

## House at 12-13 Esplanade



House at 12-13 Esplanade  
WILLIAMSTOWN, Hobsons  
Bay Heritage Study 2006 - 12  
Esplanade



House at 12-13 Esplanade  
WILLIAMSTOWN, Hobsons  
Bay Heritage Study 2006 -  
No. 13. (Note return verandah  
and original slate roof to No.  
13)



House at 12-13 Esplanade  
WILLIAMSTOWN, Hobsons  
Bay Heritage Study 2006, No.  
12



House at 12-13 Esplanade  
WILLIAMSTOWN, Hobsons  
Bay Heritage Study 2006, No.  
13

### Location

12-13 Esplanade WILLIAMSTOWN, Hobsons Bay City

### Municipality

HOBSONS BAY CITY

### Level of significance

Included in Heritage Overlay

### Heritage Overlay Numbers

HO108

### Heritage Listing

## Statement of Significance

Last updated on -

What is Significant?

The attached houses, constructed by Charles Pinckney in 1858-59 with later additions, at 12-13 Esplanade, Williamstown.

How is it Significant?

The attached houses at 12-13 Esplanade, Williamstown are of local historic and aesthetic significance to the City of Hobsons Bay.

Why is it Significant?

Historically, they are significant as the oldest houses in the Esplanade and are among a small group of pre-1860 dwellings in Victoria. They demonstrate the initial phase of development following the Crown Land sales in this area of Williamstown and are also important for the strong associations with the maritime industry within Williamstown and locally important individuals such as Captain BR Mathews, Lieutenant WJ Panter, Captain Henry Press and Mrs. Margaret Press. (AHC criteria A4 and G1)

Aesthetically, they are significant as an early stone duplex of unusual construction, which is enhanced by later additions. (AHC criteria E1 and F1)

Heritage Study/Consultant Hobsons Bay - Hobsons Bay Heritage Study, Hobsons Bay City Council, 2006;

Hermes Number 15039

Property Number

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## Physical Description 1

The houses at 12-13 Esplanade, Williamstown are slated hip slate-roofed duplex with stuccoed stone walls, a dividing parapet wall and a later return, cast iron convex-roofed verandah (the return to No. 12 has been removed). Bracketed eaves and twin gables to each verandah bay comprise the decoration. There is a Gothic arched window in the verandah end of 13.

The party wall and the external walls are constructed of basalt rubble set in lime mortar and stuccoed, an uncommon method of construction with few surviving examples of intact buildings. The interior walls were originally of lath and plaster set of 4.5" x 4" oregon studs. All six rooms survive as the front part of No. 12 Esplanade and five of the six at No. 13.

The original or early capped corrugated iron (or vertical boarded) fence has been part replaced (12) (refer *Williamstown Illustrated* 1904, Williamstown Historical Society); and verandah as above. Alterations to details on the verandah and to roof plumbing are also evident. The original slates are still visible on No. 13, but No. 12 has been recently re-roofed with new Welsh slates.

## Integrity

External integrity and condition

*Integrity* - Moderate to High. *Condition* - Fair to Good.

## **Physical Description 2**

Context

One of several hip-roofed villas, originally set behind sheeted fences sharing form, siting and materials, also sharing maritime associations.

## **Historical Australian Themes**

Making suburbs

## **Physical Description 3**

*Associations*

BR Matthews, Charles Pinckney, Henry Press, George Service.

*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/>*