

Penrith,
Lake District

ARC LAKES

Sleeps 34
10 bedrooms
11 bathrooms
3 lounges

Indoor pool & hot tub
Cinema room
Yoga & activity studio
Outdoor kitchen with braai

Concierge service via ARC Lobby
Housekeeping & Chef on request
Dedicated House Manager
Curated local activities





ARC Lakes

High fells, still lakes and firelit evenings. Retreat or adventure at this restored stone farmstead on the edge of the Lake District.

Sensitively restored with a timber-lined pool house and a slate-roofed outdoor kitchen, ARC Lakes is designed to host large groups of up to 34 people. From family celebrations to corporate away-days or wellness retreats, the house offers something for everyone with a candlelit dining hall, three lounges, a cinema room and yoga studio, an indoor pool, alfresco kitchen and wood-fired hot tub.

A long farmhouse table beneath the original oak roof trusses



Sunlight filters through the timber roof of the indoor pool



Twin braai grills and a pizza oven under a slate-roofed shelter



Lakes

Penrith, the historic red-sandstone market town at the gateway to the Lake District, sits between the high fells and the gentle Eden Valley. It's the perfect base to explore England's most celebrated national park, with Ullswater just a short drive away and Keswick, Helvellyn and the North Pennines all within easy reach.



Distance from

London – approx. 5 hours / 285 miles
Manchester – 1 hour 45 minutes / 115 miles
Newcastle – 1 hour 15 minutes / 65 miles
Edinburgh – 2 hours 15 minutes / 125 miles

Nearest airport

Newcastle – 1 hour 15 minutes / 65 miles

Nearest train station

Penrith North Lakes
(London Euston – 3 hours, Glasgow – 1 hour 20 minutes)

STAY

Choosing ARC ensures a luxury stay for all guests. Each of our bedrooms is designed to offer comfort worthy of a boutique hotel, with below as standard:

Superking beds (available as twins)

11 bathrooms, with copper roll-top baths

1,000 pocket spring luxury mattress

Egyptian cotton bedding

Bespoke ARC welcome jumpers

LA-EVA organic toiletries

Pool and bath towels



"The houses are inspired by the kind of places people have always escaped to – for fresh air, rest, and time together. ARC is my way of combining thoughtful design with the comfort and warmth of staying somewhere that feels like home."

Tom Leahy, Founder



The House

From firelit lounges for quiet conversations to a dining hall that seats the whole party, ARC Lakes comfortably caters to groups of all sizes. Plus, with its timber-lined indoor pool, cinema room, yoga studio, wood-fired hot tub and covered alfresco kitchen, there's everything you need to create unforgettable memories.

34

beds

10

bedrooms

11

bathrooms

3

lounges

A	Threshing Barn lounge
B	Threshing Barn dining for 34
C	Farmhouse kitchen
D	Kitchen island
E	Larder
F	Cinema room
G	Yoga & activity studio
H	Link kitchenette
I	Indoor pool
J	Pool lounge
K	Wood-fired hot tub
L	Outdoor dining, braai & pizza oven
M	South Barn & garden pavilion



Bedrooms – 10 bedrooms & 11 bathrooms

Each bedroom pairs lime-washed walls and reclaimed timber with crisp white linen and soft wool throws. Vaulted attic rooms sit beneath the original roof beams, while hand-hammered copper baths bring a touch of old-fashioned indulgence.



EAT



A farmhouse kitchen with a traditional range and a hand-built stone island is the heart of the home, with a stone-shelved larder stocked for slow breakfasts and long lunches. Or, when the weather allows, take the cooking outside to the covered alfresco kitchen with its twin braai grills and pizza oven.

Huge dining tables, both indoor and outdoor, invite guests to linger – sharing food, stories and wine.



Take the pressure off and order from our roster of hand-picked chefs via the ARC Lobby. Choose from a wealth of seasonal menus, cuisines and speciality cooking – whether family-style suppers, street food fiestas, gala dinners, sharing feasts or more.

All options provide a clear pricing structure, a range of menu choices and the reassurance that our tried-and-tested chefs know the kitchen and have been loved by our past guests. Just sit back and enjoy!



