

Balwyn Road Residential Precinct  
Place Citation

## 34 Balwyn Road, Canterbury

Name	Merkland Cottage		
Place	Residential		
Type			
Date	c1896	Survey Date	Dec 2005
Architect	Not known	Previous Grading	D
Builder	Not known	Grading	C



Intactness ☒ Good ☐ Fair ☐ Poor

Heritage ☐ HV ☐ AHC ☐ NT ☐ BPS Heritage Overlay

### History

This site was part of Ernst Carter's Shrublands Estate, which was first subdivided in 1883. The site was part of the holdings purchased by Richard Werrett in May 1887, which consisted of allotments 19-20 and part of allotment 18 at the corner of Balwyn and Mont Albert Roads. His daughter, Minnie Mackie, acquired part allotment 20 on which the existing house stands. Minnie was married to David Mackie, a dairyman from one of the early settler families in the area.<sup>1</sup>

In 1900, the building was described as being a six room brick house<sup>2</sup> and by 1905 it had been named *Inverness*.<sup>3</sup>

In 1942, an air raid shelter was constructed but it is not known whether this is extant.<sup>4</sup>

- 1 R Da Costa-Adams, 'Notes of Balwyn Road, Canterbury Heritage Precinct'
- 2 Rate book entries cited in R Da Costa-Adams, 'Notes of Balwyn Road, Canterbury Heritage Precinct'
- 3 MMBW detail plan no 2211 (1905)
- 4 General File, 1031.33.M49

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### **Description & Integrity**

The single storey painted brick Victorian style house has a symmetrical façade. The hipped roof is clad in patterned slate tiles and there are paired brackets below the eaves. The chimneys with articulated caps are rendered. The verandah extends across the front of the building and has timber posts, cast iron frieze work, and corrugated sheet metal cladding.

### **Statement of Significance**

One of several modest, late Victorian era houses which represent the first major period of development in the precinct. The house is largely intact externally.

### **Grading and Recommendations**

The site is part of the identified Balwyn Road Residential Precinct, which is recommended for inclusion within the Schedule to the Heritage Overlay.

### **Identified By**

G Butler, 'Camberwell Conservation Study', 1991, vol 5, p7

### **References**

G Butler, 'Camberwell Conservation Study', 1991  
R Da Costa-Adams, 'Notes of Balwyn Road, Canterbury Heritage Precinct', January 2006  
General File, 1031.33.M49  
MMBW detail plan no 2211 (1905)