



ENDANGERED PROPERTIES

of West Virginia

PAWV 2013

The “Westly” Sears Kit House Lewisburg, Greenbrier County

This ready-to-assemble Sears Kit Home is located in the Lewisburg Historic District. Known as “The Westly”, this style was one of the most popular sold through the Sears, Roebuck, and Company mail order catalogs. The home was delivered in over 10,000 labeled pieces with assembly instructions. Delivery of such commodities was made possible when the railroad expanded into downtown Lewisburg from 1905-1907.

In 1941, the Greenbrier County Commission purchased the dwelling and used it as the office for the West Virginia University Extension Service. Currently, the building maintains the original floor plan but is vacant and deteriorating.

The Lewisburg Historic Landmarks Commission and Lewisburg Preservation Alliance are engaging the Greenbrier County Commission in hopes to prepare a preservation plan for the Westly to either be used by the county or sold to a sensitive buyer looking to restore it.

A TWO-STORY BUNGALOW

The WESTLY Honor-Built \$1,874.00
No. 2026 "Already Cut" and Fitted.

See Description of "Honor-Built" Homes on Page 9.

At the above price we will furnish all the material to build this seven-room two-story bungalow, consisting of mill work, porch ceiling, siding, flooring, finishing lumber, building paper, sash trough, down spout, sash weights, mantel, colonnade, hardware, painting material, lumber, lath and shingles. We guarantee enough material to build this house. Price does not include cement, brick or plaster.

First Floor The front door glazed with level plate glass leads directly into a hall which has cased opening with colonades leading into living room and dining room, and stairway leading to second floor. Dining room has oak mantel. The library is arranged directly in the rear of the living room, with an entrance to back entry; can also be used as a chamber. Directly off the kitchen is the pantry with shelves and sash opening into basement from entry and also outside basement entrance.

Second Floor The stairs to the second floor lead directly into a hall which connects with all chambers and bathroom. All rooms on both floors are light and airy.

Height of Ceilings Basement, 7 feet from floor to joists; first floor, 9 feet from floor to ceiling; second floor, 8 feet from floor to ceiling.

We furnish our best "Quality Guaranteed" mill work, described on pages 120 and 121. Interior doors are five-piece panels, with trim and flooring to match, all yellow pine, in beautiful grain and color. Windows are made of clear California white pine, with good quality glass set in with best grade of putty. Porches have fir cedar grain flooring.

Paint furnished for two coats and stain for skirting shingles; your choice of colors. Also varnish and wood filler for interior finish. Chicago Dist. Co. Bull on concrete block foundation. Sided with narrow level clear cypress siding on first story; roof, dormer and second story covered with best grade of thick cedar shingles. All framing material, including joists, trusses, etc. made from No. 1 yellow pine. Basement excavated under entire house and with concrete floor.

OPTIONS
If Mantel is not wanted, \$13.00 less.
Sheet Plaster and Plaster Finish to take the place of wood lath, \$13.00 extra.
Fire-Clad Shingle Roof Siding, Red or Sea Green in color, instead of wood shingles, \$10.00 less.
Oak Doors, Trim and Floors for hall, living room, dining room and stairs instead of yellow pine, \$12.00 extra.
Maple Floors for kitchen, pantry and bathroom, no extra charge.
Screen Doors and Windows, \$12.18 extra.
Screen Doors and Windows, black wire, \$18.19 extra; galvanized wire, \$12.77 extra.
This house can be built on a lot 21 feet wide.

The Westly has been built at Montgomery, Ill., Fort Covington, N. Y., Vineland, N. J., Kenosha, Wis., Brunswick, Ohio, Parkersburg W. Va. and other cities.

Our Guarantee Protects You—Order Your House From This Book
Price Includes Plans and Specifications.

SEARS, ROEBUCK AND CO. CHICAGO

Preservation Alliance of West Virginia

PO Box 3371, Charleston WV 25333 / 304-345-6005 / www.pawv.org



PAWV ENDANGERED LIST 2013



THE WESTLY, Sears Kit Home

Location: Lewisburg, Greenbrier County

Endangerment: Neglect

Construction Date: 1924-1925

Background: This ready-to-assemble Sears kit home is located in the Lewisburg Historic District. Known as the *Westly*, this style was one of the most popular sold through the Sears, Roebuck, and Company mail-order catalogs. The home was delivered in over 10,000 labeled pieces with assembly instructions. In 1941, the Greenbrier County Commission purchased the dwelling and used it as the office for the West Virginia University Extension Service. Currently, the building maintains the original floor plan but is vacant and deteriorating.



Description: The *Westly* is a two-story Bungalow located between the Greenbrier County Court House and the Governor Price House. It is easily recognizable because the roofline on the rear of the house is higher than the roofline on the front of the house. It also maintains the distinctive double porch columns. This particular model has had its dormer extended and the upper-level balcony enclosed leading to water infiltration. The floor plan remains remarkably unchanged.

Significance: Sears kit homes represent the new economic opportunities available to Americans in the early twentieth century. The kit homes are significant because of their affordability, modernity, and accessibility during the inter-war period. They offered the latest technology to home buyers and made owning a home more economically feasible. For southeastern West Virginia, railroad construction and expansion into Ronceverte and Lewisburg from 1905-1907 made the delivery of kit homes possible.

2013 Preservation Steps: The Lewisburg Historic Landmarks Commission and Lewisburg Preservation Alliance are engaging the Greenbrier County Commission in hopes of preparing a preservation plan for the *Westly* to either be used by the county or sold to a sensitive buyer looking to restore it.

Ultimate Goal: Reuse and preserve the dwelling.

Resources: The Greenbrier County Commission has limited resources for preservation. Since the Greenbrier County Commission is the owner, no other groups have been identified for potential fundraising or other resources.

Nominated by: Lewisburg Historic Landmarks Commission



The Preservation Alliance of West Virginia is the statewide grassroots organization devoted to preserving West Virginia's history and culture. The PAWV provides assistance to help save endangered sites. For more information on the 2013 Endangered List, or if you would like to suggest a site for next year, see www.pawv.org/endorangnom.htm



Preservation Alliance of West Virginia
PO Box 3371 Charleston, WV 25333
info@pawv.org