Statement of Significance: Terraces, 372 & 374 Malvern Road, Prahran (June 2026)

Heritage Place:	Terraces 372 & 374 Malvern Road, Prahran	**PS ref no:**	HO77



Figure 1: *Terraces*, 372 & 274 Malvern Road, Prahran (Extent Heritage, 2022).

What is significant?

The Terraces at 372 & 374 Malvern Road, Prahran are significant. Specifically, the bluestone masonry construction, scale, form, detailing and fenestration of the pair of mid-Victorian semi-detached terraces is of local heritage significance.

Aside from the contributory front boundary timber picket fence at 372 Malvern Road, later alterations and additions to the properties are not significant.

How is it significant?

The Terraces at 372 & 374 Malvern Road, Prahran is of local historical, rarity, aesthetic, and associative significance to the City of Stonnington.

Why is it significant?

The Terraces at 372 & 374 Malvern Road, Prahran are of historical significance as a pair of mid-nineteenth century terrace houses constructed during the initial development of Prahran in the 1860s. While the suburb was only scarcely developed by the 1850s, growing wealth and industry stemming from the Gold Rush precipitated increased settlement in the area throughout the 1860s. This not only

saw a greater demand for housing, but also the capacity for more ornate dwellings in certain pockets of the suburb. The terraces form a tangible link to this period of development. (Criterion A)

The Terraces at 372 & 374 Malvern Road, Prahran are significant as a rare and unusual pair of bluestone terraces erected in Prahran during the mid-Victorian period. It is the only known surviving example of residential terraces within the municipality constructed of bluestone, a material which was typically applied to civic and church buildings. (Criterion B)

The Terraces at 372 & 374 Malvern Road, Prahran are of aesthetic significance as a relatively intact pair of mid-Victorian terrace houses constructed of bluestone masonry. They incorporate elements from both the Colonial Regency and Italianate styles, and key elements include their bluestone construction, symmetrical composition, concave verandah, and fenestration featuring quoining and blockwork lintels. These features, along with the sympathetic timber picket fence at 372 Malvern Road, combine to form a visually pleasing mid-Victorian terrace pair along the busy thoroughfare. (Criterion E)

The Terraces at 372 & 374 Malvern Road, Prahran is of associative significance as a pair of terraces constructed by James Hole, a local stonemason, builder and Prahran Councillor who would go on to become the Mayor of Prahran between 1880-1881. James Hole resided in 374 Malvern Road throughout his career, and also retained ownership of both terrace houses until his death in 1893. (Criterion H)

Primary source

Prahran and Windsor Heritage Review (Extent Heritage, April 2024).