

THE MODERN HOUSE



Bishops Stortford, Hertfordshire
Sold

Grange Park

Grange Park is a beautifully designed five-bedroom home that seamlessly incorporates a 1950s brick house with a beautifully light modern renovation of glass and steel. The original four-bedroom house was built to the designs of the acclaimed architect Alan McCulloch who produced the plans whilst working on Harlow New Town in 1954. The remodelling of the ground floor by FORMX set up a symbiotic relationship between the internal living space and surrounding gardens, introducing a cantilevered cedar-clad cube which hovers above garden level and an expansive 15-metre long wall of floor-to-ceiling glazing. The home occupies a favourable position at the end of a quiet no-through road, with central London reachable by train in less than 40 minutes.

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*South-East England
Sold*

Grange Park

The Tour

Set back from the road by a private driveway, the primary entrance is positioned at the front of the house, leading into a timber-framed glass porchway with hand-crafted Honduras mahogany intact and solid oak flooring running underfoot. The living room, to the immediate left of the hallway, is built of generous proportions with large picture windows and an original mid-century open fireplace.

Arguably the most impressive room in the house is the multi-functioning extension. This beautifully bright room follows the key design principles of the American Case Study houses, prioritising free-flowing space and light, with expansive panels of glazing, drawing the outside in. Organised in a primarily open-plan layout, the space offers great flexibility for reconfiguration.

A modern kitchen is positioned to one side, with a free-standing workstation creating a social environment for cooking and entertaining. A second lounge is wrapped by glass walls, and in warmer months, the entire room opens out to the expansive timber-clad terrace, creating a seamless transition between internal and external spaces.

The cantilevered cube extension is currently set up as a music studio, and the garden is impeccably framed by a floor-to-ceiling picture window; with a beautifully designed en-suite bathroom adjoined, the space would easily benefit a primary bedroom suite.

A large utility room and cloakroom is also positioned on ground level. A family bathroom and four further bedrooms occupy the first floor, each built to generous proportions and with a good provision of in-built storage.

Full planning has also been permitted to convert the roof space and to build a self-contained garden studio to the plans of the architect, offering great flexibility as an annexe, homework space or a creative workshop.

Outside Space

Pronounced Silver Birch trees border the garden landscape, which spans approximately a quarter of an acre and contains many exotic evergreen shrubs and trees. Large areas are laid to lawn, with annual grasses interspersed throughout.

The Area

Grange Park is located in the favoured north-west quarter of Bishops Stortford, a historic market town surrounded by rolling Hertfordshire countryside and good access to walking routes along the River Stort. The historic town centre is within easy walking distance and is well serviced for daily amenities and a good offering of independent shops, cafes and restaurants.

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The area is well-known for its excellent schooling options. The property is in the catchment area of the sought-after Northgate primary school. The town has three Ofsted-rated 'Outstanding' schools, including co-educational boys/girls and private schools. Grange Park is also within easy walking distance to the Bishops Stortford College.

The train station, a 20-minute walk from the house, offers a direct service to London Liverpool Street in around 40 minutes. Stansted airport is a short drive away, and the M11 offers direct access to London and the City.

Council Tax Band: D



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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”.