
Terrace



64-68 High Street Windsor



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Location

64-68 High Street WINDSOR, STONNINGTON CITY

Municipality

STONNINGTON CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO580

Heritage Listing

Stonnington City

Statement of Significance

Last updated on - October 18, 2016

What is significant?

The terrace row at 64-68 High Street, Windsor, is significant. It was built in 1891 by owner and builder Joseph Bruce, replacing two earlier timber cottages. Joseph and wife Harriet Bruce replaced their timber house at no. 64 with a two-storey terrace house, adjoined by two single-storey rental houses.

The row can best be described as the Boom-style variant of Italianate, with tall, highly decorated and boldly modelled parapets concealing their roofs. The front walls are of tuckpointed brown Hawthorn brick with cream

brick dressings in the form of beltcourses and surrounds to the upper half of the front door and front window. The single-storey houses at nos. 64 & 66 both have bullnose verandah roofs, a dentilated verandah beam, and cast-iron in a timber frame with separate brackets. The two-storey no. 68 has the same dentilated verandah beam at ground floor level, and cast-iron frieze (in timber frame) and brackets at both levels. There is also one fluted cast-iron column at each level, and a first floor balustrade of alternating cast-iron panels and posts.

The render applied to the front facade of no. 64 is not significant.

How is it significant?

The terrace row at 64-68 High Street are of local architectural and aesthetic significance to the City of Stonnington.

Why is it significant?

Architecturally, the terrace row is a representative example of the Boom-style houses constructed in Melbourne's suburbs in the late 1880s and early 1890s. More modest examples, such as these, are similar to earlier terrace houses below verandah level, with bichrome brick walls and cast-iron verandah detail, but they are distinguished by their over-sized and highly detailed cement rendered parapets and high level of intactness. (Criterion D)

Aesthetically, the terrace houses are distinguished for their creatively decorated parapets and cornice. Just above the verandah roof, there are three panels infilled with a repeating triangle design to the frieze and a dentilated cornice resting on modillions. Above it is a parapet decorated with a diminutive blind arcade. Above its centre bay is a flat pediment flanked by large scrolls. No. 68 retains two cast-concrete eagles atop the pediment, and is also distinguished for the fine stained glass with handpainted panels, around the front door. (Criterion E)

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| Heritage Study/Consultant | Stonnington - City of Stonnington Victorian Houses Study, City of Stonnington, 2016; |
| Hermes Number | 200131 |
| Property Number | |

Physical Description 1

The houses at 64-68 High Street, Windsor, comprise a small terrace row of one two-storey and two single-storey single-fronted dwellings. Stylistically they can best be described as the Boom-style variant of Italianate, with the highly decorated and boldly modelled parapets. These parapets conceal the hipped roofs and nearly double the height of the facades of the single-storey houses at nos. 64 and 66.

The front walls are of tuckpointed brown Hawthorn brick with cream brick dressings in the form of beltcourses and surrounds to the upper half of the front door and front window. The front window of nos. 64 and 66 is a double-hung sash with sidelights and barley twist colonnettes in between. At no. 68 the sidelights sit within separate surrounds. Each has a front door that is six-panelled with fielded panels and bolection mouldings; no. 66 has both etched glass and ruby flashed glass; and no. 68 retains geometric leadlights with painted pictorial panels (the door to no. 64 was not clearly visible). No. 66 also retains original cream and terracotta-coloured biscuit tiles to the front path.

The single-storey houses at nos. 64 & 66 both have bullnose verandah roofs and a dentilated verandah beam. The cast-iron frieze sits within a timber frame, with separate brackets. Both are in a fairly standard pattern featuring three flowers in a vase. The two-storey no. 68 has the same dentilated verandah beam at ground floor level, and cast-iron frieze (in timber frame) and brackets at both levels. There is also one fluted cast-iron column at each level, and a first floor balustrade of alternating cast-iron panels and posts.

The parapets of all three houses are identical. Just above the verandah roof, there are three panels infilled with a repeating triangle design to the frieze. The dentilated cornice rests on modillions supported on consoles, with small panels between them. Above it is a parapet decorated with a diminutive blind arcade. Above its centre bay is a flat pediment flanked by large scrolls. No. 68 retains two cast-concrete eagles atop the pediment.

The single-storey houses have a very high level of intactness, with the corrugated iron verandah roof of no. 66 renewed with a slightly deeper profile. The bichrome brick of the two-storey no. 68 has been rendered to the front (with an original section visible on the east side elevation).

Local Historical Themes

This place illustrates the following themes, as identified in the *Stonnington Thematic Environmental History* (Context rev. 2009):

3.3.3 Speculators and land boomers

8.5.1 'Struggletown' - working-class housing in the nineteenth & early twentieth century

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/>