
1027 Glen Huntly Road



1027 Glen Huntly Rd
Caulfield, August 2000

Location

1027 Glen Huntly Road CAULFIELD SOUTH, Glen Eira City

Municipality

GLEN EIRA CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO111

Heritage Listing

Glen Eira City

Statement of Significance

Last updated on -

"Braeside" at no. 1027-29 Glen Huntly Road, Caulfield South was built for the hotel keeper, John Leith, in 1916-17. It is aesthetically significant.

It is aesthetically significant (Criterion E) as a highly picturesque and substantial villa in the Queen Anne mode as it was adapted in Australia during the Post Federation period.

Whilst the treatment of the diagonal axis with its attendant window bays and gable ended wings are highly

representative of this development, the pillared verandah with its ornamental cast cement balustrade panels is unusual and imparts distinction to this place. It compares with houses in the Elsternwick Heritage Overlay Area as well as the slightly earlier villa at 31 Downshire Road (1911-12).

Heritage Study/Consultant	Glen Eira - City of Glen Eira Heritage Management Plan, Andrew Ward, Architectural Historian, 1996;
Other Names	"Braeside" House (1919),
Hermes Number	43554
Property Number	

Physical Description 1

A picturesque Post Federation villa with diagonal axis reinforced by a curved window bay and corner verandah terminated by projecting gable ended wings in the manner of the period. The multiple gabled roof is slate lined with terra cotta ridge cresting and there are tapered rough cast chimneys with flat caps and terra cotta pots in the Arts and Crafts mode. The projecting gable ends are half timbered and surmount curved bay windows. Emphasis is given to the entry by a prominent gable ended section of the verandah which is carried on pre-cast concrete fluted columns. The balustrade to the verandah has unusual cast cement decorative panels based on a bifurcating volute motif

Physical Description 2

Integrity: High, presumed later dormer window

Physical Description 3

Condition: sound

Historical Australian Themes

Caulfield's Post Federation suburban expansion

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/>