

Avalon



City of Darebin Heritage Review 2000



Map Ref: **31 C10**

NOT within Heritage Overlay Area.

City of Darebin Heritage Review 2000

Location

2 Rowe Street NORTHCOTE, Darebin City

Municipality

DAREBIN CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO75

Heritage Listing

Darebin City

Statement of Significance

Last updated on -

Avalon is of local architectural and historical significance. Externally substantially intact, Avalon is the largest Californian bungalow style house in the municipality and is most probably one of the largest in inner-suburban Melbourne. The house gains considerable distinction from its siting within expansive grounds which have remained relatively intact.

The house was the residence of Percy Adams, notable businessman of the 1920s and 30s and manager of the Alba Petroleum Company.

Heritage Study/Consultant Darebin - Darebin Heritage Review, Andrew Ward, 2000;

Hermes Number 24212

Property Number

Physical Description 1

Avalon is a large, sprawling Californian Bungalow style, possessing typical features of this style including broad, shallow-pitched, terracotta-tiled gabled roofs, tapered rendered chimneys, bow windows with diamond patterns lead lighting and a verandah supported on heavy rendered brick piers.

The horizontally emphasised eastern elevation is the most extensive and faces the expansive grounds.

The Rowe Street frontage presents a more modest attic-style Bungalow elevation. Across this frontage, is a swagged-profile, is a hit-and-miss brick fence, now painted, which connects to a matching single-car garage, now fitted with a new door.

Internally a library, lounge, 'spacious hall', a breakfast room, two large bathrooms and separate maids' and men's quarters were provided.

Within the garden, the conifer hedges, shrubs and trees (Roman cypress) epitomise the era, as do the exotic Canary Island Palms (phoenix canariensis), adding to the tropical setting for the bungalow styled house. Below the lawns, interwoven stone retaining walls supporting terracing and flowering shrubs, roses being originally prominent, in the descent to the Darebin Creek.

A conglomeration of evergreen shrubs and trees originally stood to the south of them, whilst the tennis court and tennis pavilion were sited to the west. A swimming pool and pergola dressing pavilion lay elsewhere. Most elements have survived but are obscured by overgrowth while other shrubs have been taken out.

With the exception of repainting of the render and a sunroom added on the north side, the house is externally near to original.

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/>