

AUCOOT



ADDRESS

Englefield Road, De Beauvoir Town, London
N1

PRICE

£1,850,000

DESIGNER

All & Nxthing

INFORMATION

Perfectly encapsulating the charm of De Beauvoir Town, this characterful former cottage was transformed by interior design studio All & Nxthing into a spacious, contemporary home.

Set back from the street behind neat hedging, this end-of-terrace home is defined by climbing wisteria, oriel windows and robust late Victorian red brick, lending its façade timeless character.

Internally, the plan has been thoughtfully reconfigured. At the front of the house, a separate reception room is finished in a soft neutral palette, where traditional cornicing and a partially exposed chimney breast lend period character. A window seat and bespoke joinery anchor the space, while double doors open onto the expansive open-plan kitchen, dining and living area.

Crittall-style floor-to-ceiling glazing and overhead skylights flood this space with natural light, illuminating exposed beams and micro-cement flooring. A refined material palette combines timber and poured aggregate worktops with whitewashed brick, creating a calm, tactile backdrop. Thoughtful detailing is evident throughout, from the extractor seamlessly integrated into the ceiling above the freestanding SMEG cooker to the characterful log-burning stove tucked into one corner. A handy WC also sits on this floor.

The upper floor is given over to the three well-sized bedrooms. The principle suite features in-built wardrobes, with a concealed vanity and plenty of storage space. The family bathroom has a vaulted double-height ceiling, drawing the eye upwards to the exposed brick, along with a free-standing bath and walk-in shower.

The home also benefits from rarely available side access, ideal for bicycles, leading to the paved south-facing garden. Framed by established planting and mature trees, the garden enjoys a peaceful, private feel and is not overlooked.

EPC

TBC



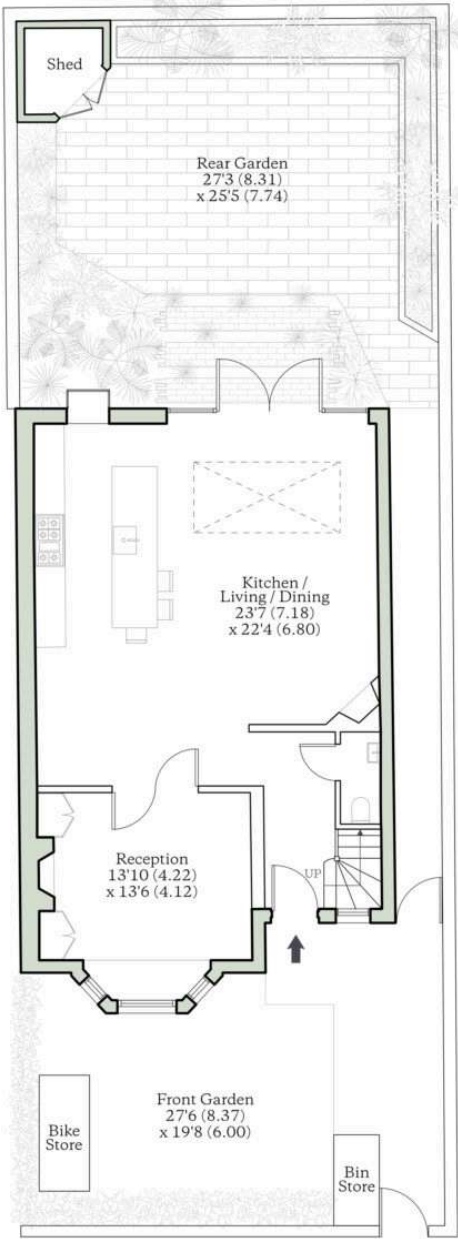


ENGLEFIELD ROAD, LONDON, N1

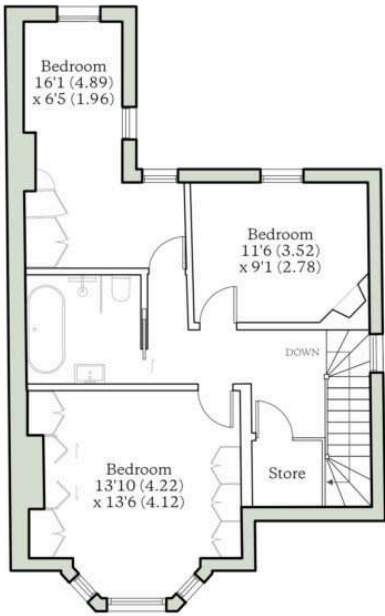
Approx. Internal Area = 1367 sq ft / 127.0 sq m
Approx. Rear Garden Area = 690 sq ft / 64.1 sq m



For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

AUCOOT
RICS Property Measurements Standard