

## Hillview Conservation Area - C40 (KLEP (LC) 2012)

The whole of the Hillview Conservation Area is significant within Ku-ring-gai as a precinct that displays values such as a mature landscape setting, varied topography that creates vistas and distant views framed by trees and a predominant built form that contributes in scale and form to the streetscape. The Hillview Heritage Conservation Area displays a layering of history of the North Shore. The precinct is an historical record of the growth of the North Shore, its attractiveness as a retreat from the inner city of Sydney and the building of the Railway which encouraged this growth. The current subdivision pattern of Hillview and surrounding properties display the continued investment by smaller business owners and wealthy businessmen.

The buildings within Hillview are significant examples of Federation style architecture from the earlier Queen Anne Federation style with elaborate and decorative details to the simpler garage building. The dominant siting of Hillview for display and to experience panoramic views enhances the architectural significance of these buildings. The mature trees and garden setting partially retained today also contribute to the setting and aesthetic significance of the Hillview complex.

