

HISTORIC ASSET RECORD (HAR)
Template version 1.0

TITLE/ADDRESS			Asset number
12 Third Avenue			HA
National Grid Reference	County	District	Ward
331346, 433133	Lancashire	Blackpool	Waterloo
Grade: Local			
Summary of Significance			
Former late 18 th century farmhouse of the Springfield Farm estate			
Historic Asset Description			
<p>Former late 18th century farmhouse c. 1790 of the Springfield Farm estate owned by Edward Pedder of the Preston banking family. Named Springfield House, perhaps because it had a good fresh water supply. Leased by Robert Rawcliffe whose family went on to found the gentlemen's outfitters of the same name. Following Pedder's death in 1835 Rawcliffe bought more than 27 acres of the 100 acre estate. After Rawcliffe's death the estate was slowly sold off and developed into a desirable residential area. A number of sections of cobble wall associated with the estate are extant around Arnold School playing fields.</p> <p>The oldest section of the farmhouse forms the rear block and appears on the 1847 OS map. The current footprint was in place by 1893; there are a couple of small later additions and alterations. The c. 1890 block was constructed across the side elevation late 18th century element so the main elevation faces Third Avenue. Two storeys constructed from brick with mock Tudor detailing to first floor. Symmetrical design with single height canted bay windows either side of a gabled central bay breaking forward. Short red brick chimney stacks at each end of the roof ridge indicate the building's age. Modern single storey extension to south elevation. Set behind modern brick wall in tarmac covered grounds.</p> <p>Despite some changes the site retains high historic interest, and its age and historic use also indicate high archaeological potential.</p>			

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Sources: Alan Stott/Ted Lightbown

Ownership

Management History

Heritage Protection History

Consents and Constraints

Date of decision record entry