

THE MODERN HOUSE



*Hampshire
Sold*

Newnham

This wonderful four-bedroom residence overlooking the village green at Newnham is a rare instance of exemplary Modern residential architecture in an historic village setting.

Designed by the noted London-based architects, Ian Fraser & Associates, in the late 1960s, the house has a light, almost entirely glazed south-facing façade overlooking expansive gardens that contrast with the more private brick façade on the street side.

Although the house has been much loved by the family that currently own it, the property is now in need of some updating.

The ground floor is entered via an impressive double-height entrance hall from the front door. This leads round to the dining room, overlooking the lawns of the garden, which forms a semi open plan space with the kitchen.

Also on this floor is a large bedroom, again overlooking the garden, and a smaller bedroom as well as a family bathroom.

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A large utility room links the kitchen to the garage and, via the garage, to a cleverly designed greenhouse.

Stairs lead from the entrance hall to a galleried landing on the first floor. To one side of the landing are two further bedrooms. The larger master bedroom has an en suite bathroom and looks out across the gardens. To the other side of the landing is a living room that runs the entire depth of the house and benefits from floor to ceiling windows that allow it to flood with light. This is a bright and uplifting space with a wonderful outlook.

At the front of the house is a short driveway which provides off street parking for a number of cars.

Ian Fraser & Associates were a highly regarded architecture practice based in Russell Square, London that was formed by Fraser in the late 1950s and worked across the world in a wide range of sectors. They had a reputation for employing some of the brightest emerging architects of the era, most notably a young Glenn Murcutt, who of course went on to be a Pritzker Prize winner.

The property is located in an historic Conservation Area on a small no-through road that leads to a 12th Century church. It overlooks the village green of Newnham, a quiet Hampshire village just to the west of the small town of Hook. The much larger town of Basingstoke is four miles to the west.

Despite the rural character of Newnham, there are many amenities close by including shopping and dining at Old Basing, Odiham, Hartley Wintney or Hook.

Also of interest in the local area is the beautiful Basing House, the historical ruins of the largest private house in Tudor England, the renowned Anvil Theatre in Basingstoke and Tynley Hall Hotel and Spa, which is open to local members.

Trains run direct from Hook to London Waterloo in under an hour and the M3 motorway is easily accessible.

The area is renowned for both state and independent schools including Robert Mays, Lord Wandsworth and Daneshill. The local primary school is located in Rotherwick.



*South-East England
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”.