

Ashfield Heritage Study Review of Areas Zoned 2(a)

Current Use Block of flats, 61 Milton Street, Ashfield	Reference N° 4 13 02
Heritage Listing Recommended	
Themes : Local Subdivision and consolidation	Themes : State Towns, suburbs and villages
<p>Historical Notes</p> <p>This part of Ashfield was originally part of Lieutenant John Piper's grant of 1794, which by about 1820 had been subsumed into Robert Campbell's Canterbury Park Estate.(1) An estate called 'Suttonville' had appeared by 1883, and the house 'Seatondale', which still survives at No 69 Milton Street, was erected on two of the lots, extending to the corner of Norton Street. Its ensemble then comprised the house, a cottage, stables and shed. In 1939 the property was acquired by Reginald and Winifred Mogg, who subdivided it by creating the allotments between 'Seatondale' and Norton Street on which the flats at No 61 and the dwellings at Nos 63 to 67A Milton Street were erected.(2)</p> <p>The 'Nandi Court' flats were the subject of a Building Application in 1940 from R B Johns, owner and builder, of Elizabeth Street, Ashfield. Each of the flats consisted of four rooms and there were two garages, accessed from Norton Street. The estimated value of the building was £2,600. The blueprint drawing accompanying the BA is in Ashfield Council Archives.</p> <p>In 1940 Harold Waters, chemist, of 158 Livingston Road, became the owner. The value of the property was then £506 unimproved and £3,350 improved.(3)</p>	
<p>Physical Description</p> <p>A two-storey building comprising two flats downstairs and two upstairs. Rectangular in plan, it is built of variegated red-brown brick, face work at the front, and has a terra cotta tile hipped roof. The symmetrical facade is divided into three bays by panelled piers, and the piers flanking the central entrance bay rise above the eaves line as part of a stepped parapet. The top of one pier is damaged. The entrance is recessed and has a slightly projecting hood faced with soldier courses. The stair hall window above has a stepped profile and a geometric pattern of rolled and leaded glass which, like the stepped panels of brown texture bricks elsewhere, lends an Art Deco character to the facade. The whole facade design, including the glazed front door, is similar in design to that of the flats at 11, 13 and 15 King Street, q v. The openings in the side bays, now glazed, were originally open balconies.(4) The front fence brickwork matches the walling. There are two rear garages accessed off Norton Street.</p>	
<p>Information Sources</p> <p>(1) Ashfield Heritage Study 1993, vol 1, pp 32, 36. (2) Valuer General's records, South Ward, 1934, No 1572 and 1939, No 1588, in Ashfield Council Archives. (3) Valuer General's records, ibid, 1940, No 1626. (4) As shown on the drawing accompanying the BA.</p>	