AD 2001 Ashfield Heritage Study Review of Areas Zoned 2(a)

Name of Item	House, on	e of a group of	Reference N°		
Other Names	'Birralee'	'Birralee'			1 08 35
Address	70 Holden Street				Land Title
Locality	Ashfield		Postcode		
Item Type	Building				Owner/s
Group Name					
Statement of Significance					Condition as observed
One of an extremely unusual ensemble of six adjacent houses of the same period and architectural style, of high quality and in remarkably intact order. The subtle variations of design appear to indicate individual requirements without sacrificing the harmony of the group. The suite is a potent demonstration of residential development in Ashfield in the period between the World Wars.					from street —
					☐ Intact
					Minor alteration — ☑ Sympathetic
					☐ Unsympathetic
					Major alteration —
					☐ Sympathetic
Summary of Significance					☐ Unsympathetic
•	lare	Associative	Representative		Modifications —
Historic			\boxtimes		Precast concrete fence
Aesthetic					of same design as No 74.
Social			\boxtimes		/
Scientific					
Other					
WARRANT AND					



Photo Roll N° 7 Frame N° 14 Survey Date Surveyed by RI $^\circ$

Ashfield Heritage Study Review of Areas Zoned 2(a)

Current Use

House, 70 Holden Street, Ashfield, part of a group of six similar houses

Reference N° 1 08 35

Heritage Listing Recommended

Themes: Local Themes: State

Subdivision and consolidation Towns, suburbs and villages

Historical Notes

Information about the history of the group as a whole is given on the Inventory sheet for the group. This house was probably erected in 1924 and its first owner was Edmund L Ellis, who lived here until at least 1933. In 1928 it was called 'Birralee' and the valuation was £440 unimproved and £1,500 improved.(1)

Physical Description

These six almost identical California Bungalows, all substantially intact, are built with brown face brick fronts and common brick sides. Each has a broad full-width gable facing the street, with a projecting gabled wing at one side in which is a five-light window. The gables have panel-and-batten treatment and the main gable has a decorative vent. There is a deep verandah beside the projecting bay, floored with tessellated tiles, with brick balustrading and a singe corner pier surmounted by triple short posts supporting the verandah roof. An unusual feature is that each front entrance is located at the inner corner of the verandah, in a canted wall, and a room with French doors opens on to the verandah. In this case the verandah is set under the main gable. All houses have side driveways and curved front paths. The door and window lintels appear to be concrete.

Information Sources

(1) Sands Directories. Valuer-General's records, 1922-25, No 911, and 1928, No 953, at Ashfield Council Archives.