

HOUSE, 73 GROSVENOR RD, MOUNT LAWLEY



PLACE INFORMATION

Place name	House, 73 Grosvenor Rd
Other names	
Place type	Individual building or group

HERITAGE LISTING

inHerit ID:	18009
State Heritage Register:	
Other Listing:	Municipal Inventory Adopted 12 Sep 2006

SITE LOCATION

Street address	73 Grosvenor Rd
Locality	Mount Lawley
Survey	LOT: 53 D/P: 2324
Vol/folio	2149/256
Reserve	—

SIGNIFICANCE

Level of significance	<p>Moderate</p> <p>Contributes to the heritage of the locality. Has some altered or modified elements, not necessarily detracting from the overall significance of the place.</p>
Management category	<p>Category 3</p> <p>Conservation of the place is desirable. Any alterations or extensions should reinforce the significance of the place and retain original fabric where feasible.</p>
Statement of significance	<p>The place has aesthetic value as a fine and intact example of the Federation Bungalow style executed in timber.</p> <p>The place reflects the expansion and development of residential buildings on the city fringes during the rapid population increase of 1890's gold boom and the early years of the twentieth century.</p> <p>This place is valued by the community for the continuity of its presence in the streetscape which contributes to the community sense of place.</p>

PLACE USE	
Original use	Residential: Single Storey Residence
Current use	Residential: Single Storey Residence
Other use	
CONSTRUCTION DETAILS	
Construction date	c1910
Walls	Timber framed and weatherboard cladding
Roof	Corrugated metal sheeting
Architectural Style	Federation Bungalow
Physical description	<p>This plain weatherboard cottage is of a style which was relatively unchanged for half a century, despite its construction in the late Federation period. Symmetrically planned it has a central four panel front door with fanlight above, flanked by double hung sashes to each of the front rooms. The walls are of horizontal weatherboard on all faces. The roof is hipped with its ridge running parallel to the principal façade.</p> <p>The separate skillion verandah runs the full width of the principal façade, supported by turned timber posts rising from timber flooring. Set close to the street and located behind a picket fence.</p>
Condition	Good
Integrity	Moderate
Authenticity	High

HISTORICAL INFORMATION
<p>Grosvenor Road was part of the North Perth Estate, which adjoined the Forrest Hill Estate southern boundary and was developed by the Perth Land Agency Company beginning in the 1890s. The area was bounded by John (now Leake Street), Alma, and Walcott Streets, and Grosvenor Road. From the beginning of the 20th century a tram service ran to the corner of Beaufort and Walcott Streets, two blocks east of No. 73 Grosvenor Road which further facilitated growth in the area. The neighbourhood catered to middle class residents, including police officers, teachers, dressmakers and grocers. According to the land agents, Peet & Co., the attractions of the area were 'charming views of the Swan River, Mt Eliza and Progressive Perth'. Most of the houses along Grosvenor Road are of brick construction with a few weatherboard houses of simple design amongst them.</p> <p>A survey of the Wises Post Office Directories indicates that No. 73 Grosvenor Road located between Hutt and William Street was constructed circa 1910. This area was predominately residential with corner shops located on the corner of Hutt Street and Grosvenor Road constructed circa 1905 and in close proximity to the subject dwelling.</p> <p>The first occupier of this dwelling was Frank Dunn who remained at the dwelling until 1918. Throughout the 1920s there was a high turnover of occupancy suggesting that the property was tenanted during that time. From 1935 until at least 1949, when the Post Office Directories cease, Robert Low resides at the dwelling and presumably is also the owner.</p> <p>Aerial photographs from the mid 20th century onwards indicate that the form and extent of the residence have changed little until the early 2000s when a new roof was installed. There were later extensions added to the subject place in 2011 that included a second story at the back of the residence. This was the most recent visible change.</p>

HISTORICAL INFORMATION	
Historic theme	Peopling WA: Demographic Development. Cultural Life: Domestic Life
Associations	
Sources	Municipal Heritage Inventory 2006 Landgate Aerial photographs 1953-2024.

ADDITIONAL PHOTOGRAPHS

