

THE MODERN HOUSE



London SE19
Sold

Giles Coppice I

This house, designed by Austin Vernon & Partners in the mid-1960s, offers exceptional accommodation (including three bedrooms, a study and a separate studio / office building) in an excellent location.

Giles Coppice is a small group of townhouses tucked away on a no-through road on the prestigious Dulwich Estate. All houses have off-street parking, as well as there being ample space for visitor parking. There is also a well-maintained area of green space on the road.

This property has been recently refurbished and accommodation includes three bedrooms, an open-plan living / dining room, a kitchen and study. There is also a separate building (that has a WC and underfloor heating) that has been recently renovated to a high specification and could be used as a studio or office. There is a lawned garden at the rear and a small terrace garden at the front.

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The houses on Giles Coppice rarely become available and are some of the most admired on the Dulwich Estate, an area well-known for its exceptional Modern architecture. Designed by Austin Vernon & Partners, the layout of the individual houses on Giles Coppice, and indeed the planning of the road, was directly inspired by the Halen Estate near Berne. One of the most celebrated of all Modernist housing schemes, this remarkable group of 81 houses on a Swiss hillside was designed by Atelier 5 in 1957-61 and went on to have a great influence across the world, particularly on British architects in the early 1960s.

The Dulwich Estate is composed of approximately 1,500 acres in South East London and includes numerous private roads that are managed by the Estate. It is noted for its concentration of outstanding 1950s and 60s residential architecture, much of it by Austin Vernon & Partners. Ranging from large detached houses with large gardens to rows of smaller terraced houses, the mix of properties as well as the exceptional landscaping and planting make for an appealing and unique place to live.

Features of the local area include Dulwich and Sydenham Golf Course, Crystal Palace International Sports Centre (with swimming pool) and the shops, bars and restaurants of Crystal Palace. Crystal Palace, which is a 5 minute walk away, is a vibrant area with award-winning restaurants and bars as well as having a thriving arts and music scene. Crystal Palace was recently named as number five on Lonely Planet's "Greatest little-known neighbourhoods in the world". The area also has numerous excellent parks and local woodland. Dulwich Village is a 15 minute walk from the house and the street is well placed for OFSTED 'outstanding' primary and secondary state schools as well as some of the best private schools in London.

Giles Coppice is ideally situated between two mainline stations (each a five minute walk away) that offer fast and convenient travel to the centre of London. Sydenham Hill runs services to London Victoria (15 minutes), Blackfriars (20 minutes) and City Thameslink/Farringdon (22 minutes) and Gipsy Hill Station has direct rail links to London Bridge (23 minutes) and Clapham Junction (15 minutes). Connecting trains (via Sydenham) will take you to Canada Water in 20 minutes and Shoreditch High Street in 30 minutes. There are also excellent bus links to Central London

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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”.