There are 3 main options:

A ARC Private Chef
A range of meals from our trusted chefs

B Full Catering
A chef takes care of all your food needs during your stay

C ARC Prep Chef
Ready-meals with great ingredients delivered to you



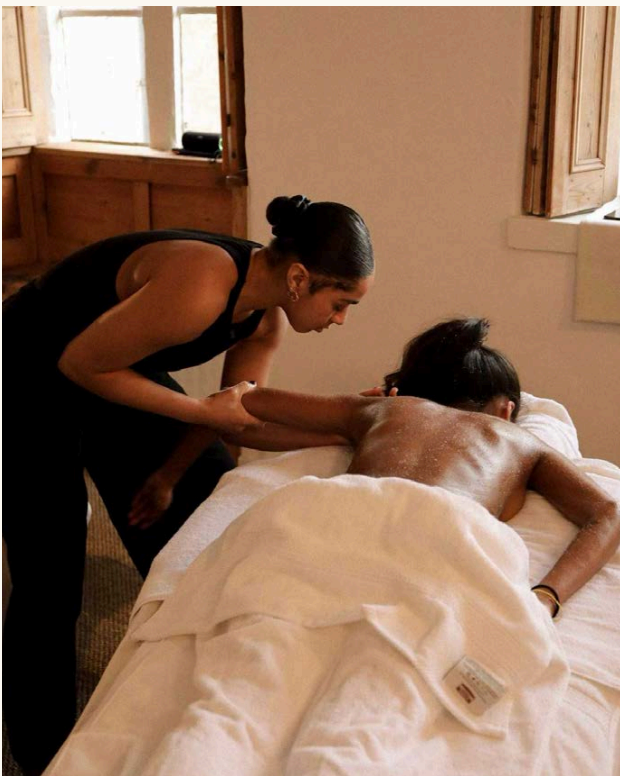
ENJOY

Every stay at ARC is one-of-a-kind. Our purpose-built digital concierge service – nicknamed ‘the Lobby’ – allows you to curate your stay with ease, tailoring it to your party’s needs.

Plan as much or as little as you like, choosing from hundreds of services and activities, all designed to ensure an unforgettable stay.



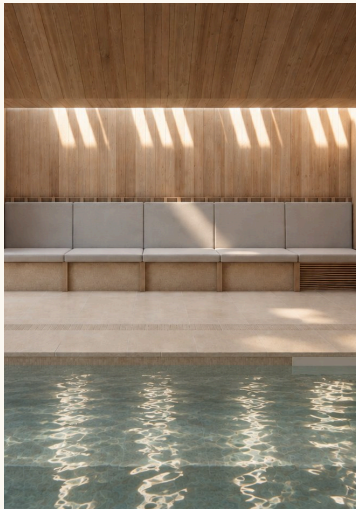
Take your pick from yoga or sound baths, cocktail workshops or wine tasting, flower arranging or life drawing and much more. There's something for everyone on ARC Lobby.



Creative
Flower arranging, art classes, vision boards and more

Gastronomic
Pizza-making, wild foraging, wine tasting and more

Wellness
Sound healing, yoga, pilates, skincare workshops and more



EXPLORE



The Lake District offers something for everyone, from fell walks and wild swimming for outdoor enthusiasts to lakeside villages and peaceful valleys. It's the perfect place to relax, explore and reconnect with nature.

Find a huge array of pre-planned adventures on ARC Lobby.

Nearby, from Penrith

Ullswater & Pooley Bridge

15 minutes

Lowther Castle & Gardens

15 minutes

Aira Force waterfall

25 minutes

Haweswater

30 minutes

Keswick & Derwentwater

30 minutes

Helvellyn from Glenridding

30 minutes

Hadrian's Wall

45 minutes

Reimagining the country house.

ARC is a collection of beautifully reimagined country houses across the UK designed to reflect how travel is changing:

EXCLUSIVE HOUSES

Enjoy the complete freedom and intimacy of a private country house. Feel utterly at home, away from it all.

HOTEL-WORTHY STAYS

Expect the comfort of a boutique hotel with luxury accommodation, exceptional facilities and a dedicated house manager.

