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# Villa Alba



City of Kew Urban  
Conservation Study 1988

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## Location

44 Walmer Street KEW, Boroondara City

## Municipality

BOROONDARA CITY

## Level of significance

Included in Heritage Overlay

## Victorian Heritage Register (VHR) Number

H0605

## Heritage Overlay Numbers

HO134

HO158

## Heritage Listing

Boroondara City

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## Statement of Significance

Last updated on -

HO158 Walmer Street Precinct, Kew

The Walmer Street Precinct, Kew, is an area of heritage significance for the following reasons:

-The place contains a series of individually significant mansion houses which all represent different but accomplished facets of nineteenth and early twentieth century architectural design.

-Studley Park Road, Walmer and Nolan Streets are all dominated by these mansions, though Walmer Street in particular has a line of Victorian and Federation houses that were developed alongside the mansions and which play an important supporting role in the precinct.

- Generally, the streets within the area adjoin either parkland or large school garden spaces, providing a distinctive parkland character to the area.

Heritage Study/Consultant	Boroondara - City of Kew Urban Conservation Study, Pru Sanderson Design Pty Ltd, 1988;
Hermes Number	22311
Property Number	

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## Physical Description 1

Documentary evidence from Kew Rate Books records that 'Studley Villa' (now known as 'Villa Alba') was built for William Greenlaw, banker and speculator [2]. The initial N.A.V. for the property was £100 [3] while in February 1884 an increase in the N.A.V. to £300 [4] indicated that the 1882-83 alterations and additions to the southern part of the house [5] were completed. The decorative scheme for the interior was carried out by Patterson Brothers of Melbourne in 1884 [6].

Greenlaw owned and occupied the house until his death in 1895 [7] and in 1949 the building was purchased by the Royal Women's Hospital who converted it into a nurses home [8]. The description given by the Australian Heritage Commission citation is repeated here in part: '...Exterior is quite plain and little altered. Main feature of the house is lavish interior decoration completed 1883/84 by Paterson Bros. (leading Melbourne decorator). A house containing one of the most complete and elegant decorative schemes of the 1880s.'

References --

1 Bennett, K., 'The Villa Alba', January 1987

2 National Trust of Aust(Vic), 'Borough of Kew Rate Records...', held in File No.1385

3 ibid.

4 ibid.

5 National Estate, 'Listing for Kew City - Villa Alba', as at 23 January 1987

6 National Trust of Aust(Vic), 'Building Citation', 7 February 1985

7 Rogers, D., *A History of Kew*, p.101

8 ibid., p.102

*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/>*