

Place name Cooraminta

Survey Date: 13/04/2004

Other name

Id: 1141

Street 175 Cunninghame Street

Last Update 1/06/2007

Locality Sale

Postcode

Official Locality

Property No HO207

Local Government Area Wellington Shire

Property Info

Precinct: Precinct - Sale Victoria Park

Easting

Northing

Map

Workshop number

Workshop votes

Field survey number

Community priority

Designer Mr Wynd

Builder Mr Wynd

Ownership Private

Built Date 1926

Change Date

Description This inter-war bungalow has an unusual form, consisting of two large interlocking gables with a corner verandah created beneath and enclosed by massive red brick pillars and a stucco rendered fence. The half-timbered gable ends are decorated with unusual stepped geometric patterns and are surmounted by terracotta ridge tiles. The gutter treatment at the intersection of the eaves illustrates high quality, innovative design, consistent with the building overall. The house is very intact and is in good condition. It is comparable to other bungalows such as 193 Cunninghame Street and 187 Desailly Street.

The garden, which comprises mostly recent plantings apart from some mature trees and shrubs provides a complementary setting. The hedge along the front boundary is the remnant of a hedge that once extended along both the front and side boundaries. Other features include mature Camellias and, most notably, a large conifer thought to be a Caucasian or Nordmann fir (*Abies nordmanniana*) adjacent to the west boundary. The tree is in good condition and is in reasonable health. The main trunk is divided into two trunks (bifurcated), which does affect the structural integrity of the tree. Of interest is the self-grafting of these two bifurcated stems (very unusual).

Feature	Style	Wall Materials	Roof Materials
House	Californian Bungalow	Brick	Clay tile

Condition Good

Integrity Intact

None apparent

Residential

Building
Fence/gate
Tree(s)

National Themes

Local Themes

7. BUILDING SETTLEMENTS & TOW

7.1 Ports

History

This house was constructed in 1926 for a Mr Tulloch who purchased the property in February 1925. The story is told how Mr Tulloch had this house built to entice his new wife to move from Melbourne. He and his wife and young family only lived in the house for a few years before moving. Mr Tulloch owned the firm of Tulloch & Jenkin, which was a well known farm supplies business for many years in the Gippsland region. (1) The house, originally known as 'Cooraminta', was built by a member of the old Sale family by the name of Wynd. The builder's father was George Wynd who built St Mary's and St Paul's cathedrals.

The house was sold in 1931 to James or Jimmy Leslie, the son of well-known draper W. D. Leslie, who lived here with his young family. He owned the house until his death in 1973 (1) (2).

REFERENCES

(1) Mr & Mrs Smith, pers. comm., 16 March 2007, Land Victoria, Certificates of Title Vol. 385, Fol. 921 & Vol. 5479, Fol. 675

(2) Information from Peter Synan.

Period	Associations
	Tulloch family, Leslie family

Heritage Protections Register	Reference	Zoning	Status
Planning Scheme	x		Recommended

National Estate

Research Required

Recommendations

Fieldwork priority?

Stage 1 Ranking Assessed: Sale Heritage Stu **Stage 2 priority** Planning Scheme: Individua

Final Ranking Local significance **Final Recommendation** Amendment C26

Statement of significance Cooraminta, comprising the large red brick bungalow constructed by Mr Wynd in 1926 and the complementary garden at 175 Cunninghame Street, Sale is of local historic and aesthetic significance to Wellington Shire. Historically, it is important for its associations with the locally known Tulloch and Leslie families. Aesthetically, the house is significant as an unusual example of the diverse interpretations of the bungalow style in Sale's residential architecture in the 1920s. Features of the design include the interesting roof form created by two large intersecting gables, verandah balustrade and pillars. The garden with its mature trees and remnants of the hedge is an important feature of the property and the Caucasian Fir is notable as a rare example of this tree within the municipality. (RNE criteria D.2, F.1 & H.1)

Extent of designation

Informant

Notes

Follow up

Bibliography Context Pty Ltd, (1994), City of Sale Heritage Study
Context Pty Ltd, (2004), Wellington Heritage Study: Sale Review

Cunninghame Street 0175, ID 1141.jpg

Context

1/01/1994

Invalid File Path

Update Cunninghame Street 0175, ID 1141(ii).jpg

Kristy Crawford

6/02/2007

Invalid File Path

Update Cunninghame Street 0175, ID 1141(i).jpg

Kristy Crawford

6/02/2007

Invalid File Path