
Glucksburg



Hawthorn Heritage study
1992

Location

9 Yarra Street HAWTHORN, Boroondara City

Municipality

BOROONDARA CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO246

HO163

Heritage Listing

Boroondara City

Statement of Significance

Last updated on -

Significance of Individual Property

1. Architecturally significant as a rare two storey group, executed in exaggerated picturesque form to achieve garden villas on narrow sites, which are true to the garden suburb ideal.

2. Historically significant for the illustration of the influence of building societies in the development of Hawthorn even during the 1890s depression.

HO163 St James Park Estate, Hawthorn

The St. James Park Estate, Hawthorn, is an area of heritage significance for the following reasons:

- The place is a Victorian-era mansion estate, developed in the second half of the nineteenth century as Melbourne's wealthier residents sought accommodation away from industry and the cramped living conditions of the inner-city, in a more physically desirable location, but still close to the city. Several of the streets offer broad views of Richmond and Hawthorn East.
- The place contains an exceptional number of individual buildings of historical and architectural merit including Victorian-era mansions as well as large Federation and interwar-era dwellings. Individually significant buildings include Invergowrie and its gate lodge, the Glucksburg trio, Hawthorn House and Zetland.
- The place has important historical associations with Sir James Palmer who erected Burwood (now Invergowrie), and George Coppin who subdivided and sold the area in 1871-1882.
- The place is representative of the growth of Hawthorn as a Victorian garden suburb from the 1850s up until to the interwar period.
- Development in the area also reflected its proximity to rail links (from the early 1860s) and the development of the tram network (c. 1912-3).

Heritage Study/Consultant	Boroondara - Hawthorn Heritage study 1992, Meredith Gould, Conservation Architects, 1992;
Other Names	Glucksberg,
Hermes Number	14869
Property Number	

Physical Description 1

One of a group of three tall garden villas, each similar but with purposefully different detailing. The design takes advantage of the steep site to produce a third storey at the rear. Two storeys are visible from the street, their apparent height exaggerated by the narrow allotments and the incorporation of a tower to each building. No. 5 is painted, however it appears to be brickwork of a plain colour with render dressings. No. 7 is executed in red brick with cream brick dressings as quoins and string courses. Rendered embellishment is added to the window architraves and for a bracketed balconette at first floor level. A verandah extends across the full width of this property at the ground floor. The eaves are returned at the gable end to form a broken pediment. Matching brackets are used on the squat tower. No. 9 is the most elaborate of the three. It is executed in brown bricks with cream dressings used in similar fashion to No. 7 but in addition it has: a prominent, French renaissance tower roof with a tiny widows walk; elaborate picturesque brackets to a window hood on the first floor; a prominent rendered bay at ground floor level, and intricate gable end detailing including cast iron panels and Aesthetic Movement like brackets.

All three houses appear to have the same plan. The entry is under the tower. Three living spaces are provided at street level. The main room occupying the front, the second room gaining light from a small projection on the side and the third facing the rear. Kitchen and servant facilities were provided in the lower ground floor.

Although painted and with alterations to the tower, No. 5 is likely to be the most intact internally and at the rear.

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/>