



JORDANHILL
PARK

CHESTNUT COLLECTION

DETACHED HOUSES



JORDANHILL
PARK



INTRODUCTION

**A HOME FOR
ALL SEASONS**

Jordanhill Park is a truly unique development that gives the best of city living.

Set in acres of beautiful parkland, and just a stone's throw from Glasgow city centre, this historic site is the perfect place for life to flow in an environment that will continue to grow.

VISION

A VIEW THAT GROWS WITH YOU



Designed by award-winning architects 7N, Jordanhill Park will maintain the Edwardian look and feel of the local community while offering a wide choice of contemporary homes.

Its neo-classical entrance lobby, reminiscent of large residential buildings in New York of the same period, will create a wonderfully elegant entrance

“Jordanhill Park will retain its woodland setting, with around a third of the development remaining as open space that protects the site’s historic parkland.”

At the heart of the development is the striking B-listed David Stow building, which is being converted into luxury apartments created from its former teaching spaces.

while its design around two central courtyards, will deliver superb views of the surrounding landscape and beyond.

New public paths, cycle ways and children’s play areas will complement the innovative design of the development.



Enjoying clever design features and situated in parkland close to the urban attractions of Glasgow's sought-after West End, Jordanhill Park has something to offer everyone.

The development is within reach of many cosmopolitan cafes, restaurants and

Families are also catered for, with numerous primary and secondary schools in the vicinity, including some of Glasgow's highly desirable private schools. Several of the city's most popular parks, such as Victoria Park, are nearby, providing an abundance of entertainment for little ones and opportunities to enjoy the outdoors.

“Close to the urban attractions of Glasgow’s sought-after West End, Jordanhill Park has something to offer everyone.”

bars while the city centre is also in close proximity for those who wish to explore Glasgow's many art galleries, museums, parks and renowned retail offering. Glasgow's Buchanan Street, known as the Style Mile, is ranked as being amongst the UK's top shopping locations.

Jordanhill Park is within walking distance of the train stations and bus routes whilst also being close to major road networks, providing ease of access for commuters and leisure enthusiasts alike.

LIFESTYLE

**LIFE AT
JORDANHILL PARK**

INTERIORS

BRINGING THE OUTDOORS IN

The wonderful green space of the Jordanhill parkland provides the inspiration for the unique and stylish interiors found in every Jordanhill Park home.

Our bespoke combination of open plan living and selective use of natural materials reinforces connections to the leafy surroundings, whilst also providing an impressive space that's sure to compliment modern day life.

Jordanhill Park has been thoughtfully designed to encourage a natural life of balance and is the perfect place to call home.





JORDANHILL PARK

CHESTNUT COLLECTION

Detached Houses





Mackintosh

Gatehouse

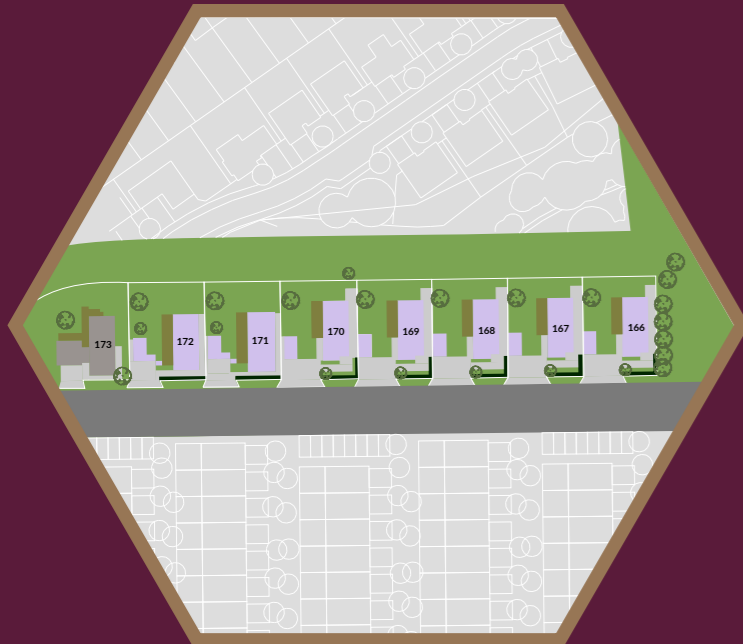
JORDANHILL PARK
CHESTNUT
COLLECTION
Detached Houses

