

MARKET GARDEN (FORMER)

Place No. 66

ADDRESS 35 Templestowe Road
Bulleen

Last Update 29/06/2005

DESCRIPTION The property contains an inter-war clinker brick house with large weatherboard shed adjacent and to the rear (with out house attached). There is also a small, bull-nosed, skillion roofed out-building closer to the road frontage. The house has gabled corrugated iron roof which is continuous over the front verandah. There is a projecting front bay which contains a paired timber-framed double-hung sash window with a multi-pane upper sash and tiled sill. The wrought iron front fence with brick piers is presumably contemporary with the house. The garden contains a variety of mature trees including fruit varieties such as apple, peach, fig and others.

The house is in good condition, however, the weatherboard outbuildings are fair to poor condition, verging on ruinous.

There is vacant land to the east side of the property. The perimeter fence is a high paling fence on the Templestowe Road frontage at the vacant block. On the east frontage the fence is timber post and chain with timber plinths.

Condition - **Integrity** Not known

Threats **Key elements** Building
Tree(s)

Designer

HISTORY Edith Walch of Cape Street, Heidelberg, was associated from 1920 with the site of this brick house at 35 Templestowe Road, Bulleen.(1) She became the registered owner in 1922 of the site, 8 acres in Lot 1 of the Subdivision 8130, part of Unwin's Special Survey. (2) She also owned Lot 3, next but one to the right. This Survey was the first Crown land sale in the Parish of Bulleen in March 1841. (3) A dwelling on the site of 35 Templestowe Road was recorded for the first time in the 1922-23 rate records, valued at 30 pounds.(4) By the early 1930s, Elizabeth Walsh of East Preston was letting the house on 8 acres and an additional 8 acres, valued at 60 pounds, to Thomas Smythe, gentleman.(5) Edith died in 1932 and the probate of her will went to Arthur Walsh. (6).

Carlo and Giacomo Negri, gardeners of Lower Templestowe became the next owners of the house and 16 acres in 1939. The valuation of the house in that year was 56 pounds. (7) The Negris had a long association with the house. Carlo Negri died in 1950. (8)

SOURCES

- (1) Shire of Doncaster Rate book 1920-21, Templestowe Riding No. 1050, NAV 20 pounds.
- (2) Certificate of Title Vol. 4642 Fol 224.
- (3) Barbara Pertzelt & Fiona Walters, 'Manningham. From Country to City', 2001, p.20.
- (4) Shire of Doncaster Rate Book 1922-23, Templestowe Riding, No. 241.
- (5) Ibid 1930-31, Nos. 1314, 1315.
- (6) Certificate of Title Vol 4642 Fol 224; Shire of Doncaster and (7) Templestowe Rate Book 1932-33, Templestowe Riding No. 1111.
- (8) Certificate of Title Vol 5907 Fol 324; Shire of Doncaster and Templestowe Rate Book 1933-34, Templestowe Riding No. 1056.

Creation Date 1922-23

Change Dates

Associations

Local Themes

Edith Walch

5.02 - Orchards & market gardens

STATEMENT OF SIGNIFICANCE What is significant?
The former market garden complex at 35 Templestowe Road, Bulleen, comprising the house, timber outbuildings and remnant fruit trees.

How is it significant?

The former market garden complex at 35 Templestowe Road, Bulleen is of local historic significance to Manningham City.

Why is it significant?

The former market garden complex at 35 Templestowe Road, Bulleen has local historic significance as it provides important evidence of the market gardening activities carried out in the Templestowe area during the mid to late twentieth century. Many buildings associated with this activity now only exist in isolation and this property is notable for retaining a group of buildings as well as remnant trees that enable the former use of the property to be understood and interpreted. The property is also of interest for its associations with the locally important Negri family. (RNE criteria A.4, B.2, D.2 and H.1)

LEVEL Local interest

RECOMMENDATIONS

Heritage Register Listings

Register	Reference	Zoning	Status
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None Specified

Extent

Heritage Schedule

External Paint Controls:	No	On VHR:	No	VHR Ref No:
Internal Alteration Controls:	No	Prohibited Uses:	No	
Tree Controls:	Yes	Aboriginal Heritage Place:	No	
Outbuildings or Fences:	No	Incorporated Plan:	No	Incorporated Plan Details
Description:				

Conservation Management

Extra Research

BIBLIOGRAPHY Context Pty Ltd, (2005), Manningham Heritage Study Review, Manningham City Council, Doncaster