

ORCHID WOOD
— RAWDON —

FROM INSPIRATIONAL SEEDS, EXCEPTIONAL HOMES GROW

GOING BACK TO THE ROOTS

FROM ORCHIDS TO HOUSES

Orchid Wood is a development of two stunningly designed properties, nestled in the historic conservation area of Cragg Wood, Rawdon. The natural beauty of this residential woodland will allow you to step out of the hustle and bustle of city life and relax into a place of peace and tranquility.

The site itself has a rich history, encapsulating a pioneering spirit from a bygone era. Orchid production began in the late 19th century but it was Messrs. Mansell and Hatcher who elevated the site to worldwide fame throughout the 20th century by cultivating some of the most beautiful orchids from around the world.



When the site was purchased at the beginning of this century, it was a shadow of its former glory, with orchid production no longer viable. The desire was to breathe new life into the environment, creating unique properties that would blend into the surrounding woodland whilst also paying homage to its rich past.

The result is ORCHID WOOD





TO MAKE AN ENQUIRY PLEASE

CALL SIMON WRIGHT: 0113 203 1090
EMAIL: simon.wright@carterjonas.co.uk
OR VISIT: www.orchidwooddrawdon.com



SURROUNDED BY INSPIRATION

THE ARCHITECT'S IMPRESSIONS

Mansell sits perfectly in the beauty of its surroundings and this image shows it will add a genuinely imaginative and inspiring property that feels perfectly at home in its spectacular setting.

The 3D virtual tour gives a hint of how Mansell could look inside and out, but purchasers have the chance to completely tailor the property to their own specification and finish, creating a truly bespoke family home. Alternatively they can let the experienced developer make the decisions on their behalf, which will allow them to simply move in and enjoy - with all aspects of construction and finish taken care of. More details are available from the sales agent.



TAKE A PEEK

3D VIRTUAL TOUR

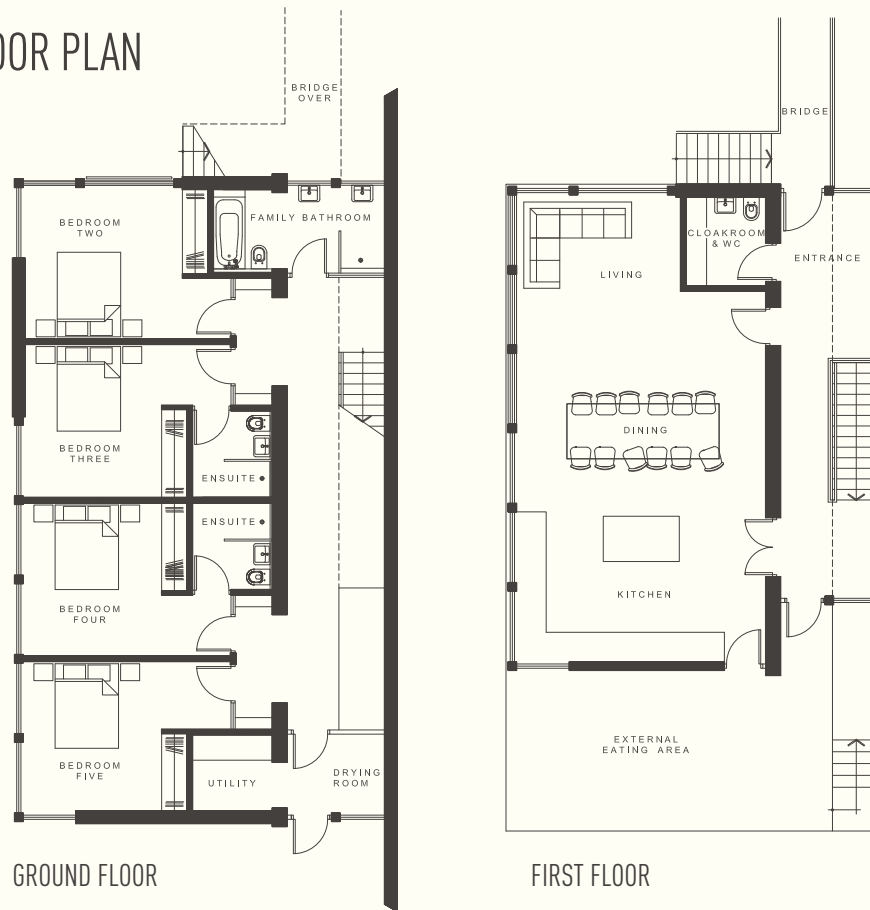
Use the QR code below or go to www.orchidwooddrawdon.com to see a 3D virtual animation of the Mansell and Hatcher houses.