Gatehouse

166, 167, 168, 169, 170, 171, 172

Mackintosh

173



GATEHOUSE

Five bed detached
166, 167, 168, 169, 170, 171, 172

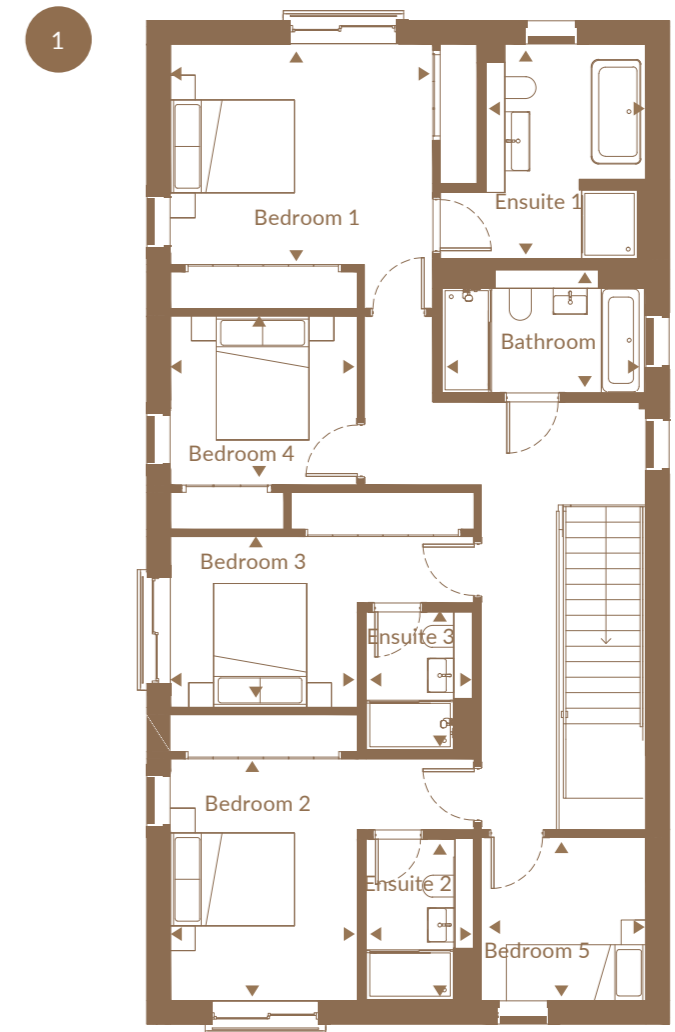
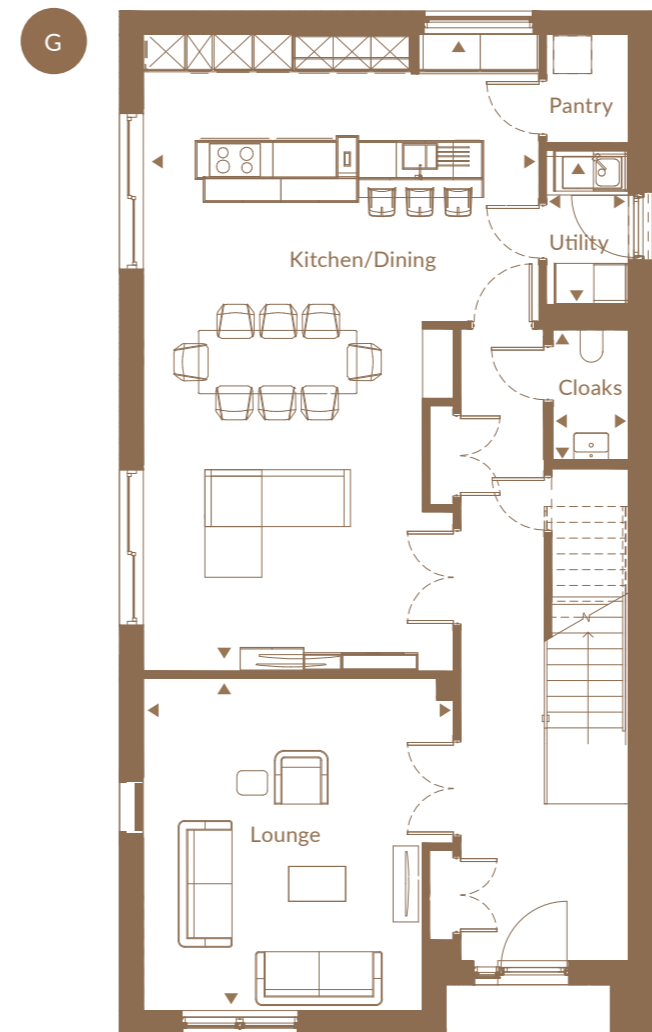
Total Sqft - 2519 sqft