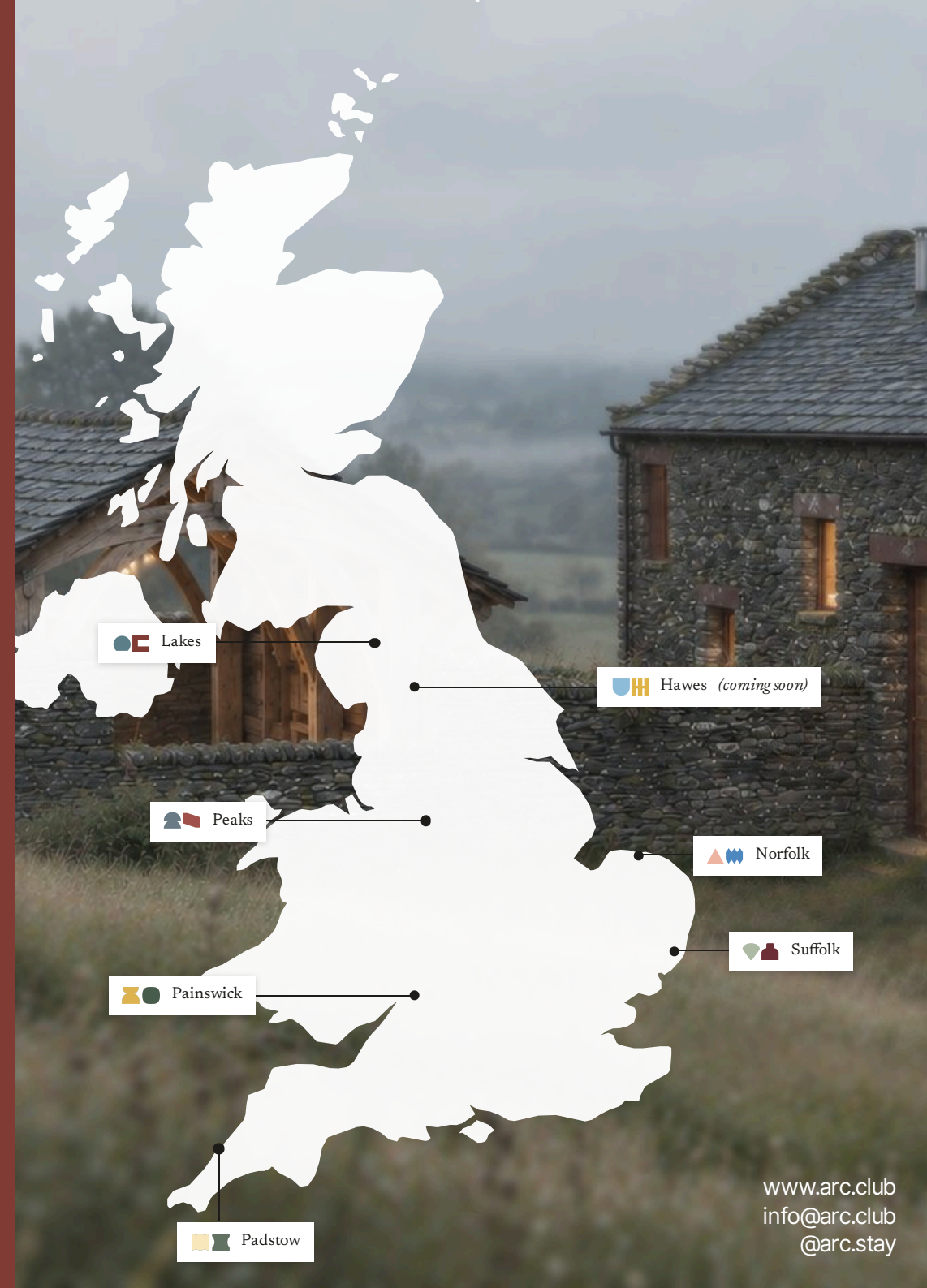
CURATED EXPERIENCES

Make your stay unforgettable with ARC Lobby. Pick from hundreds of tried-and-tested local experiences and activities.

DESIGN-LED

Each house is designed by award-winning architecture studio Parti, and features a private rotating art collection.

“Their offering is unmatched in the UK and more akin to a luxury hotel than your traditional self-catering accommodation.”



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