



**WIMBLEDON
VILLAGE**
CONSERVATION · AREA
DESIGN · GUIDE

PROPERTY DESCRIPTIONS



1-13 CHURCH ROAD

This is a two storey terrace under a slate pitched roof in painted stocks with original low arched vousoired windows, with upper top-hung casements over lower side-hung casements.

The original timber pilasters and corbels remain to some units but the shopfronts and fascias are of varying proportions and would benefit from restoration as described in the design guide.

A pleasant block in scale with its neighbours and providing the transition from High Street to Residential.

14 CHURCH ROAD

This is a 2-storey yellow brick corner unit with slate pitched roof concealed behind a parapet. An interesting stone cornice, carried round both road elevations, assists unity.

Simple punched-hole vertical sliding sash windows are in two panes with stone heads and cills. The shop surround has no pilasters but original scroll corbels contain a fascia of impeccable proportions with integrated apron blinds over and a simple shopfront with splayed corner door.

The unit provides a very pleasant stop to the terrace and a good lead-in to the adjacent residential area.

15 CHURCH ROAD & WALNUT TREE COTTAGES

15 Church Road is a single storey 2-bay shop unit of yellow brick with red stone pilasters and stallriser. It features stone corbels and Dutch gable pediments over a very deep fascia with apron blinds and timber shopfront.

Walnut Tree Cottages is a two storey yellow brick, flemish bond terrace comprising six houses with timber vertical sliding sashes in 12 panes. It contains a central arched way through, under a dormered slate roof. Of pleasing traditional scale and proportions and fronting a well paved pedestrianised access, with No2 and its side extension opposite, the whole provides a valuable element well worth local listing. Unfortunate improvements, particularly to one unit, could be rectified with advantage.

17-27 CHURCH ROAD

A terrace of six 2-storey yellow brick units under a hipped slate roof with single storey shops projecting forward to the street frontage. Upper windows of shops have been much altered but some evidence of original side-hung casement windows remains.

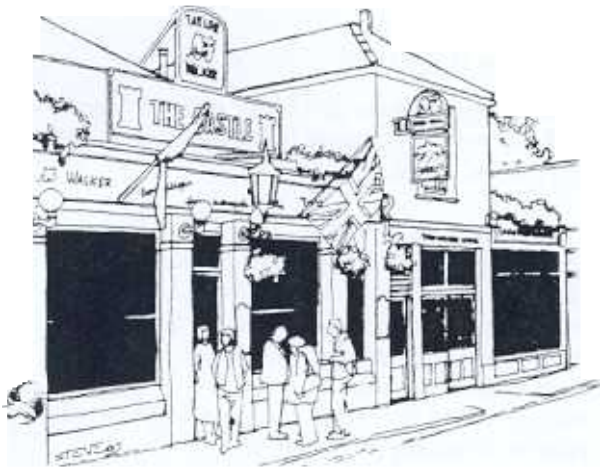
Most shopfronts retain original pilasters and well detailed scroll corbel with acanthus leaf and shell face and decorated sides. One shopfront has a dentil course over the fascia but there are a variety of shopfront designs. Some fascias would benefit from size adjustments and Dutch blinds replaced by traditional apron blinds. A good group with the return forming one side of Walnut Tree Cottages.

THE CASTLE

With its flags and prominent, externally lit, pub signs the Castle Public House provides a colourful element within the streetscape.

The 'L' shaped two storey block encloses a single storey element giving a varied facade. The rendered and painted upper elevations with red pantiled hipped roof have punched hole windows with timber vertical sliding sashes. The ground floor painted windows and doors are linked by a continuous fascia across the one and two storey front elevation.

Although of no great architectural significance the Castle pub brings a vital element of variety to the streetscape. It is part of complete terrace spanning Numbers 17-35.



31-35 CHURCH ROAD

This is a Victorian domestic two storey terrace set well back from the road and has replacement modern tiled pitched roof with single storey shops which extend forward to the pavement.

The original shop front surrounds of pilasters and corbels with gable tops still remain but the fascia and shop fronts would benefit from restoration as per the Design Guide.

37-39 CHURCH ROAD

A semi detached pair of 2-storey flat roofed units. The upper floor is rendered and painted with timber vertical sliding sash windows in 2 panes. The fluted pilasters and corbels of the shopfronts are in good condition and one shop has a fascia of appropriate size with external lighting over panelled hardwood stallriser and matching shop door.

Although this inoffensive pair have plain upper floors the shop surrounds are excellent and the whole image would benefit from further restoration as indicated in the Design Guide.

25 LINGFIELD ROAD

This is a modern, 1987, housing block which, though clearly of its time, is never the less in scale and sympathy with its neighbours.

