

THE MODERN HOUSE



*London E2
Sold*

Padbury Court

Tucked away on a cobbled street off Brick Lane, a wonderful two-bedroom Victorian joiner's workshop offering exciting and light-filled living space over four levels. This is Shoreditch at its characterful best.

The ground floor contains an open-plan reception room / studio, which would make an excellent workspace, and a guest WC. Steps lead down to a bedroom with en-suite shower room on the lower floor. The primary living space is on the first floor, with an open-plan kitchen area, and a paddle staircase provides access to the second bedroom on the mezzanine. The property has access to an "unofficial" patio from the ground floor, which we understand is not demised.

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The property is located on the end of a terrace of handsome red-brick houses built in the 19th century, and has arguably the best position. It has large sash windows on two sides, as well as shop windows on the ground floor. The interior is full of originality and patina, with exposed brickwork, wooden floors and beams, and cargo doors. The house is currently owned by an artist, who has furnished it in a simple, pared-down manner to allow the bones of the building to come to the fore.

Padbury Court is a residential street at the northern end of Brick Lane, on the doorstep of Columbia Road, Redchurch Street, Hoxton Square and the City. The stations of Shoreditch High Street (Overground), Old Street (Underground) and Liverpool Street (National Rail and Underground) are all within walking distance.



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”.