

THE MODERN HOUSE



*London NW5
Sold*

Spencer Rise

This distinguished three-bedroom Victorian house in Dartmouth Park has a beautifully crafted interior by the designer Jeremy Pitts. It offers almost 1,300 sq ft of well-planned accommodation, and is quietly located within a short walk of Tufnell Park station and the open spaces of Hampstead Heath.

The ground floor provides expansive entertaining space. At the front is a sitting room with a bay window and built-in French-oak joinery, with pocket doors that can be pulled across to create a more intimate room. In the middle is a reception / dining room with a Danish wood-burning stove, lit by a skylight and a single-pane pivoting door that opens on to the garden. The rear extension houses the kitchen, which has bespoke solid-oak cupboards with hinges made from leather straps, and another pivoting door to the outside. The secluded two-tiered garden has a decked lower section, and steps up to a paved area with attractive planting including box hedging.

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A timber stair with recessed balustrade provides access to the first floor, with an electrically operated skylight casting huge amounts of natural light into the space. There are two double bedrooms, both with integral oak cupboards, and a single bedroom / study at the rear with lovely views over the garden. The bathroom is accessed via a sliding door from the corridor, and has a custom-made teak bathtub and a walk-in shower.

An oak floor with under-floor heating runs throughout the ground floor, and the first floor contains under-floor heating in the bathroom and concealed radiators elsewhere. The current owners have replaced the boiler.

The designer Jeremy Pitts was previously the Design Director of Studio Reed in London, where he created bespoke interiors for clients including David Bowie, Paul Smith, and Simon and Yasmin Le Bon. He renovated this house for his own use approximately 15 years ago, and it has been lovingly maintained by the current owners. It was previously featured in *House & Garden* magazine.

Spencer Rise is well placed for access to the wonderful mix of independent retailers on Fortress Road, the popular Soho House restaurants on Highgate Road, and the weekly farmer's market at Parliament Hill. Tufnell Park station (Northern Line) and numerous local buses (numbers 134, 390 and 4) provide easy access to the City and the West End. Gospel Oak station has direct links to Stratford, Richmond and Clapham Junction. Hampstead Heath is only 800m away, with its undulating walks, bathing ponds and tennis courts.



London, North London
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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”.