
HOUSE & FRONT FENCE



38 John St Brunswick East



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Location

38 JOHN STREET,, BRUNSWICK EAST VIC 3057 - Property No 3326

Municipality

MERRI-BEK CITY

Level of significance

Recommended for Heritage Overlay

Heritage Overlay Numbers

HO485

Heritage Listing

Merri-bek City

Statement of Significance

Last updated on -

What is significant?

The house at 38 John Street, Brunswick East, built in 1893 for John Dawson McGregor, is significant. The iron palisade front fence with brick and rendered piers is also significant. Non-original alterations and additions to the house are not significant.

How is it significant?

The house at 38 John Street, Brunswick East is of historical, representative and aesthetic significance to the City

of Moreland.

Why is it significant?

It is of historical significance for its association with local industrialist and steel founder John Dawson McGregor who had this house built and lived here with his family until his death in 1928. (Criterion A)

It is significant as an intact and well-detailed example of a Victorian Italianate brick villa of characteristic asymmetrical form with a wide canted bay, a bracketed M-hip roof (clad in the original two-tone slate with fish scale detailing) and separate convex profile verandah. It is representative of the superior quality villas built for the wealthier residents of Brunswick in the late nineteenth century. Of note is the fine quality of the polychromatic brickwork, the arched windows with leadlight highlights, the elegantly detailed cast iron verandah, which features paired twisted columns with classical capitals, and the slender bi-chrome brick chimneys and the cast iron palisade fence with brick piers with rendered caps. (Criteria D & E)

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|---------------------------|---|
| Heritage Study/Consultant | Moreland - Moreland Heritage Gaps Study 2017, Context Pty Ltd, 2017; Moreland - Moreland City Council: Local Heritage Places Review, Context Pty Ltd, 2004; Moreland - Keeping Brunswick's heritage: A Report on the Review of the Brunswick Conservation Study, Context Pty Ltd, 1990; |
| Construction dates | 1893, |
| Other Names | Dawson House, |
| Hermes Number | 56451 |
| Property Number | |

Physical Description 1

This fine and well-detailed Victorian Italianate brick villa is set back behind a small front garden and an original iron palisade fence with bluestone plinth and bi-chrome brick piers with rendered caps.

The house is asymmetrical in plan with a canted wing projecting to one side. The M-profile hipped roof has bracketed eaves and is clad in what appears to be the original slate with a band of contrasting coloured slate in a fish scale pattern across the front face. Polychromatic (three colours) brick is used across the facade, with detailing in cream and red brick contrasting with the face brown brick. This includes brick courses across the facade, over the arched window openings and under the eave line. The original cast iron verandah has paired barley-twist posts with classical capitals and scalloped verandah frieze, and tessellated tiling appears to be intact on the verandah floor. Rounded arched windows with leadlight to the highlights are located around the projecting bay. Two identical squared windows open onto the verandah. The entry door has a single side light and highlight windows.

The tall dark brick chimneys have cornices and a stringcourse in contrasting red brick and terracotta chimney pots.

Integrity

The house and front fence are very intact, as viewed from the street, with no alterations evident.

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/>