



Moreland City Council

Victorian Heritage Database Report **APARTMENTS**



Location:

827 PARK STREET, BRUNSWICK, MERRI-BEK CITY

Heritage Status / Level of Significance:

Included in Heritage Overlay

Heritage Overlay Number: HO346

Listing Authority: Merri-bek City

Statement of Significance:

What is Significant?

The 1927 two storey brick flats, associated front fence and gates at 827 Park Street Brunswick.

How is it Significant?

The flats at 827 Park Street, Brunswick, are of local historical significance and architectural interest to the City of Moreland.

Why is it Significant?

Erected in 1927, the flats are associated with a burst of residential development in prestigious Park Street in the early twentieth century, being one of several residential buildings erected on part of a large site which was occupied by the workshops and showroom of the Gillbrook Pottery for almost fifty years. They are a

comparatively rare example in Brunswick of the type of interwar flats which proliferated in the more fashionable suburbs such as Toorak, St Kilda and Elwood in the 1920s and '30s. They also represent an early instance of the tendency to erect flats in Park Street to exploit the pleasant southerly views, a pattern of development which became increasingly common in the second half of the twentieth century. (AHC Criterion B.2)

Aesthetically, the flats are a representative, if somewhat unremarkable, example of their type.

Description

The building at 827 Park Street is a two storey, face brick block of 5 apartments. The roof is hipped and clad with glazed terracotta Marseilles pattern roof tiles and the eaves are boxed. Chimneys are face red brick with a simple brick capping. The symmetrical façade is clinker brick and varied by a rendered string course at first floor level, tapestry brick lintels in a squared herringbone design, and glazed terracotta vents. Two convex-profiled, rendered concrete balconettes at first floor level are supported on simple corbels. Access to the balconettes is via triple-hung timber-framed windows with a double margin-glazing design. This is reflected in the double-hung windows to the ground floor. All front windows have been flanked by decorative louvered shutters, some of which are missing and may have in fact been a later addition.

The original front fence is matching brick with a glazed brick capping and wrought iron gates. The landscaping contains lillypilly, prunus, ginger plant and camelia, all popular plants of the period.

Key Architectural Elements:

Sombre clinker-brick residential building

Symmetrical fenestration

Prominent concrete rendered balconies

Conservation Guidelines:

Retain unpainted finish to face brickwork.

Comparative Examples:

Flats (at rear of Beacon Service Station), 405-413 Brunswick Road, Brunswick (1938)

Flats (at rear of Brunswick Fire Station), 24 Blythe Street, Brunswick (c.1940)

Heritage Study / Consultant	Moreland - Moreland City Council: Local Heritage Places Review, Context Pty Ltd, 2004; Moreland - City of Moreland Heritage Review. Additional Building Citations, Allen Lovell and Associates , 2001
Construction Date Range	- 1939
Architect / Designer	
Municipality	MERRI-BEK CITY
Other names	
Hermes number	58962
Property number	

This place/object may also be State heritage listed. Check the Victorian Heritage Database. For further details, contact the local Council or go to Planning Schemes Online