GROUND FLOOR

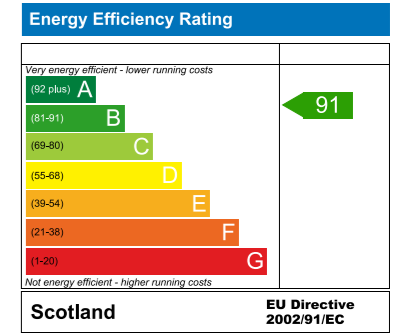
Kitchen/Dining	10.0m x 6.2m	33" x 20.6"
Lounge	5.2m x 4.9m	17.3" x 16.1"
Cloaks	2.0m x 1.2m	6.9" x 3.11"
Utility	2.4m x 1.3m	7.8" x 4.3"
Pantry	1.7m x 1.3m	5.8" x 4.3"

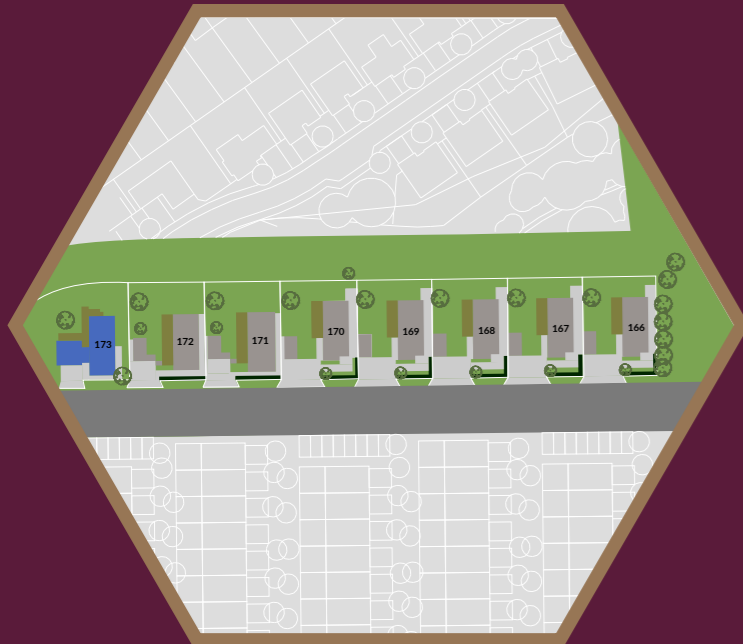
FIRST FLOOR

Bedroom 1	4.2m x 3.5m	13.11" x 11' 8"
Ensuite 1	3.4m x 2.5m	11.4" x 8.5"
Bedroom 2	3.9m x 3.0m	12.10" x 9.11"
Ensuite 2	2.6m x 1.8m	8.7" x 5.11"
Bedroom 3	3.0m x 2.7m	9.11" x 8.11"
Ensuite 3	2.2m x 1.7m	7.4" x 5.7"
Bedroom 4	3.0m x 2.7m	9.11" x 8.11"
Bedroom 5	2.6m x 2.6m	8.8" x 8.8"
Bathroom	3.3m x 2.0m	10.10" x 6.6"



This is a Predicted Energy Assessment for properties that are incomplete. Once the property is completed, this rating will be updated and an official Energy Performance Certificate will be created for the property. The figure shown is the lowest predicted assessment. Please speak to a Sales Consultant for plot specific details.





