

---

## Row of shops



206, 206a, 206b & 206c  
Albert Street Sebastopol



206, 206a, 206b & 206c  
Albert Street Sebastopol



206, 206a, 206b & 206c  
Albert Street Sebastopol



206, 206a, 206b & 206c  
Albert Street Sebastopol

---

### Location

206 Albert Street and 206a Albert Street and 206b Albert Street and 206c Albert Street SEBASTOPOL,  
BALLARAT CITY

### Municipality

BALLARAT CITY

### Level of significance

Included in Heritage Overlay

### Heritage Overlay Numbers

HO207

### Heritage Listing

Ballarat City

---

## Statement of Significance

Last updated on - March 5, 2024

### What is significant?

The row of four shops at 206 and 206A-C Albert Street, Sebastapol, to the extent of the 1920s fabric including the cantilevered verandah.

### How is it significant?

The row of four shops at 206 and 206A-C Albert Street are of local aesthetic and historic significance to the City of Ballarat.

### Why is it significant?

Aesthetically, as an intact representative example of interwar shops in a simplified classical style, as was popular in the 1920s. The row is distinguished by the integration of the four shops into a single composition with end pavilions, instead of expressing them as four identical buildings, as is common. (Criterion D)

Historically, as an illustration of Sebastapol's interwar development. While the township declined in population and industrial activity after the closure of the mines in the early 20th century, some early settler families remained in place and continued family businesses. A prime example is the Hughes family. David Hughes, a baker and greengrocer, settled in Sebastapol in 1862, and held this land for a short time in the 19th century (1888-92). The family took possession of the site again in 1921, around the time the present buildings were erected, and the grocery business passed to his son (or grandson) Thomas Hughes, then upon Thomas' death, Kevin Hughes. (Criterion A)

## Theme

### 5. Building Victoria's industries and workforce

Heritage Study/Consultant Ballarat - Sebastapol Heritage Study (Stage 2), Context Pty Ltd, 2015;

Hermes Number 183845

Property Number

---

## Physical Description 1

The row of four single-storey brick shops at 206 Albert Street is located at the corner of Victoria Street, but their facades solely address Albert Street. The row was designed to express itself as an integrated whole, with two end shops playing the role of decorative pavillions flanking two plain central shops.

The parapets of the two end shops have a simplified classical form, typical of the 1920s, representing a triangular pediment between two wide pier-like forms. The 'piers' are decorated with a raised pyramidal accent of render. The side walls of the 'piers' have recessed banding to the brick at ground level. This detail may have continued to the front of the 'pier', but the shopfronts have been rendered in recent times concealing this area.

The two central shops have a flat parapet with a narrow cement cornice above a flat rendered area for painted signage. All four shops share a cantilevered verandah which retains its original pressed metal lining.

Each two shops are housed beneath a single gabled roof, with exposed rafter ends. There is another pier at the rear of the Victoria Street elevation, which ties it to the classical facade, but is awkwardly executed in relation to

the gabled roof which is visible on this side.

All of the brick has been overpainted. The shopfronts (below the verandah) have been rendered in recent times and the shopfronts replaced with simple timber details.

*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/>*