Prominently located on an elevated site facing west towards Waterville Road and the Farmington valley, The Swan-Robbins House is surrounded by open, spacious lawns. The surrounding area is primarily rural in character and contains scattered residences. Part of the Swan-Robbins Estate is located in the Town of Avon, which lies a short distance north of the main dwelling house. A long winding driveway extends across the property east to west, connecting Talcott Notch Road and Waterville Road.
This grand Tudor-style house exhibits a central ridge-to-street block with projecting cross gables. Fenestration throughout the building is varied and features paired, tripartite, and quadripartite sash. Small geometrically-designed round windows are found in the gable peaks and the central entry door displays ornate wrought iron. This dwelling is a relatively conservative design of architect Cortlandt F. Luce, who was locally well-known for his Neo-Classical and Vicarage Vernacular-style buildings.

This large, imposing dwelling house was built for Nellie R. Swan and her brother, Frederick A. Robbins, Jr. in 1928 on land they purchased from Frederick H. and Harold F. Andrews (FLR 85:76). Cortlandt F. Luce of Hartford was the architect. Luce, a 1900 Yale graduate, was the son of Boston architect, Clarence S. Luce. In 1915 he succeeded Edward T. Hapgood in his architectural practice and is also responsible for designing Winchell Smith's home, "Millstream" (see 188 Garden Street). Samuel Walker was hired as the contractor. Both Swan and Robbins were born in Hartford to Frederick A. and Cordelia F. (Loomis) Robbins. Frederick Ames Robbins, Jr. (1881-1932), a bachelor, was employed as secretary and treasurer of Robbins Brothers, Inc., furniture merchants. His sister, Nellie (1884-1952) was married to Edward C. Swan (1876-1954), a native of East Haddam. Swan, the son of Thomas and Clarissa (Hefflon) Swan, was an executive with a wholesale electrical manufacturing firm. The Swans' had two sons; Frederick and Richard.

This is one of a number of large, architect-designed dwellings erected in this area of Farmington during the early twentieth century. The overall design and size of the Swan-Robbins House expresses the wealth and prominence of the original owners.


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Threats to Building or Site:
- [X] None known
- [ ] Highways
- [ ] Vandalism
- [ ] Developers
- [ ] Other
- [ ] Renewal
- [ ] Private
- [ ] Deterioration
- [ ] Zoning
- [ ] Explanation