

COMMERCIAL BUILDINGS, 112-124 OXFORD ST, LEEDERVILLE



PLACE INFORMATION	
Place name	Commercial Buildings, 112-124 Oxford St
Other names	Matheson's Store
Place type	Individual building or group

HERITAGE LISTING	
inHerit ID:	2200
State Heritage Register:	
Other Listing:	Municipal Inventory Adopted 13 Nov 1995

SITE LOCATION	
Street address	112-124 Oxford St
Locality	Leederville
Survey	LOT: 49 D/P: 450
Vol/folio	2192/537
Reserve	—

SIGNIFICANCE	
Level of significance	<p>Considerable Very important to the heritage of the locality. High degree of integrity/authenticity.</p>
Management category	<p>Category 2 Conservation of the place is highly desirable. Any alterations or extensions should reinforce the significance of the place.</p>
Statement of significance	<p>The portion of this place built in 1905 is a good example of the Federation Free Classical style with an intact upper level façade.</p> <p>This place is a landmark in the streetscape as it is located on a prominent corner in the Leederville shopping precinct.</p> <p>The place has historic value for its association with the development of this commercial shopping precinct in the early 20th century.</p> <p>The place has historic value for its association with prominent architects Cavanaugh & Cavanaugh who were very active in the profession in the first decades of the 20th century.</p> <p>The place has historic value for its association with Matheson's Store which was well known and patronised in the community during the mid 20th century.</p> <p>The place has social value for the members of the Leederville and the wider Perth community who have attended the retail premises, or have connections with those who did, since the early 20th century.</p> <p>The place contributes to the community sense of place for its presence in the streetscape since 1905.</p>

PLACE USE	
Original use	Commercial: Shopping Complex
Current use	Commercial: Shopping Complex
Other use	Residential: two storey residence

CONSTRUCTION DETAILS	
Construction date	1905; 1964
Walls	Painted Brick
Roof	Corrugated Metal Sheeting
Architectural Style	Federation Free Classical Post War International
Physical description	<p>Two storey building surmounted with an ornate parapet which features stucco balusters, pediments and ball finials. The date '1904' is inscribed in the pediment facing Oxford Street.</p> <p>The building is truncated at the corner, with a doorway at street level and a window at the upper level within this corner. Horizontal stripes in the render on the ground floor are evidence of remodelling during the 1930's.</p> <p>The original verandah has been replaced. Nil setbacks to both streets. The brickwork has been painted and the ground floor façade and shop fronts have been modified.</p>
Condition	Good
Integrity	Moderate
Authenticity	Moderate

HISTORICAL INFORMATION

The two-storey building on the corner of Newcastle and Oxford Streets, was designed by architect Michael Cavanagh. It is of similar design to the Gibbs' Building in Northbridge. Tenders were called for its construction in September 1905. The owner at this time has not been established. As was the practice at the time, the building would have comprised, shops on the ground floor level and accommodation on the upper levels for the shop owners.

At various times, this section of Newcastle Street has been called Leeder and Carr streets. The name Newcastle came from the Duke of Newcastle, Secretary of State for the Colonies 1852-1854.

In 1910, according to Wise's Post Office Directories, the three shops on the corner of Oxford Street were occupied by Mrs E. McMillan (confectioner), Ernest Hume (hairdresser and tobacconist) and John Cowell (grocer). The street numbering at this time was 241 to 251.

In 1915, the corner shop was occupied by draper John Mondel.

In 1932, the shops were tenanted as a newsagent, small goods store, mixed business, butcher, confectioner and fruiterer, stationery and tobacconist, and grocer.

In 1949, the last year of the Directories, the tenants were Mrs B. B. Paramoor draper (No. 241), V. Bridgeman retail frocks (No. 243), Universal Butchers (No. 245), Ugo Paolini confectioner and fruiterer (No. 247), Mrs Elizabeth Praed stationer and tobacconist (No. 249) and Gordon Matheson Ltd grocer (No. 251). This was the second Matheson's store. The first one had been in Loftus Street near the Water Supply Depot, now occupied by the Water Corporation. Mathesons were on the corner of Oxford and Newcastle Street for many years during which time they became very well-known grocers in the district and known for their innovations such as a special cheese cutting machine, a conveyor belt to help load their orders and the introduction of 'supermarket-style shopping', the first of its kind in the district. They later shifted across the road to No. 298 Oxford Street and eventually the business grew to a chain of 16 stores. While these stores, which all became supermarkets, were eventually sold off to the Foodland chain.

HISTORICAL INFORMATION

In 1964, the single storey range of shops were built facing Oxford Street. This addition led to the demolition of the rear portion of the two storey building.

In 2002, the central single-storey section facing Newcastle Street comprised the Banzai Sushi & Noodle Bar and Riccardo Associates for Hair, while the two-storey shops on the corner section were tenanted by the Banzai Gill & Tea Bar, Leederville Newsagency (numbered 747) and The Barber Shop with a Subway store in the corner shop.

In 2024, the tenants were Pinchos Bar De Tapas (restaurant), Chatime Leederville (bubble-tea store), Renaissance Cosmetic Clinics, Hiroto Nails, Queen of Leeds (cafe), and Bunn Mee (Vietnamese lunch-bar).

Aerial photographs from the mid 20th century onwards show the construction of the shops at the southern end of the subject place in 1964, though there have been very few visible changes since then.

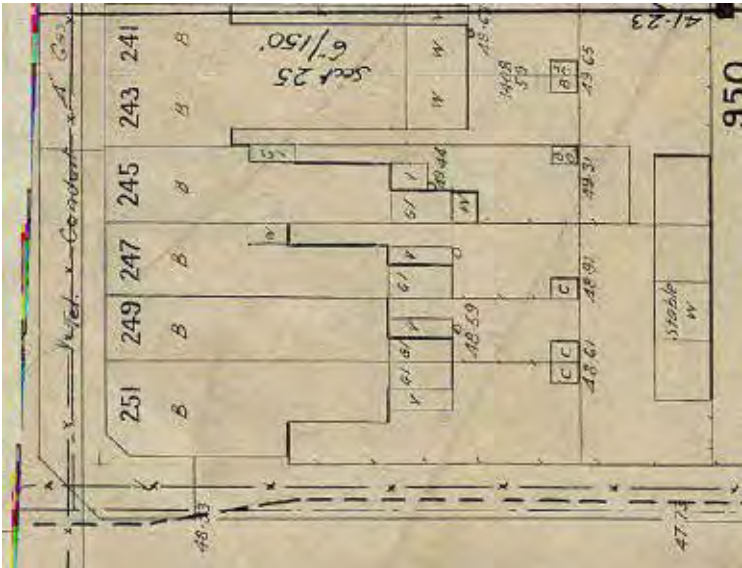
HISTORICAL INFORMATION

Historic theme	Economy: Commerce	
Associations	Cavanagh & Cavanagh	Architects
Sources	Municipal Heritage Inventory 2006 Landgate Aerial photographs 1953-2024. The West Australian, 7 August 1905, p. 2.	

ADDITIONAL PHOTOGRAPHS



ARCHIVAL IMAGES



Sewerage Plan 1952. Courtesy SROWA Sheet 105.