

THE MODERN HOUSE



*London E2
Sold*

Victoria Park Square

With an excellent position overlooking the green space of Museum Gardens in Bethnal Green, this unique apartment forms part of a grade-II listed converted Chapel and Ballroom that has been beautifully converted into extraordinary living space.

Entered on the first floor, and measuring approximately 2,245 sqft internally, accommodation centres around an exceptionally large and wonderfully bright double-height living space. A former Georgian ballroom built in the late 18th Century, the room has a combination of delicate restored cornicing and bold modern intervention. There is a kitchen and dining area at one end, a seating area in the middle, and an open space currently used for photography.

Above the main space, making use of the huge volume, is a mezzanine-level bedroom / study area and large loft-like storage box. Beneath the mezzanine, accessed via the entrance lobby, is a bathroom and utility area, with further useful storage cupboards.

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The main bedroom is situated at the front of the apartment, housed in the elegantly converted Chapel, which was added to the original building during the early 1900s. A slightly raised platform, currently a desk space, has peaceful views towards Museum Gardens.

The adjoining buildings date back to the 1690s. Now owned by the Young Foundation, the buildings have been used for a number of purposes over the years, including a military hospital and later a space for the Repton Boxing Club, until they were converted for residential use in 1987.

Victoria Park Square is a one-way street quietly positioned behind Museum Gardens, a public space located next to the V&A Museum of Childhood. Victoria Park and Mile End Park are a short walk away, both with access to the Regent's Canal. The popular foodie destinations of Columbia Road and Broadway Market are nearby. Columbia Road has a weekly flower market on Sundays and Broadway market has a weekly Saturday food market.

The nearest underground station is Bethnal Green, a short walk across Museum Gardens, running Central line services into central London. Cambridge Heath station is on the London Overground.

Tenure: Share of Freehold Service Charge: approx. £2,428 per annum Ground Rent: approx. £100 per annum



East London, London
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”.