

THE MODERN HOUSE



*Suffolk
Sold*

Laxfield

This beautifully crafted converted coach house occupies a secluded plot in the historic Suffolk village of Laxfield. The design retains the appeal of the original building whilst neatly adapting to a one-bedroom house with wonderful double-height ceilings and exposed wooden beams.

Accommodation is arranged over two floors, with an open-plan living space that includes a reception area at one end, and kitchen and dining area at the other. The bedroom and bathroom are positioned on a mezzanine level above, accessed by an open-tread timber staircase with elegant steel banisters.

The main living space has terracotta quarry tiles, tongue and groove wall panelling and double doors that open onto the rear garden. The exposed flue of the wood-burning stove rises up through the double-height space to provide heat to both levels.

The house can be accessed by car along a pebbled drive or via a pretty footpath from the village centre. There is a drive way at the side of the house with space to park two cars.

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*East Anglia
Sold*

Laxfield

Laxfield is a very pretty and culturally vibrant Saxon village around 20-minutes' drive from the Suffolk coast. There is a 15th-Century church, a food store, post office, an 'outstanding' primary school and an award-winning pub called The King's Head, known locally as 'Low House'. The popular seaside towns of Southwold, Aldeburgh, Dunwich and Thorpeness are within striking distance by car, and so too is the Minsmere nature reserve, all excellent family days out.

The larger towns of Framlingham and Diss are easily accessible by road – local bus services run to both. Trains run from London Liverpool Street to Diss in around an hour and twenty minutes.

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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”.