

HERITAGE STATEMENT

14 Chalcot Square

Camden NW1 8YA

October 2019

Introduction

14 Chalcot Square is a 5 storey terrace building on the corner of Chalcot Square and Chalcot Road. The ground and upper floors are one dwelling, and the basement is divided into 2 flats. All the dwellings have the same owner, who refurbished all except the basement in 2007.

Listing

TQ2884SE CHALCOT SQUARE

798-1/64/188 (South West side)

14/05/74 Nos. 12, 13 AND 14 and attached railings

(Formerly Listed as: CHALCOT SQUARE Nos. 1-33 AND 33A (Consecutive))

GV II

Terrace of 3 houses forming south-west side of Chalcot Square. 1855-60, altered. Stucco with rusticated ground floors, mostly painted. 4 storeys and basements. 3 windows each; No. 14 with 3-window left hand return (some blind). Prostyle Doric porticoes (Nos 12 & 13 paired) supporting balustraded stucco balconies.

Doorways with cornice-heads, fanlights, side lights and panelled doors (some part glazed).

Entrance to No. 14 on left hand return. Tripartite sashes to ground floors except No. 14 with three 4-pane sashes. Panelled pilasters at angles rising from 1st floor level to support the main entablature with modillion cornice below attic storey. Upper floors, lugged architrave sashes with margin glazing; 1st floors joined by continuous cornice with keystones above windows and console-brackets between and pediments over central windows (No. 14, segmental). 2nd floors with keystones; central windows having large keystone projecting into the architrave above.

Attic storeys with pilasters trips at angles, cornice and blocking course.

INTERIORS: not inspected.

SUBSIDIARY FEATURES: attached cast-iron railings to areas.

Planning History

2007/0514/L

Variation to approved listed building application ref: 2005/5563/L erection of a rear extension at first floor level, installation of new and replacement windows, reinstatement of front balcony, and installation of solar panel on roof of residential building (Class C3) and change of use from 4 self-contained flats to a single family dwelling comprising of changes to the appearance of the rear extension, changes to the windows, internal alterations and rooflights

2005/5563/L

Erection of a rear extension at first floor level, installation of new and replacement windows, reinstatement of front balcony, and installation of solar panel on roof of residential building (Class C3) and change of use from 4 self-contained flats to a single family dwelling.

H10/11/B/9285

Conversion of the basement at 14 Chalcot Square, NW1. into two flats the ground and first floors into one flat each together with the erection of an extension to the existing rear addition

Existing Exteriors



Front view from Chalcot Road



Side View from Chalcot Square



Rear View.



Rear views from basement



The rear doors and windows are recent painted wood, in a modern 1960's style. They have swelled and deteriorated, so do not open and close properly.



View of basement roof



The Chalcot Square side to the basement has an unsightly asphalt roof, with a poorly constructed rooflight with weather proof tape to patch up leaks.



View of basement front.

The basement front door surround is out of keeping with the character of the original building, with a poorly proportioned side window.



Rear view of upper dwelling

The upper dwelling was extended on ground and first floor levels in 2007 with matching brick and painted timber sash windows.

Existing Interiors

Front Flat

The front flat is a studio flat with combined bedroom/living/dining space.



Bathroom

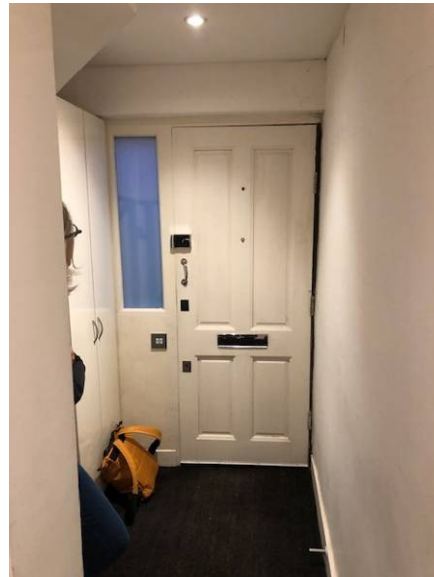




Living/dining/bedroom



Kitchen



Entrance hall

Rear Flat

The rear flat has been fitted out in a minimal style, with painted floor boards and render coloured walls. It has suffered from various leaks, notably from the roof light. There are also numerous cracks especially below the outrigger.



Living/dining room



Kitchen



Bedroom towards the garden



Bedroom towards the front



Bathroom



Rooflight