MACKINTOSH

Five bed detached
173

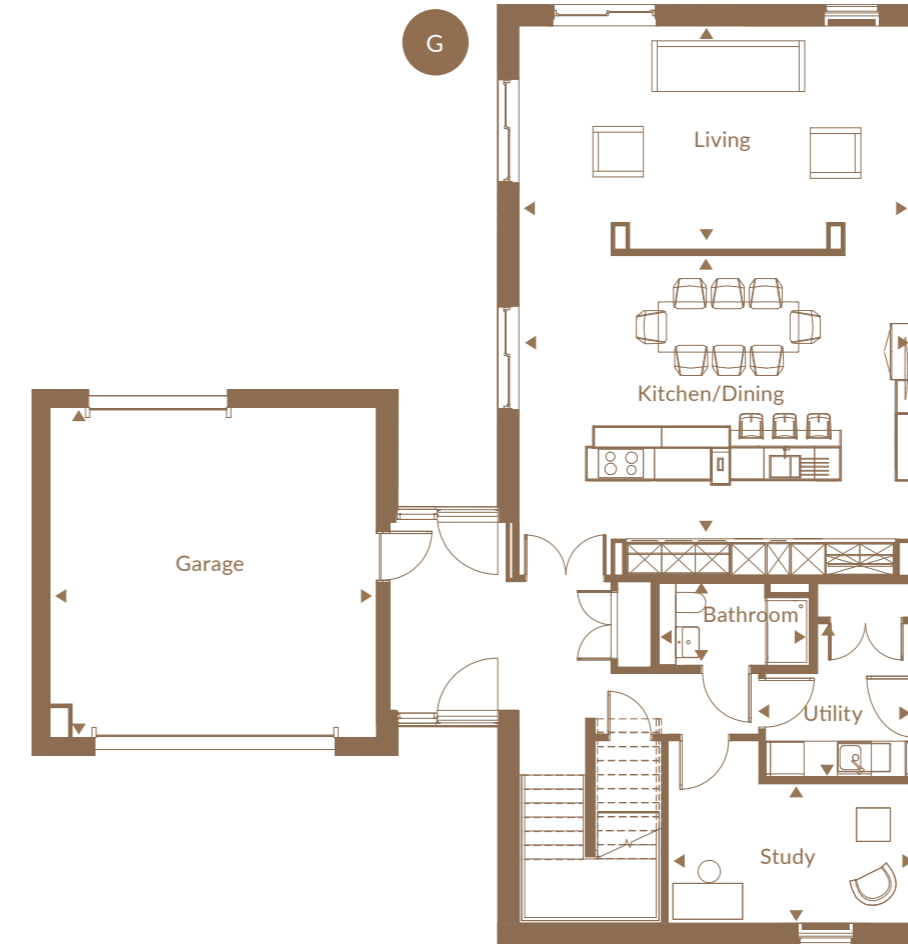
Total Sqft - 2885 sqft

GROUND FLOOR

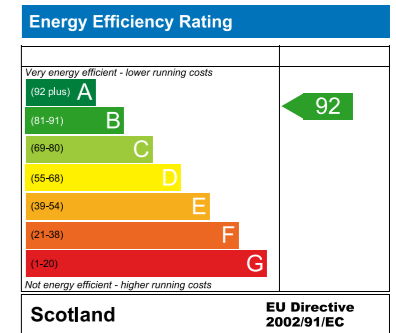
Living	7.0m x 3.9m	22.11" x 13.1"
Kitchen/Dining	7.0m x 5.0m	22.11" x 16.6"
Study	4.3m x 2.5m	14.3" x 8.2"
Bathroom	2.6m x 1.4m	8.10" x 4.9"
Utility	2.7m x 2.6m	9.0" x 8.7"
Garage	5.8m x 5.8m	19.2" x 19.2"

FIRST FLOOR

Bedroom 1	4.8m x 4.0m	15.9" x 13.1"
Ensuite 1	3.9m x 2.0m	12.10" x 6.7"
Wardrobe	2.4m x 2.0m	7.11" x 6.9"
Bedroom 2	5.0m x 2.9m	16.7" x 9.7"
Ensuite 2	2.7m x 2.3m	8.10" x 7.8"
Bedroom 3	3.6m x 3.4m	11.11" x 11.3"
Ensuite 3	2.2m x 2.0m	7.5" x 6.8"
Bedroom 4	2.7m x 2.6m	9.0" x 8.9"
Bedroom 5	2.9m x 2.7m	9.7" x 9.0"
Bathroom	3.1m x 1.7m	10.3" x 5.8"



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CHESTNUT COLLECTION SPECIFICATION

