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# EGERTON



Egerton

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## Location

37 JEFFREY STREET, LEONGATHA, SOUTH GIPPSLAND SHIRE

## Municipality

SOUTH GIPPSLAND SHIRE

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO148

## Heritage Listing

South Gippsland Shire

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## Statement of Significance

Last updated on -

### What is significant?

'Egerton', comprising the house and stables constructed c.1915 by F.W. Morris as his own residence and later occupied by James T. Knox, at 37 Jeffrey Street, Leongatha is significant. It is a characteristic Federation Queen Anne timber villa with a corrugated iron hip and gable roof, contiguous return verandah at a lesser pitch and weatherboard walls. Other notable elements include:

- The roughcast chimneys with their precast cap and corbel brick tabs and terracotta pots.
- Scrolled metal ridge finials suggesting that metal ridge cresting has been removed.
- Projecting bracketed gable ends with vertically battened roughcast infill.
- Boxed bay windows with casements and hoppers to the gable ends and a shingled hood over.
- A splayed corner boxed bay window.
- Turned verandah posts with neck-moulds supporting an arched ladder frame valance.
- A shingled weatherboard dado.
- 'Rams horn' finials to the gable ends

At the rear are early gabled timber stables, which have a small rectangular door in the west-facing gable and a smaller square door/window in the east gable.

Non-original alterations and additions to the house and stables and other buildings on the site are not significant.

### **How is it significant?**

'Egerton' at 37 Jeffrey Street, Leongatha is of local historic and aesthetic significance to South Gippsland Shire.

### **Why is it significant?**

Historically, it is associated with an important phase of development in Leongatha during the early twentieth century and is representative of the fine villas erected for local business people as the town prospered. It is also important for its associations with the noted engineer, Mr J.T. Knox, who developed Knox's Quarry and the Rockhill Farm at Nerrena. (Criterion A, D & H)

Aesthetically, it is a superior example of a Federation Queen Anne style house with fine and characteristic detailing, which is complemented by a rare example of an early stables. The significance of the house is enhanced by its high degree of integrity. (Criteria B & E)

Heritage Study/Consultant	South Gippsland - Amendment C92 Heritage Review, David Helms Heritage Planning, 2014; South Gippsland - South Gippsland Heritage Study, David Helms with Trevor Westmore, 2004;
Construction dates	1915,
Architect/Designer	Morris, FW,
Other Names	Morris House, Knox House,
Hermes Number	30773
Property Number	

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## **Physical Description 1**

'Egerton' at 37 Jeffrey Street, Leongatha is a characteristic Federation Queen Anne timber house with a corrugated iron hip and gable roof, contiguous return verandah at a lesser pitch and weatherboard walls. Other notable elements include:

- The roughcast chimneys with their precast cap and corbel brick tabs and terracotta pots.
- Scrolled metal ridge finials suggesting that metal ridge cresting has been removed.
- Projecting bracketed gable ends with vertically battened roughcast infill.
- Boxed bay windows with casements and hoppers to the gable ends and a shingled hood over.
- A splayed corner boxed bay window.
- Turned verandah posts with neck-moulds supporting an arched ladder frame valance.

- A shingled weatherboard dado.
- 'Rams horn' finials to the gable ends

The attic dormer on the north side may be original, but needs further inspection to determine this. The house is in excellent condition and has both high integrity and intactness. Minor additions have been made at the rear.

At the rear are early gabled timber stables, which have a small rectangular door in the west-facing gable and a smaller square door/window in the east gable. The stables have relatively high integrity (wall and roof materials have been sympathetically replaced). A skillion addition has been made on the south side.

*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/>*