

PLACE IDENTIFICATION FORM

ADDRESS

25 Shakespeare Grove

TYPE

- Single Residence
- Shop
- Office
- Landscape feature
- View
- Multiple Unit Res.
- Outbuildings
- Industrial Building
- Public building
- Other

TITLE

"Fortune"

EXISTING DESIGNATION

HBR [] GBR [] AHC [] NT [] VAS []

STREETSCAPE LEVEL

1 [X] 2 [] 3 []
SIGNIFICANT [] SIGNIFICANT [X]
STREET TREES KERB & GUTTERS

GRADING

A [] B [X] C [] D [] E []
KEYNOTE BUILDING []

RECOMMENDED FOR

HBR/GBR [] AHC [X] URBAN CONSERVATION AREA [X]
VAS [] PLANNING SCHEME PROTECTION [X]
CULTURAL LANDSCAPE [] OTHER []

SURVEY DATE

Nov. 91.

NEG FILE

41. 21

Title
Vol.
Fol.

THEME

- Early Settlement
- Mansions
- Victorian Garden Suburb
- Municipal dev.
- 1870s growth
- Garden villas
- Working enclaves
- Commercial Centres
- Edwardian Prosperity
- Interwar Housing
- Flats and Offices

CONSTRUCTION DETAILS

Date c 1884
Architect J.A.B. Koch.
Builder
Elements



- Contributing garden
- Landmark tree
- Original or early hard landscape layout
- Original or early fence

NOTABLE FEATURES/SIGNIFICANCE

See attached

INTEGRITY Good [X]
Fair []
Poor []

CONDITION Good [X]
Fair []
Poor []

CROSS REFERENCED INFORMATION

Associated significant garden []

25 SHAKESPEARE GROVE

"FORTUNE"

History

In July 1884, the distinguished architect, J.A.B. Koch, called tenders for the construction of three houses in St. James Park, Hawthorn.⁷ These were most probably the trio of single-storeyed brick residences at Nos. 23-27 Shakespeare Grove built for Archibald Davidson, Collins Street grocer, on land bought in 1872.⁸ In the 1887-88 Hawthorn rate book, Davidson was recorded as living in No. 27. Richard Shann, broker, was in No. 25 and William Ray Torrell in No. 23. They were each described as houses of eight rooms with NAVs of 80 pounds.⁹ No. 25 was occupied the following year by A. Saunders, broker.¹⁰

Description

A simple, but finely proportioned villa. Its flat front is divided into three bays by the verandah. A central half round feature to the parapet and central front door reinforced this symmetry. Below the parapet is a heavy course with paired brackets and floral swags. The verandah is particularly fine. Its cast iron columns are paired and a valence frame encloses a Greek maze pattern design. The brackets are finely executed in triangular form with delicate cast iron patterns between the paired columns.

Assessment

This elegant building illustrates the fine design skills which made J.A.B. Koch one of the most significant architects of the latter decades of the nineteenth century. This building is one of his smaller designs. It is similar to the two adjoining (also by Koch) and displays a similar flatness of facade as his superb Oxford at 21 Isabella Grove. The render mouldings are of similarly fine execution though not matching detail.

This house has a row house, rather than a villa feeling, although it does not occupy the property boundary. By this date villa forms were generally favoured. Koch's use of a parapeted forward facing form here illustrates Koch's individual style.

Significance

Metropolitan

1. Architecturally significant as an excellent example of the medium sized houses designed by prominent Melbourne architect J.A.B. Koch.
2. Architecturally significant for the contribution to the St. James Park garden suburb.

7. *Argus* 28 July 1884 (p.2).

8. Gwen McWilliam, "Burwood Park", 1988, p.126.

9. Hawthorn R.B. 1887-88 Nos. 15, 15, 17.

10. *Ibid.* 1888-89 No. 987.