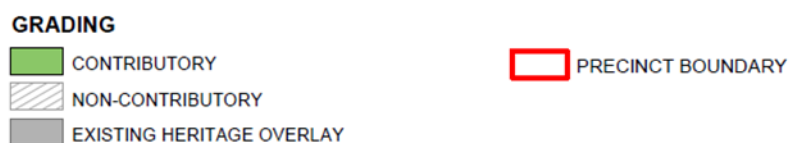


# Longford Estate & Environs Precinct Statement of Significance

<b>Heritage Place:</b> Longford Estate & Environs Precinct	<b>PS ref no:</b> HO844
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## What is significant?

Longford Estate and Environs Precinct, comprising 313-343 Auburn Road, Hawthorn; 499-529 Toorong Road, 2-44 and 1-45 Currajong Road, 1A-41 and 2-44 Invermay Grove, and 1-39 and 2-50 Harts Parade, Hawthorn East, is significant.

The following properties are non-contributory to the precinct: 317, 319, 323, 325 and 333 Auburn Road; 10, 12, 13, 15, 19, 32, 33, 35 and 45 Currajong Road; 1A-3, 2, 13, 14, 23, 28, 30, 29-31A, 40 and 42 Invermay Grove; 10, 11, 12, 14, 15 and 24 and 48 Harts Parade; and 503, 505, 507, 519 and 521 Toorong Road.

The remaining properties are all contributory, as are original interwar front fences at 4-6 Invermay Grove and 20-22 Currajong Road.



### How is it significant?

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Longford Estate and Environs Precinct is of local historic and architectural (representative) significance to the City of Boroondara.

### Why is it significant?

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Longford Estate and Environs Precinct is of historic significance for illustrating the influence of the opening of the Hawthorn Station in the development of the area. The desirability of being close to a railway station and horse tramway in the pre-automotive era is demonstrated by allotment sizes and consistency of early Victorian Italianate dwellings in the precinct, indicating construction within a short period of time. The further subdivision and transition of architectural styles is further demonstrative of the desirability of the area which appeared to have remained constant until the 1920s and 1930s when the last of the vacant blocks were developed. (Criterion A)

Architecturally, the housing stock of the precinct is largely Victorian Italianate style, mostly small examples of the style displaying characteristic elements such as chimneys with a rendered cornice, bracketed eaves, low-pitched hipped roofs, front verandahs with slender posts or columns and cast-iron ornamentation. The windows are double hung sash windows, some with sidelights and timber four panelled moulded timber front doors. There is a smaller group of Federation/Edwardian Queen Anne houses, which display characteristic features such as high hipped roofs, the use of terracotta ridgecapping and tiles, projecting front gables with half-timbering and timber verandah fretwork. Interwar housing stock in the precinct offers refined, simple examples of styles popular in that era. They are generally single-storey and redbrick in construction, either small cottages or semi-detached dwellings which all display characteristic ornamentation and detailing. The precinct's bluestone pitched laneways and guttering to Currajong Road are characteristic of nineteenth century suburban infrastructure. (Criterion D)

### Primary source

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*City of Boroondara Municipal-Wide Heritage Gap Study Volume 6: Hawthorn East, February 2021*

Number	Address	Grade
313	Auburn Road	Contributory
315	Auburn Road	Contributory
317	Auburn Road	Non-contributory
319	Auburn Road	Non-contributory
321	Auburn Road	Contributory
323	Auburn Road	Non-contributory
325	Auburn Road	Non-contributory
327	Auburn Road	Contributory
333	Auburn Road	Non-contributory
335	Auburn Road	Contributory
337	Auburn Road	Contributory
339	Auburn Road	Contributory
341	Auburn Road	Contributory
343	Auburn Road	Contributory
2	Currajong Road	Contributory
3	Currajong Road	Contributory
4	Currajong Road	Contributory
5	Currajong Road	Contributory
6	Currajong Road	Contributory
7	Currajong Road	Contributory
8	Currajong Road	Contributory
9	Currajong Road	Contributory
10	Currajong Road	Non-contributory
11	Currajong Road	Contributory
12	Currajong Road	Non-contributory
13	Currajong Road	Non-contributory