MANSELL

GIVING YOU A GLIMPSE INTO

FLOOR PLAN



GROUND FLOOR

FIRST FLOOR

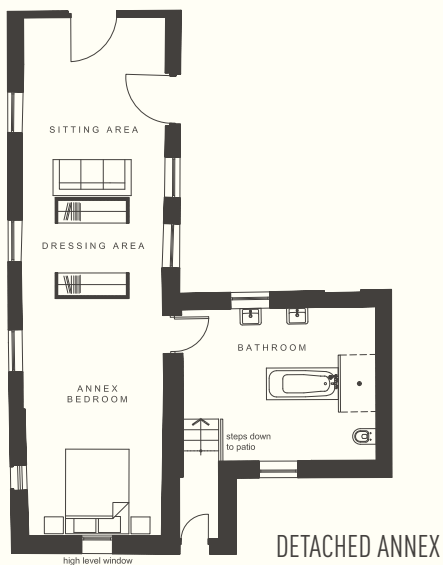
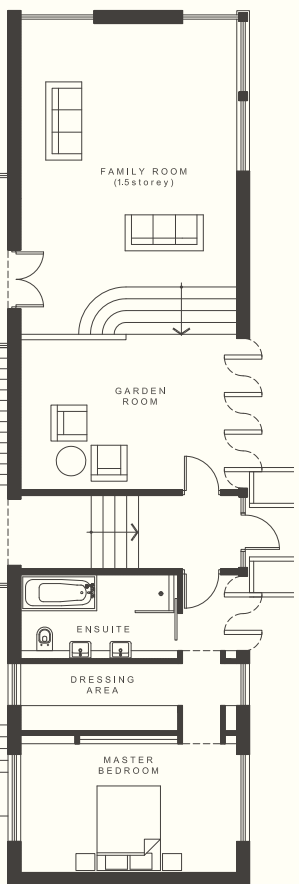
Mansell is a truly exceptional contemporary family home with light and spacious over two levels. A covered walkway leads to a separate detached annex providing accommodation, additional living space or as an excellent home office suite. Mature formal gardens, with a detached double garage and mature woodland backdrop.

Approached off the hallway is a superb open plan family dining kitchen with an opening sun terrace. There are two further reception rooms and the master bedroom suite at level comprises of four further bedrooms, two with ensuites, a house bathroom and



MANSELL

TO THIS PROPERTY

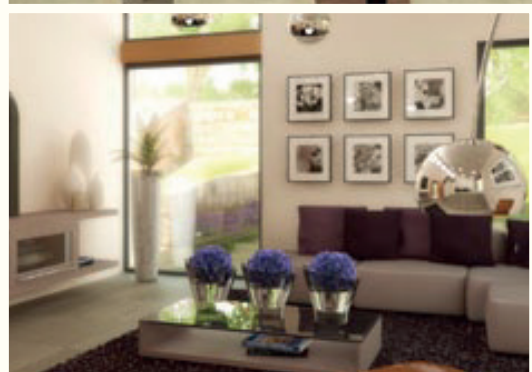


DIMENSIONS:

- House & Garden: 2 acres
- Total floor plan: 373m² 4015ft²
- Living/Kitchen: 5.9m x 11.0m 9'4" x 36'1"
- Family Room: 5.1m x 7.4m 16'9" x 24'3"
- Garden Room: 5.1m x 3.5m 16'9" x 11'6"
- Master Bedroom Suite: 5.1m x 7.0m 16'9" x 23'
- Family Bathroom: 4.0m x 2.0m 13'2" x 6'7"
- Bedrooms 2/3/4/5: 4.8m x 3.6m 15'9" x 11'10"
- Annex main Room: 3.3m x 12.3m 10'10" x 40'4"
- Annex Bathroom: 4.6m x 3.6m 15'1" x 11'10"

accommodation
ing ancillary
ansell sits in private

ng onto a large
this level. The lower
utility room.





SURROUNDED BY INSPIRATION

THE ARCHITECT'S IMPRESSIONS

Hatcher is designed to not only compliment its surroundings, but also to blend into the landscape by taking advantage of the natural topography of the land, creating a stunning split level property, with inspiring internal spaces.

The 3D virtual tour shows how harmoniously this can be achieved, with further terracing creating ample level areas for entertaining and other leisure activities. The internal design ethos is towards a modern contemporary look, but potential purchasers will have the opportunity to play an integral role in influencing the design and specification. More details are available from the sales agent.

