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# Burwood Road Precinct

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## Location

410-420 Burwood Road HAWTHORN, BOROONDARA CITY

## Municipality

BOROONDARA CITY

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO489

## Heritage Listing

Boroondara City

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## Statement of Significance

Last updated on -

## What is significant?

The Burwood Road Heritage Precinct comprises, on the south side, the properties from 388 through to 444 Burwood Road and on the north side the properties from 481 to 497 Burwood Road. The Precinct comprises fine representative examples of good design and the aesthetic characteristics of boom-style Victorian and Edwardian development providing commercial and social institutional services, including the doctor's residence, important in the development of Hawthorn. The significant fabric of the buildings is that early or intact fabric which is visible from the public domain of Burwood Road and the side streets. The fabric of roof forms that are not visible from the public domain are not of themselves significant. The perception of their integrity is however implied by the void above these roofs to the extent of the understood, or expected, depth that the buildings extend beyond their frontages. This perception of integrity of the principal form of the buildings makes an important contribution to the heritage significance of the precinct and this perception of integrity is a primary feature of the character and appearance of the buildings of which this heritage place is comprised. How is significant? The Burwood Road Precinct is of local historical and aesthetic significance to the City of Boroondara.

# Why is it significant?

The Burwood Road Precinct is of local historical significance to the City of Boroondara as a late 19th and early 20th century centre of commercial and social institutions important to the development of Hawthorn. The Precinct demonstrates the pattern of development influenced by the choice of location of key civic facilities starting in 1861 and by the extension of the railway through the area in 1882. The Precinct contributes to the appreciation and understanding of the development of Hawthorn as presented in conjunction and comparison with adjacent heritage assets and heritage areas. The section of Burwood Road included in the Precinct, although diminished by the loss of the 1889 Hawthorn Coffee Palace, demonstrates the juxtaposition of social institutional and commercial development and links the Auburn Village and the Leslie Street Heritage Precinct with the former Municipal Centre and Glenferrie Road. The Precinct is important in conveying a broad understanding of the historical development of Hawthorn (criterion A) and nuance of setting and other influences as these have produced the boom-style Victorian and Edwardian Streetscapes. (criterion D)The proposed Burwood Road Precinct has aesthetic significance (criterion E) demonstrating good design characteristics of boom-style Victorian and Edwardian for commercial and social institutional development as well as a fine example of a doctor's residence, which probably included consulting rooms. The streetscapes present a generally consistent form and scale, including substantial terrace rows of shop/dwellings, and visually complement the streetscapes of the adjacent heritage areas and assets. The terrace row from 424-444 Burwood Road derives heritage significance, particularly at the local level, from its association with its designer, the noted Architect John Beswicke, who was also responsible for the design of the Hawthorn Town Hall and many of the buildings within the Auburn Village.

Other Names      Bonsal (410 Burwood Road),

Hermes Number    149586

Property Number

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*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/>*