

SEMI-DETACHED HOUSES

Address: 12 & 14 Murray Street
Certificate of Title: 5504/585; 5439/23

Use: Residences
Margaret Street
Policy Area: PA6
North Adelaide Historic (Conservation) Zone

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



HISTORY AND DESCRIPTION:

This pair of cottages is a good example of semi-detached 1870s single fronted masonry residences. It retains important stylistic elements including rendered quoins and facings to windows and doors, verandah and eaves brackets.

Murray Street bisects Town Acres 779 and 782 and it is shown as being fully developed, with pairs of cottages in the Smith Survey of 1880. This pair of cottages remains an important indication of the type of residences constructed at that time, and the use of South Australian masonry as a building material.

STATEMENT OF HERITAGE VALUE:

This pair of cottages is an important example of the type of residences constructed in North Adelaide during the 1870s-1880s, and reflects the design, details and building materials characteristic at that time.

The significant number of stone and brick residences, like this pair of cottages, 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 pair of single fronted cottages 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.
- (d) This pair of single fronted cottages displays aesthetic merit and design characteristics of significance to North Adelaide as it is a typical single fronted 1870s Victorian semi-detached residential type displaying consistent use of characteristic materials such as masonry walls and moulded render.

EXTENT OF LISTING:

Original external form, materials and details of this Victorian pair of single fronted cottages, including walls, verandah and roof form associated with the house style.

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

Semi-detached houses
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