Its two three storey rendered wings enclose a linking two storey element in yellow stocks with dormers over in a steep pitched slate roof. The punched holed windows have side hung casements in four panes. This block assimilates well into the varied character of this conservation area.



2-8 RIDGWAY

These two pairs of matching semi detached three storey and semi basement houses with their unusual gabled elevations form a distinctive element at the start of the Ridgway.

The red brick front and yellow brick side and rear elevations have double gabled slate pitched roofs returning as hips on the rear elevations. The front

elevation windows have dressed stone moulded heads, a segmental pediment at first floor and square head at second floor, with block bonded jambs and deep cills. The recessed entrance porches, approached by a half flight of steps, have similar stone surrounds but also incorporate a feature, pointed arch head, resting on splayed jambs with circular pilasters and capitols.

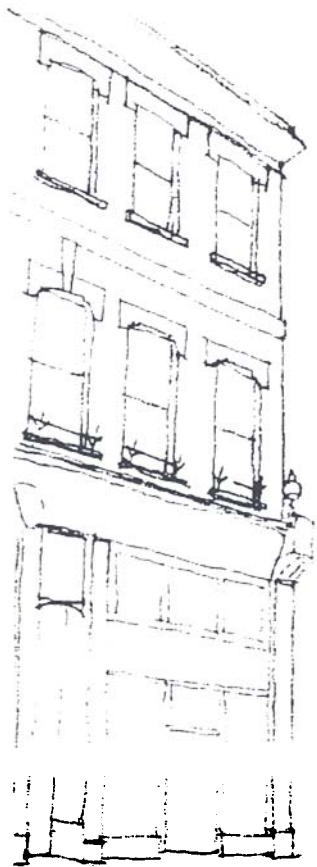
10-16 RIDGWAY

This interesting four unit block under a hipped slate roof has been sadly spoilt by an insensitive roof conversion at one end.

The three storey elevations have flemish bond yellow brick upper levels with projecting brick string course dividing first and second floors and toothed and splayed brick jambs and heads to the windows. There is a single, symmetrical, recessed, trefoil window unit on both floors of each unit consisting of a central vertical sliding sash in four panes and narrow side lights in matching two panes.

The basic proportions of the shop front surrounds remain with semi circular caps and wide flat dentilled entablature still evident over wide fielded capitols but much alteration has occurred. Similarly the fascias reflect both original and altered formats and the shop fronts generally need attention although the hanging signs and external lighting to two units are to be applauded.

However this is a visually strong, well proportioned, building which adds to the variety of the streetscape and for which restoration would be a valuable improvement.

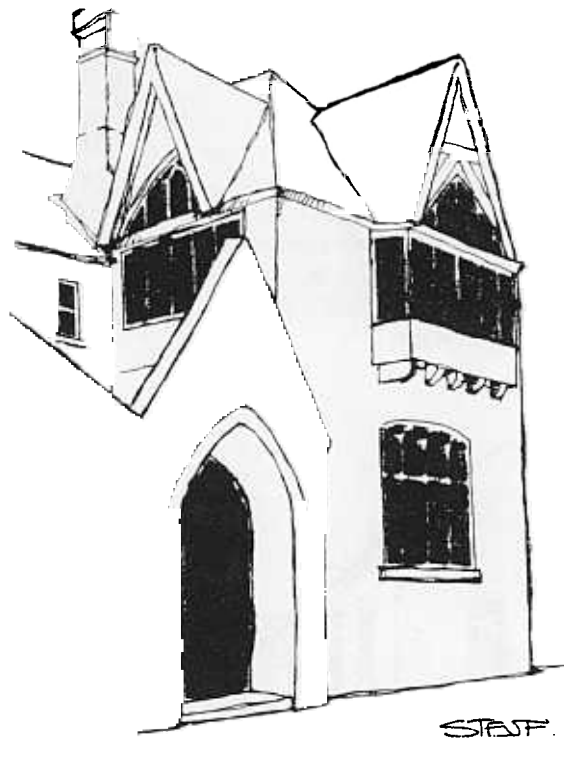


18-20 RIDGWAY

This is an interesting and somewhat unusual semi detached pair of units with a central entrance giving a symmetrical elevation.

The three storey grey brick elevations sit beneath a slate pitched roof. A wide raised rendered band divides first and second floors. Flat stone window heads have moulded ends at first floor and centrally at second floor emphasising the symmetry. The upper level windows are recessed vertical sliding sashes in two panes.

The elegant shop surround retains its original features although the shop front has been modernised in relatively unsympathetic, if somewhat restrained, fashion and inappropriate dutch blinds added. This is an excellent, well preserved, block which would further benefit from full restoration in accordance with the design guide and is a valuable asset within this streetscape.



26 RIDGWAY

The 'Village Club', is a Victorian extra masonry in yellow brick, flemish bond, under steep pitched, slate roofs varying from turret to hip to stone parapeted or projecting gable, forming an impressive corner element.

