

THE MODERN HOUSE



*London N1
Sold*

Whitmore Road

Designed by the renowned architects Waugh Thistleton in conjunction with the current owners, this magnificent three-bedroom triplex apartment has two roof terraces and overlooks the Regent's Canal. It is favourably positioned at the top of the building on the western side, providing outstanding levels of natural light and long views down the canal. Internal accommodation measures almost 1,500 sq ft.

The apartment has direct lift access. The sleeping accommodation has been placed on the lower floor, with the reception spaces on the upper floors to make the most of the light and the views. The master bedroom has a dressing area and an en-suite bathroom with a claw-foot bath, and there are two further bedrooms and a shower room.

A wonderful open-plan reception, kitchen and dining room occupies the whole of the middle floor, with a wood-burning stove, windows to three aspects and access to a terrace overhanging the canal. On the top floor is a study / sun room with a sliding door to a second large terrace.

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Interior features include reclaimed Neapolitan tiles on the floors of the bathrooms, solid elm floors in the living spaces, and a bespoke kitchen handmade by Italian joiners.

The flat forms part of a mixed-use building completed in 2012, containing two floors of office space, a double-height photographic studio, and just three apartments. It has a cross-laminated timber structure, which is clad in sweet chestnut, and cantilevers over the canal. The flat comes with a canalside mooring that is shared among the freeholders.

The property is located across the water from the acclaimed Towpath Café, on the border of De Beauvoir and Hoxton. The Underground is available at Old Street (Northern Line), and nearby Haggerston station provides easy access to Canada Water on the East London Line. Islington is within walking distance to the west along the canal towpath, and Broadway Market, London Fields and Victoria Park are to the east. The shops, restaurants, bars and markets of Hoxton Square, Shoreditch and Columbia Road are within easy reach.

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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”.