

THE MODERN HOUSE



*North Foreland Avenue, Broadstairs, Kent
Sold*

Flint

This striking four-bedroom house can be found on the North Foreland Estate, on the coast in Broadstairs, Kent. Constructed to an impressively high standard, it is an excellent example of a design-led house in this much-loved part of the Kent coastline. Internally, the house reaches 2,673 sq ft and has a wonderfully private outside space with a covered daybed and outside shower, and a double garage.

Flint is a serene coastal retreat that has been designed with privacy in mind; the house is set back from the main road and the estate has access to a residents-only beach. The driveway leads to space to park two cars and thoughtfully-conceived planting envelops the house.

Named after the flint pieces that line the beaches and cliffs along this coastline, the house has been carefully composed in a restricted palette of black brick and smooth wood cladding, bespoke plywood interiors and smooth concrete surfaces.

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A buttercup yellow door leads inside to a double-height atrium inside, with smart birch plywood cabinetry that conceals a WC and utility room. At the heart of the house is a bespoke staircase and gallery by Carl Trenfield, perforated with a series of T-shaped markers that signify an investigation into methods of production, intensity of detail, and speed of delivery.

An impressive open-plan kitchen and living room has two sets of sliding doors onto the garden. The custom-made kitchen cabinetry uses the same pale-toned wood, and extends to a built-in dining area with benches. A Stovax woodburner sits atop a concrete plinth that echoes the sweeping polished-concrete floors that extend throughout. The garden has been similarly landscaped to create flowing beds planted with grasses, low maintenance native shrubs and a mature olive tree.

Also on the ground floor, is a separate living room / snug and a fourth bedroom with en suite bathroom and a concealed guest bed and desk also in bespoke plywood. Upstairs are three bedrooms, the largest of which has a dressing room and en-suite bathroom, and a further family bathroom.

Flint sits where the estate groundkeepers' cottage once was and has views to the much-loved North Foreland lighthouse. The North Foreland Estate is privately owned and gated, with well-maintained gardens. This house is positioned for the best of the local beaches. It is an easy walk to the lovely sands at Joss Bay, which has a surf & paddleboard school, and a 25-minute walk into town and the harbour with its sailing school and the family-friendly beach at Viking Bay.

The rich cultural heritage of Broadstairs has been drawing people to the Kent coastline for many years. It was an important fishing port in the 1700s and continues to wear its smugglers' past on its sleeve into the 21st century; the coastline remains honeycombed with caves and tunnels around nearby Botany and Kingsgate Bays. Broadstairs is also renowned as the site of Bleak House, a prominent residence on the cliff overlooking Viking Bay. Charles Dickens used to holiday at the house and wrote the novel 'David Copperfield' in one of the rooms.

In recent years, Broadstairs has enjoyed a palpable resurgence, with a thriving community of independent shops and restaurants including Wyatt and Jones, which features in the Michelin guide as a specialist in locally sourced seafood, and The Funicular Coffee Shop built into the old ticket office of a long-decommissioned clifftop funicular. The old town itself remains a haven of antique shops, cafes and traditional Kentish pubs, and Morelli's ice-cream parlour is a wonderfully over-the-top establishment on the sea.

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Nearby Margate is experiencing an extraordinary period of change; an influx of young creatives have been setting up in the town, including natural cosmetic company Haeckels, Liddicoat and Goldhill the architects behind Maker's House and the internationally renowned Turner Contemporary art gallery along with the recently-restored Dreamland. These businesses and many more like them have helped to evolve a thriving art, food and music scene minutes from Broadstairs. Much-loved Whitstable and Ramsgate (and its marina) are also within easy reach along with historic Canterbury, and easy access to the Eurostar at Folkestone.

Broadstairs has a mainline railway station providing services to London St Pancras in approximately one hour and twenty minutes, and there are good road links to London and the rest of Kent via the motorway network.

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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”.