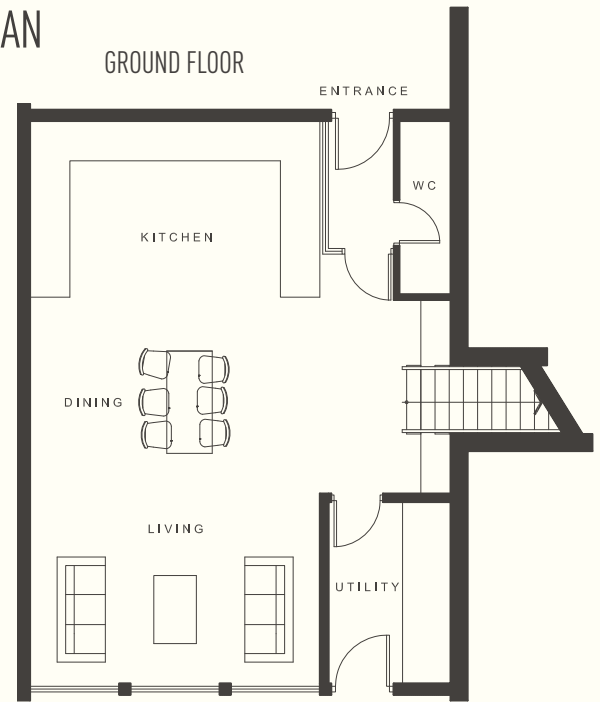




HATCHER

GIVING YOU A GLIMP

FLOOR PLAN

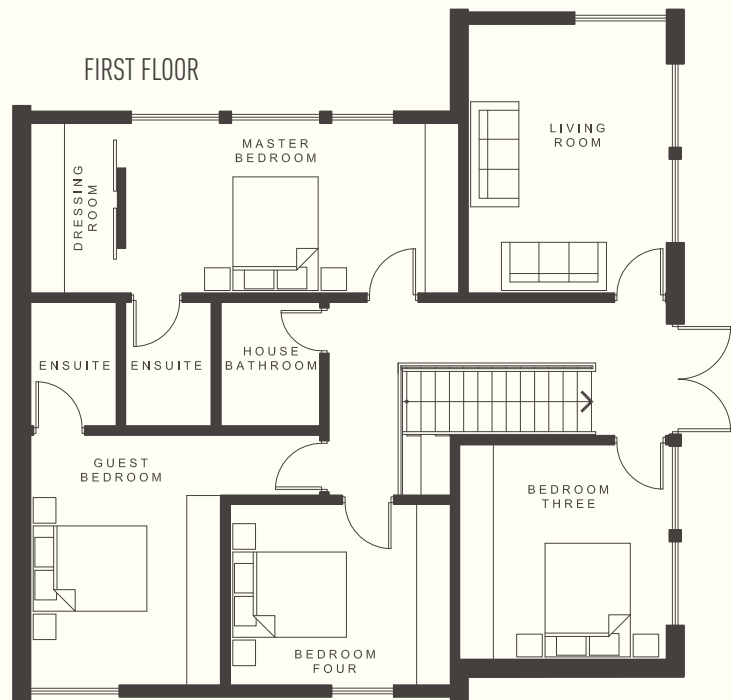


Hatcher is of more compact proportions yet still offers superbly appointed accommodation over two floors. The formal landscaped gardens will afford a high degree of privacy.

The ground floor principally comprises an exceptional open plan living/dining area which includes a further spacious living room overlooking the formal gardens, master suite, two further bedrooms and a house bathroom. An enclosed gated courtyard provides private parking and in turn gives access to a detached double garage.

CHER

SEE INTO THIS PROPERTY



DIMENSIONS:

- House & Garden: 0.5 acre
- Total floor plan: 189m² 2035ft²
- Living/Kitchen: 5.1m x 9.9m 16'9" x 32'6"
- Living Room: 3.5m x 4.8m 11'6" x 15'9"
- Master Bedroom: 7.5m x 3.0m 24'7" x 9'10"
- Guest Bedroom: 3.4m x 4.4m 11'2" x 14'5"
- House Bathroom: 1.8m x 2.2m 5'11" x 7'3"

