

THE MODERN HOUSE



*London N1
Sold*

Cloudesley Road

Located on one of the finest residential streets in ever-popular Barnsbury, this two-bedroom modern house has flowing open-plan interiors and three private roof terraces. It was designed by architectural practice Buckley Gray on a garden site, a short walk from Upper Street and Angel station in Islington.

Internal accommodation measures 1,152 sq ft over three floors. The lower ground floor contains a master bedroom with en-suite bathroom, and a second double bedroom with en-suite shower room. The ground floor has a generous reception room with a dedicated study area and glass doors that lead to a terrace.

Upstairs on the top floor is a wonderfully bright kitchen and dining room with a west-facing terrace for summer dining. A further flight of stairs leads to a roof terrace, with views over the local Conservation area.

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The house is presented in very good decorative order throughout. It was built approximately fifteen years ago to a design by Buckley Gray Architects (now Buckley Gray Yeoman). It replaced an outbuilding in the garden of the former Eclipse public house on Barnsbury Road, which was developed into residential accommodation at the same time.

Cloudesley Road is a quiet tree-lined road running through the heart of the Barnsbury Conservation Area, alongside Barnard Park. The neighbourhood is renowned for its peaceful green squares and charming, tree-lined Georgian and Victorian terraces.

There are numerous cafes, restaurants, bars and shops all close by on Liverpool Road and Upper Street. Two of the best pubs in the area, for food and wine, The Drapers Arms and The Albion, are less than five minutes' walk from the house.

The Underground is available at Highbury & Islington (Victoria Line), as well as Angel (Northern Line). London Overground services can be found at Caledonian Road & Barnsbury, providing quick access to the City and the West End. The Eurostar at St Pancras is also easily accessible.



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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”.