

THE MODERN HOUSE



*Barbican, London EC2
Sold*

Thomas More House

This immaculate, one-bedroom 'type 20' apartment is positioned on the third floor of Thomas More House. Completed in 1973, this is the first time the apartment has been on the market. It retains many of its original features and has wonderful views over Thomas More gardens.

Internally, accommodation is configured between two balconies. The south-facing balcony runs the width of the living room and study looking out over the city. The other faces north and is accessed via the bedroom; it looks over Thomas More Gardens, the largest and most leafy of the Barbican's communal spaces.

Most of the apartment's original features have been lovingly preserved, including an original kitchen with linear hobs, and original switches and fittings. There is also an original bathroom and WC with Barbican sink and lights. A sliding partition can be used to separate the study from the living quarters. Modern additions have been sensitively applied and include a beautiful set of Interlück storage units in the hall and wardrobes in the bedroom.

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Running along the south of the residents' garden, with the eastern end abutting Mountjoy House, Thomas More has seven storeys of apartments above podium level and three below. The Barbican Estate is the finest achievement of the architects Chamberlin, Powell & Bon. It was Grade II-listed in 2001 in recognition of its extraordinary contribution to London's urban landscape. All residents have access to communal gardens throughout the development. Ben Jonson House is a seven-storey terrace block on the north podium of the estate.

The Underground stations of Barbican (Hammersmith & City, Circle and Metropolitan Lines) and Moorgate (Northern, Hammersmith & City, Circle and Metropolitan Lines) are both within easy reach. Moorgate also offers National Rail services. The flat is well positioned for access to the Barbican Arts Centre, Smithfield Market, and the bars and restaurants of Clerkenwell. There is a Waitrose supermarket on Whitecross Street, and One New Change is just a short walk away, with cafés, restaurants and flagship fashion stores.

Tenure: Leasehold Lease Length: approx. 87 years Service Charge: approx. £4,000 per annum Ground Rent: approx. £10 per annum



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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”.