
Ballara

Location

49 Lansell Road TOORAK, Stonnington City

Municipality

STONNINGTON CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO160

Heritage Listing

Stonnington City

Statement of Significance

Last updated on - March 1, 2002

Ballara, house, at 49 Lansell Road, Toorak is locally significant historically and architecturally:

- as an externally well-preserved representation of the turning point in Cowper's design vocabulary from the terracotta character of his Queen Anne revival style houses to the simpler creations that followed as a reflection of international trends away from the ornate architecture of the 19th century towards the simplicity of the Bungalow and Prairie styles that emanated from North America (Criterion D2, E1).

Heritage Study/Consultant	Stonnington - Heritage Overlay Review - Amendment C5, C6, Graeme Butler & Associates, 2003; Stonnington - Conservation Review City of Prahran Volume 4: A2 Buildings, Context Pty Ltd, 1993; Stonnington - Conservation Review City of Prahran, Context P/L, 1993;
Construction dates	1914,
Architect/Designer	Cowper, Christopher,

Other Names	Hudson-Eastwood, 49 Lansell Road, Toorak,
Hermes Number	30825
Property Number	

Physical Description 1

(as assessed from the street)

This large rough-cast stuccoed, hipped roof two-storey residence, has Marseilles pattern terra-cotta roof tiles, a two-level bay window to the front elevation, multi-pane glazing to the toplights of the window casements, verandahs on both ground and first floors with an unusual perforated solid balustrade to the upper level and an angled bay at the lower level, long slender eaves struts, exposed rafter ends, and Cowper's trademark tapered columns, tapered fence piers and tapered chimneys with terra-cotta pots. The design addresses the north east aspect, with the angled corner bay as the pivot, but the south elevation is slab-sided and plain.

The detail and massing of the house suggest the Indian Bungalow style, as inspired by tea planters bungalows in the British colonies of India and Ceylon (see Butler, 'The Californian Bungalow in Australia').

The extensive front pier and panel fence, with its wrought-iron gates, is of face red brick (over-painted), and has tapered piers with rendered caps. It may have had draped chain or wrought-iron panels before the brick panels were erected. An early garage, with glazed timber doors, is at the end of the drive at the rear of the house.

Interior

not inspected

Integrity

(as assessed from the street)

The house needs minor maintenance but is near original externally. The fence has been modified (added brick panels between piers) and the bricks painted over.

Local Historical Themes

8.4.1 Houses as a symbol of wealth, status and fashion

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/>