

HOUSE & FENCE

Address: 10 Finnis Court
Certificate of Title: 5787/835

Use: Residence
Finniss Policy Area: PA12
North Adelaide Historic (Conservation) Zone

Heritage Status: LHP
Other Assessments: LHP(T)
Conservation Reports: Nil



HISTORY AND DESCRIPTION:

This house is a good example of an 1870s-1880s symmetrically fronted brick residence. It retains important stylistic elements including all brick construction, timber windows and doors, verandah and tall brick chimney.

Town Acre 964 had been divided into long narrow allotments by the time of the Smith Survey in 1880 but the houses in the lane to be known as Finnis Court had not been constructed, and the area was developed in the subsequent decades. This house remains an important indication of the type of residences constructed at that time, and the use of brick as a building material.

STATEMENT OF HERITAGE VALUE:

This house is a good example of the type of residences constructed in North Adelaide during the 1880s, and reflects the design, details and building materials characteristic of that time.

The significant number of stone and brick residences, like this house, constructed between 1870 and 1890 throughout this section of the city, are an important element of the distinctive historic residential character of North Adelaide.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to North Adelaide as it represents the continued construction of residences on recently subdivided Town Acres, particularly during the 1870s and 1880s.
- (d) This house displays aesthetic merit and design characteristics of significance to North Adelaide as it is a typical 1870s Victorian residence displaying consistent use of materials such as brick masonry walls, timber windows and doors and corrugated iron roof.

EXTENT OF LISTING:

Frontage and side wall returns visible from the street.

NOTE: The 'Description of Place and Elements of Heritage Value' listed in the Adelaide (City) Development Plan for this property is as follows:

House
Frontage and side wall returns visible from the street

This is the legally recognised listing and should be used for the purposes of development application assessment

REFERENCES

- Smith Survey 1880