

THE MODERN HOUSE



*London NW5
Sold*

Caversham Road

This enchanting and spatially dramatic apartment, with private shared garden, can be found on the raised-ground floor of a Victorian former mansion-house, nestled close to the centre of Kentish Town on Caversham Road.

The main living space is arranged in an open plan, with kitchen and dining space, and a mezzanine library with painted wood floors, accessed via a beautiful bespoke rolling ladder with iroko treads. Enormous floor-to-ceiling sash windows, with custom-made Swedish curtains, flood the space with light, accentuating the volume of the soaring three-metre ceilings. The kitchen has iroko worktops and integrated appliances, and a new combination boiler has recently been fitted.

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A corridor links the two principal rooms and offers a wonderful view and flow of light between the aspects. A detail of three strip-holes in the bedroom wall allow further light to diffuse into the hallway, where the central bathroom is accessed. Lovely original stripped-wood floorboards extend throughout and original wood shutters have been retained for the bedroom's south-facing sash windows. Here, bespoke full-height wardrobes have been fitted, and a study area created in one corner.

At the rear of the property is a large garden, shared with the flat below.



Caversham Road is a quiet residential street within walking distance of Kentish Town Underground station which runs Northern Line and Thameslink services for quick access to the City. Kentish Town West Overground station is also nearby, with quick access to St Pancras International. It is within easy reach of the shops, cafes and restaurants on the high street, the popular Soho House restaurants on Highgate Road, and the nightlife of Chalk Farm and Camden Town. The green open spaces of Primrose Hill, Regent's Park and Hampstead Heath are close by.

Tenure: Leasehold Lease Length: approx. 96 years Service Charge: approx. £360 per annum Ground Rent: approx. £10 per annum



London, North 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”.