

THE MODERN HOUSE



*Hertfordshire
Sold*

Henham

This extraordinary barn conversion in rural Hertfordshire was renovated to the very highest standards by the designer Elizabeth Head for her own occupation. It incorporates over 3,200 sq ft of internal space, a level garden that backs onto open farmland and a separate triple garage.

The ground floor is entered through a pair of beautiful reclaimed 1930s copper doors. This floor is almost entirely one spectacular open-plan space with glazed doors leading out onto the garden. An impressive custom-made kitchen island unit defines the kitchen / breakfast area. The living area features a wood burning stove and film screen with projector. The dining / study area is notable for its large hand built reclaimed teak storage unit. A shower room and utility room make up the rest of the ground floor. The original beams of the 19th Century barn are visible throughout the space.

THE MODERN HOUSE



Henham

On the first floor is the master bedroom suite. This is currently a wonderful, large space that is designed to overlook the ground floor and allow views of the film screen and the gardens beyond. It would be possible, however, to close off and extend this area (and possibly divide into two or more bedrooms). The suite features two dressing rooms exquisitely finished in exotic woods such as zebrawood and burr walnut. There is also a large en suite bathroom finished in basalt. There is underfloor heating throughout the house.

The second building at the property, a former stable block, contains a further bedroom with en suite bathroom and a large reception space that could be suitable for a variety of uses. This building also overlooks the garden and is separated from the main building by a small terrace.

The level garden is of a good size and is bordered by a hand woven willow fence on one side and open fencing on the other so allow far reaching views across local farmland.

Although entirely private in feel, the property forms part of a small complex of converted barns and is attached. The barns are set in a tranquil location some distance from the road in the picturesque village of Henham, on the Hertfordshire and Essex borders. The village has an award-winning village shop and a well-known pub.

Elsenham train station is approximately two miles away and runs services to London Liverpool Street in approximately an hour. The closest large town is Bishop's Stortford, which has a broad range of services. Further afield, aside from London, Cambridge can be reached in approximately 40 minutes.

*South-East England
Sold*

THE MODERN HOUSE



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”.