
House, 22 Queens Avenue, ST ARNAUD



SD 210 - House, 22 Queens Avenue, ST ARNAUD

Location

22 Queens Avenue ST ARNAUD, NORTHERN GRAMPIANS SHIRE

Municipality

NORTHERN GRAMPIANS SHIRE

Level of significance

Recommended for Heritage Overlay

Heritage Listing

Northern Grampians Shire

Statement of Significance

Last updated on -

The house at 22 Queens Avenue makes a significant contribution to the predominantly single storey, Victorian styled residential and partly tree-lined streetscape. Although not designed in the more dominant Victorian style of the houses in this streetscape, this house is in accord with the scale, landscaping and setbacks of the significant houses and buildings visually connected to it. The transitional Federation and Inter-War Bungalow design of the house suggests that it was constructed in the early 20th century, probably in the 1920s.

The house at 22 Queens Avenue is **historically** and **architecturally** significant at a **LOCAL** level. It is associated with residential developments in St. Arnaud in the early 20th century, and it demonstrates original design qualities of a transitional Federation and Inter-War Bungalow style. These qualities include the single storey height, dominant, recessed, gambrel roof form and minor gable that projects towards the Queens Avenue frontage. Other intact qualities include the lapped galvanised corrugated iron roof cladding, unpainted brick and stucco wall

construction, wide eaves with exposed rafters, unpainted brick chimney with cement rendered top, timber framed opening and sidelights, broad broken back verandah supported by double square timber columns on stuccoed brick pedestal, solid unpainted brick balustrade with a curved rendered concrete capping, and the shingling in the gable.

Overall, the house at 22 Queens Avenue is of **LOCAL** significance.

Heritage Study/Consultant	Northern Grampians - Shire of Northern Grampians - Stage 2 Heritage Study, Wendy Jacobs, Vicki Johnson, David Rowe, Phil Taylor, 2004;
Hermes Number	111738
Property Number	

Physical Description 1

The site at 22 Queens Avenue has visual connections with other significant, predominantly Victorian styled, single storey houses in the residential and partly tree-lined streetscape of Queens Avenue. Although not designed in the predominant Victorian style of the streetscape with which it is associated, this house is generally in accord with the scale, landscaping and setbacks of the significant houses visually connected to it. The transitional Federation and Inter-War Bungalow design of the house suggests that it was constructed in the early 20th century, probably in the 1920s, and it is a notable example of this style in St. Arnaud.

The corner site is bound at the front by a recent post and rail fence with a hedge along the Queens Avenue boundary. There is an introduced steel gate at the corner. The house has sizeable setbacks from the street frontages and the front yard has small shrubs and trees.

The single storey, stucco and brick, transitional Federation and Inter-War Bungalow styled house consists of a dominant, recessed, unpainted lapped galvanised corrugated iron gambrel roof form, together with a minor gable that projects towards the Queens Avenue frontage. Wide overhangs and exposed timber rafters are features of the eaves. An early unpainted brick chimney with a cement rendered top adorns the roof line. The early window openings appear to have introduced frames, although the timber framed door opening and sidelights are early.

Early decorative features of the design include the broad broken back verandah supported by double square timber columns on stuccoed brick pedestals. The verandah is bound by a solid unpainted brick balustrade with a curved rendered concrete capping. Another early decorative feature is the shingle gable infill.

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/>