segmental arched double-hung sash windows and the front door has sidelights and highlights. The east elevation, treated in a subsidiary manner to the street frontage, is of red face brick, with three segmental-arched window openings.

There is a single-storey extension of unknown date to the rear of the residence, set behind the original section of the building. The property also has a gabled shed with slate roof and timber doors near the rear western allotment boundary; this may be the original structure shown on the 1904 Melbourne & Metropolitan Board of Works plan. (It is possible the other outbuilding close to the eastern boundary, shown on the same plan, may also survive, but was not inspected as part of this assessment.) The current low brick and wrought iron fence provided to the street boundary is a later addition. The fencing on the western allotment boundary is of mixed construction, bordering with the neighbour's house and cement block walls. The eastern boundary is marked by timber paling fence.

40 Maribyrnong Road, Moonee Ponds, is of high integrity with very few changes visible to original or early elements of the place. The building retains its original building form and roof form, verandah, fenestration, and original building setbacks.

The integrity of the building is greatly enhanced by the unusually high level of intactness of these main elements, which include the unpainted brick chimneys, slate roof, eaves details, verandah decoration, unpainted face brickwork, and window and door joinery.

The integrity of the building is slightly diminished by the rear extension, although this is modest in size and scale, and is hardly visible from the street frontage.

The integrity of the place is enhanced by the survival of early shedding, believed to be that shown on the 1904 MMBW plan, as well as the front and side curtilages, which largely retain their original configuration.

*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/>*