

Lower Earl – 1880 Kootenay Ave.



Rossland Heritage Home Inventory

1) Address: 1880 Kootenay Ave.

2) Property Description: Block 25, Lot(s) _____

3) Common or Historical Name: Not available

4) Date of Construction: Late 1890s

1st Owner: A physician

5) Early History: This building was originally a family home until it was changed into a boarding house and apartments in 1929.

6) Design, Style, Architecture, Architect:

The architectural style is a Queen Anne High Victorian Domestic.

7) Description of Home:

- 2 storeys and a basement
- Area of main floor is 1200 ft²
- Total area is 2400 ft²
- Width is 20 ft. and depth is 47 ft.

- Exterior walls are stuccoed
- Foundation is 2 ft. walls of stone
- Roof is asphalt

8) Interior Layout and Features:

- Butler's pantry next to the kitchen
- Door from the living room leads to the old maid's quarter which contained a bathroom, kitchen, bedroom, and living space
- Fireplace with original woodwork that has been painted white
- Foundation is stone and concrete up to the kitchen; it is a crawlspace from there to the entrance
- 4 bedrooms upstairs
- Bay windows
- A lot of original woodwork seen on door jams, bannisters, and a heavy beam of wood in the wall above the staircase

9) Alterations/Restorations:

- Original porch removed
- Ceilings were lowered
- Interior has been modernized and altered to allow for apartment housing
- All original windows have been removed
- Skylight was removed
- Mrs. Vickers believed the present kitchen was originally a wood shed
- Original wood exterior walls were changed to stucco
- Original cedar shingle roof was changed to asphalt

10) Other Information: The second owner, G. B. Smith, was an accountant for W. K. P. L. Co.

11) Other Owners: G. B. Smith, Hunter Brothers-(1909), Stinson (1929), Bill and Mary Vickers (1970's).



Early Photo



1983 Photo