

Ashfield Heritage Study Review of Areas Zoned 2(a)

Current Use House, 103 Park Avenue	Reference N° 1 16 40
Heritage Listing Recommended	
Themes : Local Subdivision and consolidation	Themes : State Towns, suburbs and villages
<p>Historical Notes</p> <p>The land in this part of Ashfield had, by about 1820, become the expansive Canterbury Park Estate of Robert Campbell. The Education Park Estate was established here as a part of that estate, and first offered for sale in 1882. This house was built on Lot 25 of Section 1 of the estate.(1)</p> <p>In 1908 Bertha Corube(?) sold the lot to E A Evans, who is recorded as having lodged a building application for a four-room cottage. Ernest A Evans was the owner of the house in 1913, when it was valued at £56 unimproved and £450 improved.(3) Evans also owned an identically-valued adjacent property.</p> <p>It appears that the house was called ‘Normanhurst’ when it was built. Evans did not live there but rented the house to a succession of tenants, including Charles Ockwell (1916-1919) and George Scott (1922-33).(4) From about 1922 the owner is recorded as being Mrs Eva Scott and the property was valued at £150 unimproved and £725 improved.(5) Mrs Scott still owned the property in 1928.</p>	
<p>Physical Description</p> <p>A very narrow house built on one of the 30-foot allotments in Park Avenue. It has a hipped roof of concrete tiles (it was probably originally of slate) and facade walling of brown brick with liver brick trim. True to the pattern, there is a tiny porch at one side, marked by a gablet beneath which is a portal with an arch that has a moulded brick extrados. The front windows are a narrow pair with double hung sashes and the verandah beam has a frieze of short turned balusters. One of the most distinctive details is the front fence, which has a brick base with a bullnose coping and corniced piers between which is a run of unusual ornamental wrought fire-welded and rivetted iron with spiral panels and decoration.</p> <p>An indication of the range of variations on this single-fronted theme may be seen by comparing the houses at No 104 Park Avenue and 27 Shepherd Street (smaller versions) and 117 Park Avenue (a simpler version).</p>	
<p>Information Sources</p> <p>(1) Subdivision Plan at Ashfield Council Archives. (2) Building Note No 28, 1908; Valuer General’s records, South Ward, 1908-10, No 1658. (3) Rate Book, South Ward, 1913, Nos 1500-02. (4) <i>Sands Directories</i>. (5) Valuer General’s records, 1922-25, No 1768.</p>	