

# Bentleigh Heights Estate Precinct



Bentleigh Heights Estate Precinct



Bentleigh Heights Estate Precinct-map

## Location

THE HIGHWAY (ALL) AND 519-521 CENTRE ROAD BENTLEIGH, GLEN EIRA CITY

## Municipality

GLEN EIRA CITY

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO169

## Heritage Listing

Glen Eira City

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## Statement of Significance

Last updated on - January 9, 2024

### What is significant?

The Bentleigh Heights Estate Precinct extends along both sides of The Highway and includes the adjoining houses to Centre Road.

The following features contribute to the significance of the precinct:

- Intact dwellings dating to the late Interwar period in a range of styles,
- Intact roof forms (hipped and/or gabled) and tiling (glazed terracotta and concrete),
- Original chimneys,
- Intact walls of face brick (red, clinker, cream, tapestry) and/or rendered (roughcast and smooth finishes),
- Original brickwork detailing (primarily banding),
- Original porches,
- Intact timber windows and doors. Two houses have decorative glass – lead lighting and/or stained glass,
- Original low front brick fences,
- Original garages,
- Original concrete driveways, especially those with a central grass island, and
- Original concrete crossovers, kerbing and guttering with exposed aggregate.

Contributory places:

- 519, 519A, 521 Centre Road
- 1A, 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 20, 22, 23, 25, 27, 29, 31, 33 The Highway.

Non-contributory places:

- 2A, 19, 21 The Highway.

### How is it significant?

The Bentleigh Heights Estate Precinct is of local historical and aesthetic significance to the City of Glen Eira.

### Why is it significant?

Heritage Study/Consultant	Glen Eira Heritage Review of Bentleigh and Carnegie Structure Plan Areas (Residential), RBA Architects and Conservation Consultants, 2019;
Hermes Number	211517
Property Number	

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*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/>*