The basically two storey elevations and square, three storey, tower are composed of three linked elements: a corner unit with red brick jambs, heads and quoins; two projecting terracotta string courses at first and second floor levels; centre pivot casements and an elaborate arched entrance doorway.

On the Lingfield Road frontage a symmetrical ground floor of entrance door flanked by circular, stone mullioned, windows with continuous splayed plinth over, gives a 150mm set back to a gabled first floor with elaborate stone tracery window expressing the raftered hall behind.

The Ridgway element is separated by a yard with linking, pointed arch wall, on the pavement frontage and consists of projecting jettied first floor bay

windows having elaborate barge board details and herringbone brick infill, under cill panels which line through with red brick string courses and black brick motifs. The matching ground floor windows have arched heads in red and black soldier courses, a detail repeated on all ground floor arches. This is an extremely valuable and important element of the streetscape, in excellent condition, which it is essential to retain.



28-36 RIDGWAY

A valuable terrace of six units in yellow stock in flemish bond with red brick string courses.

The three storeys are set under a slate pitched roof with red brick dentil feature at eaves and a single gabled dormer to each unit. The upper elevations have, two course, red brick string courses at first floor window head and second floor cill level.

The windows are recessed, Georgian, vertical sliding sashes in two panes with flat stone heads and projecting stone cills.

Virtually all the shop front surrounds have vanished but the fascias, in general, are not overlarge and the cornice line remains intact as does the roller blind detail to the end unit. The shop fronts have undergone alteration.

This is a well preserved block in basically its original condition which makes a valuable contribution to the streetscape for which restoration to its original details would be a logical enhancement and well worth the effort.

EMMANUEL CHURCH, RIDGWAY

Built in 1888 by Evangelists following a theological dispute with Tractarians, over the nature of services being held at St. Mary's Church; Emmanuel Church occupies a prominent corner site at the junction of The Ridgway and Lingfield Road.

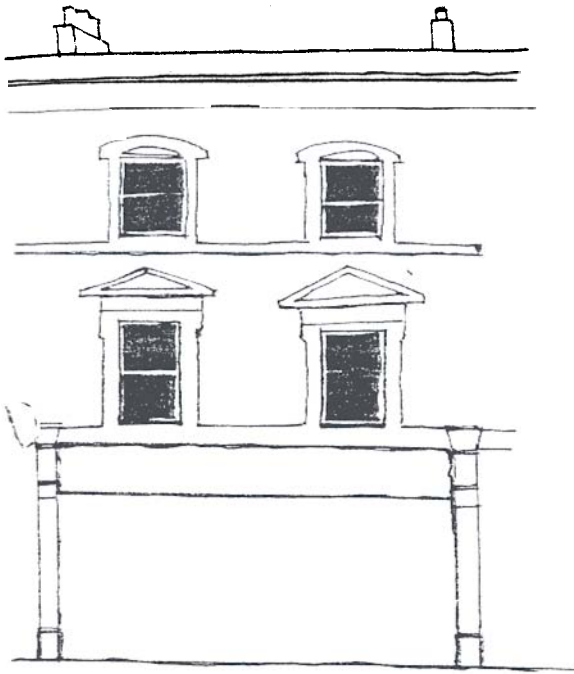
Its red brick elevations and slate pitched roofs to the nave and side aisle have windows set in stone tracery and a square, corner, and a campanile comprising a clock at roof level and an open timber stage with corniced eaves to slate faced spire over.

The well proportioned traditional church elevations contribute to the architectural quality and variety of this conservation area.

30 HOMEFIELD ROAD

This rendered and painted Victorian scale two storey house has additional loft accommodation, within a steep pitched slate gabled, dormered and hipped roof, for its present use as offices.

A yellow brick rear extension is just visible over a two storey side extension whose domestic scale has been concealed behind matching rendered elevations with a slate roof and a feature large fixed circular window over a clear glass entrance. Plain recessed string courses on the extension reflect and contrast with similar raised courses on the original building. The recessed vertical sliding sash PVCu replacement windows in the house are in two panes. This building has, in general, been skilfully converted and extended to provide a valuable element within the streetscape.



1-8 HIGH STREET

This is a valuable parade of eight units with slate London roofs concealed behind a stone parapet over yellow brick or painted elevations.

The upper floors of the three storey elevations have rendered string courses at first and second floor cill levels and an entablature with projecting moulding and dentil course. The stone window surrounds have arched heads on second floor and a deep entablature with pediment on first floor. Virtually all the original upper level details remain.

Some of the original shop surround details remain to provide a pattern for restoration of the remainder as indeed does one roller blind. However all the shop front details ideally require restoration. This is an excellent block in a very prominent location. Its crescent shape provides a valuable lead in to the High Street and link to the Ridgway.

