
RATHMORE (HOUSE)



RATHMORE



RATHMORE WINDOW



RATHMORE

Location

781 SYDNEY ROAD, COBURG NORTH, MORELAND CITY

Municipality

MERRI-BEK CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO403

Heritage Listing

Merri-bek City

Statement of Significance

Last updated on -

What is significant?

The house, formerly known as *Rathmore*, constructed c.1890 by Alfred Buck as his own residence, at 781 Sydney Road, Coburg North. The original form, materials and detailing of the c.1890 house is significant. Although the general form of the house is typical of the period there are a number of unusual features. These include the single full length window to the front elevation with the door situated around to the side, the large front window with narrow side margins and rendered moulding with a flattened arch profile. The diaper patterned brickwork to the front gable end is executed in dark brick and forms a bold pattern to this element.

The post-war cream brick flats and non-original additions and alterations to the house are not significant.

How is it significant?

The former *Rathmore* at 781 Sydney Road, Coburg is of local historic and architectural significance to Moreland City.

Why is it significant?

Historically, as the only known surviving example of a nineteenth century house in Coburg North it is significant as now rare tangible evidence of an early phase of development in that area. It is also significant for its associations with Alfred Buck, a locally important figure in the early development of Coburg who was an architect with the Penal Department and designed some of the early bridges in the area. (Criteria A, B & H)

It is architecturally significant as a fine and well-detailed example of a late nineteenth century villa, which is notable for the fine quality of the detailing to the window and brickwork to the projecting bay. (Criteria D & F)

Heritage Study/Consultant	Moreland - City of Moreland - North of Bell Street Heritage Study, Context Pty Ltd, 2013;
Construction dates	1890,
Other Names	Individual,
Hermes Number	154673
Property Number	

Physical Description 1

The house at 781 Sydney Road Coburg is designed in the Federation style and is built of red face brickwork. Although the general form of the house is typical of the period there are a number of unusual features. These include the single full length window to the front elevation with the door situated around to the side, the large front window with narrow side margins and rendered moulding with a flattened archprofile. The diaper patterned brickwork to the front gable end is executed in dark brick and forms a bold pattern to this element. The chimney is of red and cream brickwork and it is probable that painting has obscured further cream brick detailing. Alterations to the house include a concrete deck and balustrading to the front verandah which matches the wrought iron balustrading of the flats, and painting of the front gable, obscuring the pointing. Elsewhere on the front elevation the house has been tuck-pointed.

The site has been altered substantially at the front by the addition of a two storey block of flats that is attached to the side wall of the house. The front garden has been concrete paved, although two trees remain immediately in front of the house and a large elm tree is visible at the rear. Although the flats are prominently sited on Sydney Road and are detrimental to the setting, they have not substantially impacted on the fabric of the house.

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/>