TAKE A PEEK

3D VIRTUAL TOUR

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HATCHER

WHERE TO FIND ORCHID WOOD

ORCHID WOOD IS BEHIND CRAGG WOOD TERRACE OFF WOODLANDS DRIVE
CRAGG WOOD
RAWDON

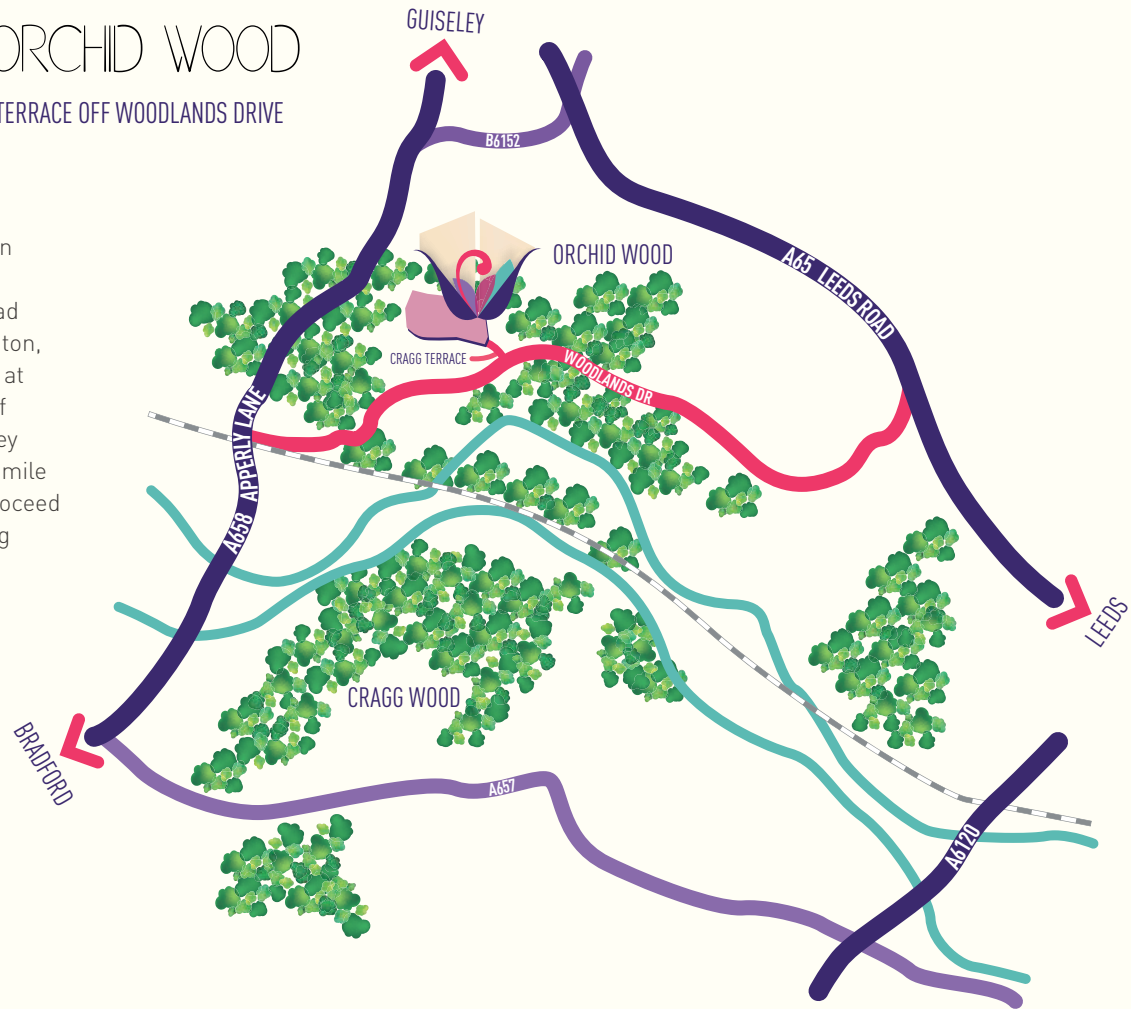
From Leeds city centre proceed on the A65 through Horsforth, at the roundabout on the outer Ring Road continue straight on towards Skipton, turning left onto Micklefield Lane at the traffic lights. At the next set of traffic lights turn left onto Apperley Lane and after approximately 1/2 mile turn left into Woodlands Drive. Proceed for approximately 1/4 mile passing Underwood Drive on the right. Take the next turning on the left into Cragg Terrace. The entrance into Orchid Wood is then straight ahead.

Please note that there is no access from Cragg Wood Drive or from the east end of Woodlands Drive.

SAT NAV POSTCODE LS19 6LQ

Historical note:

Site includes a Grade II listed monument.



FOR MORE INFORMATION CONTACT:



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