THE MODERN HOUSE



London SE19 Sold

Farquhar Road II

An excellent example of the Dulwich Estate's mid-century architecture, this three-bedroom townhouse with private garden was designed by Austin Vernon and Partners in the 1960s. Forming part of a secluded terrace, the house has been completely remodelled and extended by the architect owner.

The house is approached by a pedestrianised walkway and accessed via a gated front courtyard. The ground floor is largely open plan, with a beautiful Merbau hardwood floor that runs throughout. A kitchen and separate utility room are housed in the front extension, with a panoramic window that looks out across the courtyard to a verdant living wall.

The dining area and reception room occupy a large space towards the rear, with floor-to-ceiling glazing at one end. Sliding doors (by ID Systems) open onto a landscaped garden, the concept sketches for which were designed by Catherine Heatherington.

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The first floor has a large master bedroom, with walk-in dressing room, a second bedroom, which is currently configured as a study, and main bathroom. The loft space has been converted into a third bedroom with en-suite bathroom. A built-in hardwood bench sits neatly under the window.

The cleverly conceived layout promotes light and space throughout the house. Original details have been retained, including wooden handrails and exposed brick in the living room. Elsewhere, modern design has been integrated into the aesthetic, including a bespoke kitchen by Rational and a combination of Dornbracht and Hansgrohe fittings in the limestone-tiled bathrooms.

An area well-known for its exceptional Modern architecture, the Dulwich Estate occupies approximately 1,500 acres, with numerous private roads that are managed by the Estate. It is noted for its concentration of outstanding 1950s and 60s design, much of it by Austin Vernon & Partners. The mix of houses and thoughtful landscaping make for an appealing and unique place to live.

The property sits near Dulwich and Sydenham Woods, which are a wildlife nature reserve, and Crystal Palace Park is a short walk away. Other local attractions include the Dulwich Picture Gallery, the Horniman Museum and the local town centres of Crystal Palace and Dulwich Village. Crystal Palace, which was included in Lonely Planet's "Greatest little-known neighbourhoods in the world", is around a ten-minute walk, and is a vibrant area with award-winning restaurants and bars as well as having a thriving arts and music scene.

Farquhar Road is ideally situated between two mainline stations (each approximately a 10-minute walk away) that offer fast and convenient travel to the centre of London. Sydenham Hill runs services to London Victoria (15 minutes), Blackfriars (20 minutes) and City Thameslink/ Farringdon (22 minutes), and Gipsy Hill Station has direct rail links to London Bridge (23 minutes) and Clapham Junction (15 minutes). Crystal Palace station is also within walking distance (approximately 20 minutes). Connecting trains (via Sydenham) will take you to Canada Water in 20 minutes and Shoreditch High Street in 30 minutes. There are also excellent bus links to Central 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".