Detached Houses

Kitchens

- Stylish German crafted kitchens by Nolte
- Silestone kitchen worktops with one and a half undermount stainless steel sink
- Quooker Fusion 3-in-1 boiling tap with flexi hose
- Siemens built-in single oven
- Siemens built-in steam oven
- Siemens built-in oven/microwave combination oven
- Siemens venting hob
- Siemens larder fridge and full height freezer
- Siemens integrated dishwasher
- Siemens warming drawer
- Nolte LED strip lighting to handle recess
- Under unit LED lighting
- Pop up or backflip sockets with USB as design dictates

Wardrobes

- Stylish bi-fold or sliding wardrobe doors with shelves and hanging rail as design dictates

Utility

- Stylish German crafted kitchen unit by Nolte
- 25mm laminate worktop with upstand
- Stainless steel single bowl sink
- Chrome mixer tap

Bathrooms & En-suites

- Contemporary white sanitaryware from the Laufen range
- Contemporary slimline mixer taps to bathrooms
- Under sink Laufen vanity units to main bathroom, en-suite and cloaks
- Choice of tiling from Porcelanosa ranges
- Thermostatic shower column with rectangular shower to main bathroom and en-suites
- Thermostatic combination bath filler and handheld spray to baths
- Full height wall tiling by Porcelanosa to bath, shower enclosure
- Shaver sockets to all bathrooms and en-suites
- Chrome towel warmers to all bathrooms and en-suites
- Fitted mirrors with de-mister pad above wash hand basin in all bathrooms and en-suites
- Freestanding bath with floor standing bath filler in master en-suite

CHESTNUT COLLECTION SPECIFICATION

Detached Houses

Heating & Electrical

- Underfloor heating system to ground floor
- Traditional radiator system to all other floors including column radiators to halls and lounge
- Master TV media plate in main lounge
- Fully wired with CAT 6 cabling to data points in Lounge, Kitchen, Bedroom 1 and Bedroom 5/Study
- Ample power, TV and telephone points throughout
- USB charging points in all bedrooms
- Brushed stainless steel sockets to kitchen - white elsewhere
- Featured downlights to kitchen, Bedroom 1, hallway, bathroom and en-suite

Decoration

- Glazed Balustrades (Gatehouse)
- Internal walls and ceilings will be finished in covermatt white emulsion
- Pre-finished white pass doors internally
- Contemporary level style handles
- White matt finish skirting's and facings

Security

- Dalziel Front entrance door
- Intruder alarm system
- Mains powered smoke detectors
- Battery powered CO2 detectors
- Motion sensor lighting to front and rear door

External Areas

- Pre wired for future EV charging
- NorDan Aluminium clad sliding patio door with timber finish internally to lounge and kitchen/dining area
- External tap to rear garden areas
- External power socket
- Rear garden fencing (heights vary as design dictates)
- NorDan Aluminium clad double glazed windows with timber painted finish internally
- Composite decking to external patio areas
- Monoblock private driveway
- Private gardens

Garages

- Hormann flush garage doors (Electric on Mackintosh only)
- Pendant lighting
- Double power sockets

Factor

- An annual factors fee will be payable by all residents at Jordanhill Park. Please consult our Sales Consultant for full details
- All properties covered by 10 year Q Policy warranty



ABOUT CALA

For almost 150 years, CALA has been a name synonymous with style, elegance and quality. Across the decades we have secured a firm foothold as one of the UK's premier homebuilders. With this highly coveted position comes responsibility, and so we take great pride in providing premium homes in some of the UK's most sought-after areas.

CALA operates nationally through eight regional businesses, three in Scotland covering the principal cities of Edinburgh, Glasgow and Aberdeen, with our Scottish headquarters in Edinburgh, four within the Home Counties, including our southern headquarters at Beaconsfield in Buckinghamshire, and an eighth in the Midlands.




From conservation area to brownfield development, we are driven by new challenges, selecting prime locations in which to build exceptional properties.

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CALA continues to set standards, seeking out new directions in design, incorporating the very latest ideas in architecture and embracing cutting edge innovation. From a one bedroom apartment to a six-bedroom family mansion, we will always apply the same exacting standards of quality, craftsmanship and attention to detail, for which we are renowned.

With highly acclaimed developments throughout the country, CALA takes great care to ensure that we remain sensitive to the areas we develop, taking inspiration from our surroundings and creating properties with both poise and purpose, reflective of local history and habitat. CALA places ultimate emphasis on the needs of our customers, surpassing their expectations, for decades to come.

Enquire about life at Jordanhill Park

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