

PLACE IDENTIFICATION FORM

ADDRESS

574-584 Bunwood Road

TYPE

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

TITLE

EXISTING DESIGNATION

HBR ☐ GBR ☐ AHC ☐ NT ☐ VAS ☐

STREETSCAPE LEVEL

1 ☐ 2 ☐ 3 ☒
 SIGNIFICANT ☐ SIGNIFICANT ☐
 STREET TREES KERB & GUTTERS

GRADING

A ☐ B ☐ C ☒ D ☐ E ☐
 KEYNOTE BUILDING ☐

RECOMMENDED FOR

HBR/GBR ☐ AHC ☐ URBAN CONSERVATION AREA ☒
 VAS ☐ PLANNING SCHEME PROTECTION ☒
 CULTURAL LANDSCAPE ☐ OTHER ☐

SURVEY DATE June 91.
 NEG FILE 04.20.21
 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 1900
 Architect
 Builder
 Elements



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

NOTABLE FEATURES/SIGNIFICANCE

Nos. 574, 578, 580 original shop fronts

See attached - Butler, Upper Hawthorn Study

INTEGRITY	Good <input checked="" type="checkbox"/>	CONDITION	Good <input checked="" type="checkbox"/>
	Fair <input type="checkbox"/>		Fair <input type="checkbox"/>
	Poor <input type="checkbox"/>		Poor <input type="checkbox"/>

CROSS REFERENCED INFORMATION

Associated significant garden ☐

LOCATION: SHOPS AND RESIDENCES,
574-84 BURWOOD ROAD
MMPS ZONE: Light Industrial
BUILT: 1891-2

HISTORY - 'Molesworth's Corner' was offered for sale at the peak of the land boom - 17 lots on the south-west corner of Burwood and Auburn Roads.¹ By 1891, there were six, seven-roomed brick shops on lots owned by Drs. Alsop and Daish, formerly builder William Davis' land. They were still listed as unfinished a year later.² In 1894 the shops were tenanted by E. Comport, joiner, Mrs. Hodge, dressmaker, Thomas Scott, agent and B. Willis, with two still vacant.³ In 1900, Comport and Scott were still there with Frederick Tubbs, jeweller, Ada Hollow, Edward Johnson and Alfred Padbury, undertaker.

The buildings had passed into the hands of the Victorian Permanent Building Society by c1900, which had also acquired the nine vacant lots on the west side, back to Hepburn Street. The last two lots of 'Molesworth's Corner', between 574-84 and Auburn Road, were bought by builders G.G. Munro and A. Moore. The boom was over, however, and they remained vacant but for a two-roomed iron building occupied by Murphy's corn store by 1900,⁴ later to be replaced by an E.S. & A. bank.⁵

Tenants of the six shops at 574-84 changed quite frequently. The Auburn post office was housed in one for a while.⁶

DESCRIPTION - A two-storeyed parapetted, brick and stuccoed shop and residence row of six which are asymmetrically composed; requiring a seventh shop to complete the design at the west end. Hawthorn bricks are contrasted in the upper wall, against a heavy stucco band which is surmounted by a balustraded parapet. The parapet entablature is projected down, through the cornice, to match the paired window width; each pair having shouldered architraves, bracketted sills and a scrolled apron beneath. Compositional differentiation is achieved by gabled and broken segmented pediments above 'central' and flanking entablatures (584, 578) whilst stylised Ionic order pilasters divide each tenancy and project into the parapet, as raised piers with gablets. Swags ornament the main entablatures.

Largely intact shop fronts survive on (582), (574) and (578): these are comprised of tall, slender Corinthian order columns and arched show window heads, with slender mullions and transoms, mosaic encaustic ingo-floor paving and double panelled entrance doors with top-lights.

Remnants of the original convex-roofed, iron street verandah survive on (576-82), but the posts have been replaced with trussed iron cantilevers. Other details include the glazed mosaic tiles within the pilaster panel of (584) and blind hoods to (582).

LOCATION: SHOPS AND RESIDENCES,
574-84 BURWOOD ROAD

INTEGRITY - The street verandah has been removed on (574) and (584), its cast-iron frieze removed on (582) and the verandah posts removed from (576-82), wrought-iron trusses have replaced them; shop fronts have been replaced on (576), (580) and (584); face brickwork has been painted on (578); and an exhaust flue added to the face of (580); and the stucco detail has broken from the pediment of (584).

STREETSCAPE - Isolated row but sited close to Auburn Road and the important Auburn shopping centre, and opposite similar commercial groups such as (569-73), (623-9) and (619-21) Burwood Road: streetscape (1.4)

SIGNIFICANCE - Architecturally: An altered and incompletely composed shop row which nevertheless possess valuable, original shop front and verandah details, and contributes to a 19th century commercial precinct: of local importance.

Historically: Another speculative shop row from the 'boom' of the 1880s: of local interest.

ENHANCEMENT - remove paint from brick (578) and tilework (574-82) remove/relocate flue from (580); consider restoration of shop fronts to (576), (580) and (584), to match (574); replace posts (576-82) and verandahs (574) and (584); repaint trim in original or typical colours; and consider zoning provisions to preserve original use and form.

REFERENCES: (Abbreviations Key: Appendix 5)

1. Plan, private collection (HHS);
BS 31.8.88
2. RB 1891, 1761-6;
RB 1892
3. RB 1894
4. RB 1900
5. D 1939
6. D 1919-39



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