Statement of Significance: Royal Terrace, 286-292 Williams Road, Toorak (March 2022)

Heritage Place: Royal Terrace, Toorak	**PS ref no:** HO767



(Source: City of Stonnington, 2020)

What is significant?

The property at 286-292 Williams Road, Toorak (otherwise known as Royal Terrace) is significant. Specifically, the form, scale, detailing, fenestration and setback of this group of boom era Victorian Italianate terraces, as well as the side and front boundary fences, are of local significance. Later alterations and additions to the property are not significant.

How is it significant?

Royal Terrace is of local historical, representative and aesthetic significance to the City of Stonnington.

Why is it significant?

Royal Terrace is historically significant in demonstrating the development of late Victorian houses within Toorak during the late 19th century, following the wider subdivision of the Victorian era estates. The house is also of historical significance in demonstrating the residential development in the south-eastern suburbs by Melbourne's wealthiest citizens during the 1880s land boom period. (Criterion A)

Royal Terrace has principal design characteristics associated with boom era Victorian Italianate terrace groups, including matching setbacks, fenestration, decorative elements and fences, stucco walls, a tall shared decorative parapet, arches to windows and doors, intricate iron lacework, moulded ornaments and open upper floor balconies. (Criterion D)

Royal Terrace is aesthetically significant as a fine and intact example of a boom era Victorian Italianate terrace group that have a strong sense of grandeur and cohesiveness. Key characteristics contributing towards its aesthetic significance include the consistency in detailing, mirrored front entrances, the tall detailed parapet ornamentation, intricate iron lacework, expressive arched fenestration, central arched door with hood mouldings, and cast iron palisade and rendered fencing. The aesthetic value of the place is also enhanced by its raised sitting overlooking Como Park, which contributes to the formal setting of the site. (Criterion E)

Primary source

Royal Terrace, 286-292 Williams Road, Toorak, Citation Report, Extent Heritage Pty Ltd, March 2022.