15	Currajong Road	Non-contributory
16	Currajong Road	Contributory
17	Currajong Road	Contributory
18	Currajong Road	Contributory
19	Currajong Road	Non-contributory
20	Currajong Road	Contributory
21	Currajong Road	Contributory
22	Currajong Road	Contributory
23	Currajong Road	Contributory
24	Currajong Road	Contributory
25	Currajong Road	Contributory
26	Currajong Road	Contributory
27	Currajong Road	Contributory
28	Currajong Road	Contributory
30	Currajong Road	Contributory
32	Currajong Road	Non-contributory
33	Currajong Road	Non-contributory
34	Currajong Road	Contributory
35	Currajong Road	Non-contributory
36	Currajong Road	Contributory
37	Currajong Road	Contributory
38	Currajong Road	Contributory
40	Currajong Road	Contributory
41	Currajong Road	Contributory
42	Currajong Road	Contributory
43	Currajong Road	Contributory
44	Currajong Road	Contributory
45	Currajong Road	Non-contributory
1	Invermay Grove	Non-contributory
1A	Invermay Grove	Non-contributory
1B	Invermay Grove	Non-contributory
1C	Invermay Grove	Non-contributory
2	Invermay Grove	Non-contributory
3	Invermay Grove	Non-contributory
4	Invermay Grove	Contributory
6	Invermay Grove	Contributory
7	Invermay Grove	Contributory
8	Invermay Grove	Contributory
9	Invermay Grove	Contributory
10	Invermay Grove	Contributory
11	Invermay Grove	Contributory
12	Invermay Grove	Contributory
13	Invermay Grove	Non-contributory
14	Invermay Grove	Non-contributory
15	Invermay Grove	Contributory
16	Invermay Grove	Contributory
17	Invermay Grove	Contributory
18	Invermay Grove	Contributory
19	Invermay Grove	Contributory
20	Invermay Grove	Contributory
21	Invermay Grove	Contributory
22	Invermay Grove	Contributory
23	Invermay Grove	Non-contributory
24	Invermay Grove	Contributory
25	Invermay Grove	Contributory
26	Invermay Grove	Contributory
27	Invermay Grove	Contributory
28	Invermay Grove	Non-contributory

29	Invermay Grove	Non-contributory
30	Invermay Grove	Non-contributory
31	Invermay Grove	Non-contributory
31A	Invermay Grove	Non-contributory
32	Invermay Grove	Contributory
33	Invermay Grove	Contributory
34	Invermay Grove	Contributory
35	Invermay Grove	Contributory
36	Invermay Grove	Contributory
37	Invermay Grove	Contributory
39	Invermay Grove	Contributory
40	Invermay Grove	Non-contributory
41	Invermay Grove	Contributory
42	Invermay Grove	Non-contributory
44	Invermay Grove	Contributory
1	Harts Parade	Contributory
2	Harts Parade	Contributory
3	Harts Parade	Contributory
4	Harts Parade	Contributory
5	Harts Parade	Contributory
6	Harts Parade	Contributory
7	Harts Parade	Contributory
8	Harts Parade	Contributory
9	Harts Parade	Contributory
10	Harts Parade	Non-contributory
11	Harts Parade	Non-contributory
12	Harts Parade	Non-contributory
14	Harts Parade	Non-contributory
15	Harts Parade	Non-contributory
16	Harts Parade	Contributory
17	Harts Parade	Contributory
18	Harts Parade	Contributory
19	Harts Parade	Contributory
20	Harts Parade	Contributory
21	Harts Parade	Contributory
22	Harts Parade	Contributory
23	Harts Parade	Contributory
24	Harts Parade	Non-contributory
25	Harts Parade	Contributory
26	Harts Parade	Contributory
27	Harts Parade	Contributory
28	Harts Parade	Contributory
29	Harts Parade	Contributory
30	Harts Parade	Contributory
31	Harts Parade	Contributory
32	Harts Parade	Contributory
33	Harts Parade	Contributory
34	Harts Parade	Contributory
35	Harts Parade	Contributory
36	Harts Parade	Contributory
37	Harts Parade	Contributory
38	Harts Parade	Contributory
39	Harts Parade	Contributory
41	Harts Parade	Contributory
42	Harts Parade	Contributory
44	Harts Parade	Contributory
46	Harts Parade	Contributory
48	Harts Parade	Non-contributory

50	Harts Parade	Contributory
499	Toorong Road	Contributory
501	Toorong Road	Contributory
503	Toorong Road	Non-contributory
505	Toorong Road	Non-contributory
507	Toorong Road	Non-contributory
509	Toorong Road	Contributory
511	Toorong Road	Contributory
513	Toorong Road	Contributory
515	Toorong Road	Contributory
517	Toorong Road	Contributory
519	Toorong Road	Non-contributory
521	Toorong Road	Non-contributory
523	Toorong Road	Contributory
527	Toorong Road	Contributory
529	Toorong Road	Contributory

This document is an incorporated document in the Boroondara Planning Scheme pursuant to section 6(2)(j) of the *Planning and Environment Act 1987*