

THE MODERN HOUSE



*London N5
Sold*

Blackstock Road

Forming part of a converted leather factory, this outstanding two-bedroom apartment is quietly tucked away at the rear of an ivy-covered courtyard. The interior has been refurbished to an exemplary standard by the current owners in collaboration with the architect Geraldine Denning.

The development consists of four flats and an office, which were created from the original factory by the architects MOOArc in 2000. This apartment is accessed via the shared courtyard.

Internal accommodation measures more than 900 sq ft. Upon entering, there are two steps down into the fantastic 26ft open-plan reception, kitchen and dining room. This has full-height south-facing windows onto the courtyard, which are partly frosted for total privacy. The large master bedroom has a freestanding bath and built-in cupboards, and there is a second bedroom, a shower room, and more built-in cupboards in the hallway.

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Both bedrooms have access via French doors to a narrow strip of land which is just large enough to accommodate a small table and chairs. This is not demised to the apartment, but is very rarely used by others.

The property is within a short walk of the Underground stations at Arsenal (Piccadilly Line) and Finsbury Park (Victoria and Piccadilly Lines), which also has National Rail Services. There are also very good bus routes. The prestigious Highbury Barn is around the corner, with its acclaimed butcher, deli, and the excellent cheese shop La Fromagerie. The open spaces of Clissold Park, Finsbury Park and Highbury Fields are all 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”.