

THE MODERN HOUSE



*London W4
Sold*

Dale Street

Brilliantly located on a quiet tree-lined residential street close to Chiswick Common and Turham Green station, is this wonderfully engaging four-bedroom house with private garden. Successfully combining contemporary functionality with elegance and high levels of natural light, the property has been the subject of a vibrant yet studied renovation by architectural design company Hamilton King, and was completed in 2015.

Internal accommodation measures approximately 1,489 sq ft and is arranged over three levels with entry via a gated front garden. On the left is a front-facing sitting room with large sash window and oak flooring that extends through a sliding pocket door into a versatile open reception, and in turn steps down to an open plan kitchen and dining room.

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Spanning the length of the extended side-return is a roof light that drops at the far end to become a superb glazed corner, cleverly drawing the garden into the kitchen space. Bespoke kitchen units and handleless plywood and oak veneer cabinet doors were designed by Hamilton King and created in the Devon workshops of Touch Design Group. Caesarstone worktops continue the muted kitchen palette opposite black-painted structural elements and uplifting bursts of 80s-inspired yellow.

There is underfloor heating beneath the kitchen tiles which continue seamlessly into the garden through an enormous floor-to-ceiling glazed pivot door. At the rear of the garden is a shed and a wood-fired pizza oven. The extended sections of the rear elevation are clad in cedar.

On the ground level is also a guest WC and a utility cupboard beneath the staircase.

On the first floor there are two bedrooms, both with built in wardrobes and original cast-iron fireplaces, and a family bathroom, with large-format mosaic tiling, on the split level below.

The second floor has a further bedroom with substantial eaves storage, an en-suite shower room and French casement doors that open to form a Juliette balcony. At the rear is a fourth bedroom currently used as a study. A roof light over the upper landing pours light into the stairwell below.

The house is located a short walk away from the green spaces of Chiswick House and Gardens, arguably the finest remaining example of Neo-Palladian architecture in London, designed by Lord Burlington and completed in 1729, and in its grounds an excellent cafe built in 2010 to a design by Caruso St John Architects.

Chiswick High Road and Turnham Green Terrace, lined with excellent parades of independent shops and restaurants, including High Road House (Soho House group), are both a short walk away. The nearest station is Turnham Green (District and Piccadilly Line Underground) which is approximately five minutes' walk. Heathrow Airport and the M25 are approximately 20 minutes by car.

*London, West London
Sold*

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About

The Modern House is an estate agency that helps people live in more thoughtful and beautiful ways. We believe in design as a powerful force for good. Inspired by the principles of modernism, we represent design-led homes across the UK which celebrate light, space and a truth to materials. Esquire credits The Modern House with “rewriting the rulebook on estate agency” and GQ voted us “one of the best things in the world”.