Restoration of the shop fronts in accordance with the Design Guide would provide an excellent advert for the character of the Village as well as enhance the quality of this block whose retention is essential.



9 & 10 HIGH STREET

The curved end of these valuable two units reinforces the flowing nature of the Village and helps lead the eye into the High Street.

These two storey units have a hipped slate pitched roof concealed behind a rendered parapet with moulded entablature.

The punched hole recessed vertical sash windows of the rendered upper storey are in four panes with panelled entrance doors at ground level dividing the shops.

Virtually all the shop front surround details remain, including the roller blinds, fascias and shop fronts. This is a very valuable element within the High Street which must be retained at all costs.

11-16 HIGH STREET

This is an interesting Victorian cottage terrace of seven units mostly now with painted elevations under a pitched slate roof with hipped ends.

The upper level of these two storey units has punched hole recessed timber vertical sliding sash windows. One unit has unfortunately been covered with stained boarding which could beneficially be removed at the earliest opportunity.



The shop surrounds of timber pilasters and corbels remain on a few units as does the fascia with apron boxblind over, although inappropriate dutch blinds have also been introduced as have a variety of shop fronts.

The appropriate scale and character of the block make it worth preserving but its full potential would be revealed by considerate restoration, so long as it is carried out in accordance with the Design Guide.

17 HIGH STREET

This interesting three storey single unit provides a visual feature within the streetscape.

The symmetrical painted elevation has punched hole recessed vertical sliding sashes in twelve panes under voussoired flat brick heads and stone cills. The excellent shopfront surround of stone pilasters, ribbed and decorated corbels, cornice and appropriate depth fascia, is further enhanced by external lighting. The modern hardwood shop front retains the original vertical emphasis. This well maintained single unit provides a valuable contribution to the streetscape and is well worth retaining.



18 HIGH STREET

Unfortunately this unsympathetic 1960s building is totally out of keeping with the character and scale of the High Street.

The upper elevations have a horizontality which is emphasised rather than relieved by the repetitive first floor mullions and further emphasised by the contrasting set back of the second floor red brick flat roofed element with its unrelated panel windows.

The long term redevelopment of this building would provide a rare opportunity to enhance the conservation area.

19 - 23 HIGH STREET

This is a valuable three storey terrace of five units under an unfortunate plain deep parapet.

The upper elevations of white brick in flemish bond have ornate moulded stone window surrounds with segmental arched heads to second floor and flat pedimented entablature heads with end brackets to the first floor. The recessed timber vertical sliding sash windows are in four panes with segmental arched heads at second floor.

Examples of the very attractive original shop surrounds still exist with No19 an excellent example. The stone pilasters with green marble base and decoration are topped by Ionic capitals with scroll brackets and gabled pediments over. The externally lit splayed fascia, incorporating an apron blind under the projecting cornice, completes this excellent example of shop surround design and is further enhanced by the shop front itself with its vertical emphasis and decorative fanlights.

The shop surround line has been generally maintained but some fascias are over deep and equally some shop fronts are inappropriate. The upper levels generally retain the original features. This block has been generally well maintained and is a valuable element within the streetscape. It is very worth preserving and would certainly repay sensitive restoration particularly to No20 and window detail restoration to other units.

THE DOG & FOX PUBLIC HOUSE

The Dog & Fox public house holds a prominent key location in the streetscape. Its corner oriel tower topped by a tented copper spire and finial provides a pivotal feature to counterbalance the belvedere opposite.

Its composition consists of four elements, an exuberant three storey Victorian edifice under a red tiled mansard roof, a linking ornate entrance portico with name sign over, an elegant rendered and painted Georgian two storey corner unit with slate pitched roof and an adjoining three storey rendered unit of more domestic scale also under a slate pitched roof. These latter two units are linked by a continuous fascia and close the view from the common.

The oriel tower has recessed windows with the upper sash divided into nine panes at ground and second floor and twelve panes at first floor. The ground floor has side hung and the upper floors vertical sliding casements. The main elevations have similar windows at ground and first floor with ashlar linking panels at first floor. The upper floor windows are dormers with side hung sashes.



The corner element has a symmetrical, arched, Victorian entrance insert at ground level and semi circular headed timber vertical sliding sashes at first floor which repeat on the return elevation. The return ground floor has fixed casements over a dado height glazed tile plinth which extends across the adjoining three storey element. This element also has recessed timber vertical sliding sashes in four panes on its upper floors.

Angled on the corner as the high street chicanes towards the Common, the Dog and Fox both closes the view from the Common and, with the bank and belvedere tower opposite, provides the major central feature and focal point of the High Street.

An excellent, well maintained, element in the streetscape and of strong architectural character the Dog and Fox is well worth its local listing.