

Heritage Asset Survey

Heritage Asset Survey			
Building Name:	Building Reference Number:		
Grasmere House	LL5011		
Building Address:	Listing Grade:		
33 Cargate Avenue Aldershot Hampshire GU11 3EW	I <input type="checkbox"/> II <input type="checkbox"/>		
	II* <input type="checkbox"/> Locally Listed <input type="checkbox"/> +		
Listing Criteria Met (see Box B of the SPD)	B, G, H, K		
Date Locally Listed:	26 th March 2012		
Conservation Area:	Yes: + No:		
<p>Detached villa. c1890-5. Buff brick with natural slate roof. Irregular plan, the south-west corner bay projecting as a full height turret octagonal in plan, 2½ storey with central gabled porch flanked by gable with projecting double height 2 window bay and 3-storey turret with octagonal roof with fish-scale lead-work tiles and a decorative finial. Irregular bond brickwork with matching brick chimney stacks, natural slate roof with decorative clay ridge tiles and fleur-de-lis terracotta finials, moulded timber bargeboards. Bracketed eaves. Horned timber vertical sliding sash windows without glazing bar under cambered brick arches with raised keystones. Decorative stringcourse with flower motif between ground and first floor.</p>			
<p>Condition Survey: 1 - 5</p> <p style="text-align: center;"> <input type="radio"/> 1 Very Bad <input type="radio"/> 2 Poor <input type="radio"/> 3 Fair <input type="radio"/> 4 Good <input type="radio"/> 5 Excellent </p>			
Roof	5	Walls	5
Weather Penetration	5	Stability	5
Spread	5	Plumb	5
Sag	5	Local Building Cracking	5
Covering	4	Pointing	4
Abutments	4	Roofspread	5
Weathering Detail (Valleys etc.)	5	Spalling	5

Flashing	5	EV. Rising Damp	4
Rain Water Goods	4	Settlement	5
Chimneys	4	Lintels	5
Other Features	4	Timber Frame	n/a
Windows / Doors	4	Nogging	n/a
Front Principal Windows	4	Post Joints	n/a
Other Windows	4	Masonry	n/a
Doors and Surroundings	4	Stucco / Render-Plaster	n/a
Boundary Walls or Gates	5	Outbuildings	n/a

Historical Context:

Gothic villa in the high-status Cargate development of the 1890s. This building makes a very positive contribution towards the character and appearance of the Cargate Conservation Area.

This building is included on the List of Buildings of Local Significance due to its high evidential, historic and aesthetic.

Ownership Type (please tick the appropriate box below):

Private	<input type="checkbox"/>	Local Authority	<input type="checkbox"/>
Religious / Charity	<input type="checkbox"/>	Stat Undertakers	<input type="checkbox"/>
Company	<input type="checkbox"/>	Crown	<input type="checkbox"/>

Photographs

Date Taken: 04/08/10

Any Further Comments:

Flaking paint to bargeboards. Pollution discolouration to areas of brick-work

Surveyor:	SH	Date:	04/08/10
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