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# CHESIL DENE



120 Kooyong Road Armadale

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## Location

120 Kooyong Road ARMADALE, STONNINGTON CITY

## Municipality

STONNINGTON CITY

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO602

## Heritage Listing

Stonnington City

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## Statement of Significance

Last updated on - January 1, 1900

What is significant?

The Federation house known as Chesil Dene, 120 Kooyong Road, Armadale, a single-storey dwelling built in 1912.

Elements that contribute to the significance of the place include (but are not limited to):

. The house's original external form, materials and detailing

. The house's high level of integrity to its original design.

Later alterations and additions, such as the attached garage and boundary fence, are not significant.

How is it significant?

Chesil Dene, 120 Kooyong Road, Armadale, is of local architectural and aesthetic significance to the City of Stonnington.

Why is it significant?

Chesil Dene, 120 Kooyong Road, Armadale, is a fine and highly intact example of a Federation house. The house reflects the Federation Queen Anne architectural style popular in the first decade of the twentieth century in Armadale and across Melbourne more broadly. The asymmetrical composition with complex roof form and diagonal emphasis, including prominent corner bay window and gablet above, and multiple gable bays are typical of the style; as are architectural elements and materials such as decorative red brick and render chimneys, and half-timbering with rough cast render. The use of quality materials and elaborate detailing imparts a sense of grandeur and demonstrates the status of the owner in wealthy established areas such as Armadale in the early twentieth century (Criterion D).

Chesil Dene, 120 Kooyong Road, Armadale, is a carefully designed and well-resolved example of a Federation house. The corner composition with sweeping roofs, projecting gable bays and polygonal window bays - combined with the use of decorative encaustic verandah tiling, leadlight glass and timber wall-hung shingles - presents a picturesque composition of this architectural style (Criterion E).

Heritage Study/Consultant	Stonnington - City of Stonnington Federation Houses Study, GJM Heritage Pty Ltd, 2017;
Construction dates	1912,
Other Names	120 Kooyong Road, Armadale,
Hermes Number	201899
Property Number	

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## Physical Description 1

The dwelling at 122 Kooyong Road, Armadale, is a single storey detached dwelling set within a corner suburban allotment with a small setback from the street. Designed in the Federation Queen Anne style, the dwelling is characterised by its overall picturesque composition, materials and detailing (Figures 3-4). The dwelling, constructed in 1912, remains in good condition.

The walls are constructed of red brick laid in stretcher-bond with black tuck pointing, and the dwelling is U-shaped in plan, with a diagonal emphasis to the street corner illustrative of the style. The two main elevations are asymmetrical with a return verandah meeting projecting gabled bays on the main (west and south) elevations. The hip and gable roof is clad with slate with a central band of lighter fishscale slates, ornamental terracotta ridge tiles, terracotta apex ornamentation (kangaroos are a later addition) and timber-lined eaves. The chimneys are red brick with an unpainted rendered cap, each with two terracotta pots. The roof continues to form a return verandah, which is supported on turned timber posts on brick piers. The raised verandah is reached by bluestone steps and retains the original tessellated tile floor. A corner bay window is located underneath the verandah with a gablet above the roof form (see Figure 3). The gablet end is roughcast render with timber strapwork, creating a half-timbered effect. The projecting gabled bays have a flying gable with roughcast render and timber strapping creating a half-timbered effect, supported by ornamental timber brackets. A wide band of roughcast render is

located below the flying gable. The bay windows to the projecting bays have hung timber shingles above the windows. The windows to the main elevations are single or groups of timber framed double hung sashes, the latter with arched leadlight highlights.

A brick garage (built 1987) is located off the rear (east) elevation, using similar materials and architectural detailing to the house and a louvered lantern to the roof (see Figure 5). The boundary fence with stop-chamfered timber posts, turned finials, narrow-gauge corrugated iron and a timber pedestrian gate to the corner were constructed as part of works in the 1980s. The dwelling is located within a mature garden setting, with small scale coniferous trees.

#### Integrity

The house retains a high degree of integrity to the Federation Queen Anne style, in fabric, form and detail. While the house has undergone some alterations and additions, particularly the addition of a garage at the rear of the house, these do not diminish the ability to understand and appreciate the place as a fine example of a Federation 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/>*