

THE MODERN HOUSE



London SE23
Sold

Grassmount

This lovely, classic mid-century modern townhouse with garden and separate garage forms part of an attractive terrace situated around a quiet communal green, a short walk from Forest Hill station. It was designed in the early 1960s and has approximately 1290 sq ft of internal space, currently arranged as three bedrooms, two receptions and a study.

The house provides exceptionally bright and flexible accommodation over three levels. On the ground floor is the kitchen, with handmade encaustic tile flooring and stainless steel modular units by Alpes Inox. The open dining and entertaining space has beech-hardwood floors and opens through glazed doors onto a decked terrace and lawn garden. The rear of the building is beautifully clad in Iroko, from which the window frames throughout are also made.

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Stairs to the upper levels retain their original hardwood balustrades. The first floor is comprised of a well-proportioned living room, a large bedroom currently used as a study, and shower room. The second floor contains two double bedrooms, a single room, and a family bathroom. There is also a large loft space which has the potential to be converted into a further living space.

Forest Hill has become an extremely popular area of south-east London with the help of the London Overground extension. As a result, there are plenty of very good independent cafes, restaurants and pubs in the area. The Horniman Museum and Gardens is a popular destination for young families, with a child-friendly café, anthropological museum and farmers' market every Saturday morning.

There are a number of 'outstanding' primary schools in the Forest Hill area, including Fairlawn Primary and Eliot Bank Primary.

The nearest station is Forest Hill, running London Overground services to Highbury & Islington via Shoreditch High Street and Canada Water (for connections to the Jubilee Line). Southern Trains runs direct services to London Bridge with a journey time of around 20 minutes.



*London, South 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”.