



LOVE LIVING

HACKNEY



4 Massie Road, London, E8 1BY
Offers in excess of £850,000



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P Resident permit holders only
C Mon - Sat 8.30 am - 6.30 pm

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4 Massie Road

London, E8 1BY

- Two bedrooms with Studio space/third bedroom
- Contemporary kitchen with light well and dual aspect windows
- Photovoltaic roof panels providing sustainable energy
- Close to Broadway Market, London Fields Lido and green spaces
- Open-plan ground floor with engineered oak flooring
- Private balcony with timber decking and larch cladding
- Set between Dalston, Hackney Downs & London Fields

The Home –

Massie Road is a quiet no-through street between London Fields, Hackney Downs and Dalston, this modern three-bedroom house is part of a unique development by Hardcastle Architects. Built on the site of former garages, it's one of just two homes designed with sustainability, light and flexible living in mind. Set over three levels, it features open-plan living spaces, a private balcony, front and rear lightwells, and photovoltaic roof panels that support its energy use. Massie Road is in a great spot a quiet and residential area within easy reach of some of Hackney's best amenities. London Fields, Hackney Downs and Dalston Junction are all a short walk away. Wilton Way is just around the corner, home to favourites like Violet, Pidgin, and a number of local cafés and shops. Broadway Market and London Fields Lido are also nearby, along with some fantastic restaurants and bakeries including Lardo, Pophams, E5 Bakehouse, Angelina, and The Dusty Knuckle.



The Indoors

Accessed via a secure gate, the house has a private entrance that opens into a small porch area perfect for coats and shoes. The ground floor is open plan, with engineered oak flooring throughout and large windows at both ends, including a rear lightwell, bringing in plenty of natural light. The front of the room currently serves as a lounge area, with space for a dining table towards the back.

At the rear is a modern U-shaped kitchen with white cabinetry, dark worktops, and integrated Smeg appliances, all positioned under a generous rooflight. A plywood staircase with a grey-painted banister and brass detailing leads up to the first floor, where the first of the three bedrooms is currently used as a home office. This room opens out onto a private timber-decked balcony with larch cladding—ideal for outdoor seating.

On the lower-ground floor are two further double bedrooms, each with full-height windows facing their respective lightwells. There's also a utility cupboard and a stylish bathroom with blue and mustard metro tiling and a clean, modern finish.

The Outdoors





The rear and front offer private outdoor space suitable for potted plants or small seating areas. The first-floor balcony has room for a bistro table and chairs and benefits from great natural light.

Loving The Location

Massie Road is excellently located in central Hackney, just moments from the popular London Fields and vibrant Mare Street, and close to the green spaces of Victoria Park and the Regents Canal path. There are numerous amazing restaurants locally, notably Lardo on Richmond Road, the renowned Angelinas on Dalston Lane, Elliots and Bright on Mare Street and Violet on Wilton Way.

Weekly markets take place at Victoria Park, Well Street and Broadway Market has a reputation for some excellent places to eat and drink; it also hosts a food market on Saturdays. The E5 Bakehouse, on the edge of London Fields, is excellent for freshly baked artisan bread and grains, and nearby Netil Market is a thriving hub of restaurants, breweries and coffee roasters.

Broadway Market itself has a huge array of cafes, pubs, and restaurants to enjoy and on Saturdays it comes alive with the Market that brings wonderful food options and Vinyl, clothing stalls aplenty. London Fields is a short walk away and nestled in the middle is the famous London Fields Lido. London Fields Overground Station is moments away, whilst Hackney Central station is also close by, both offering easy access into the City and West End.





Floor Plans



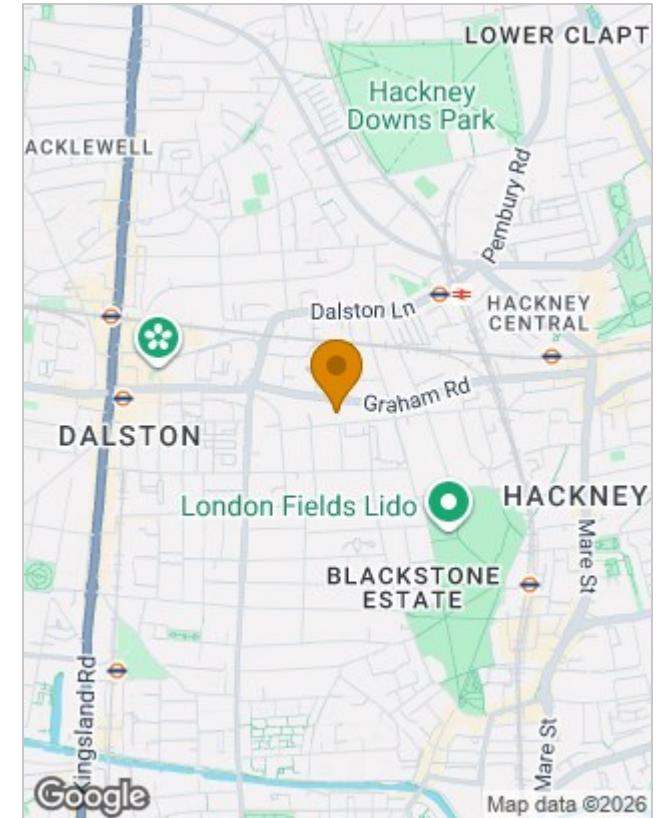
Viewing

Please contact our Love Living Hackney Office on 0203 005 2600 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	