



# TwentyFour, Rosemount

Aberdeen

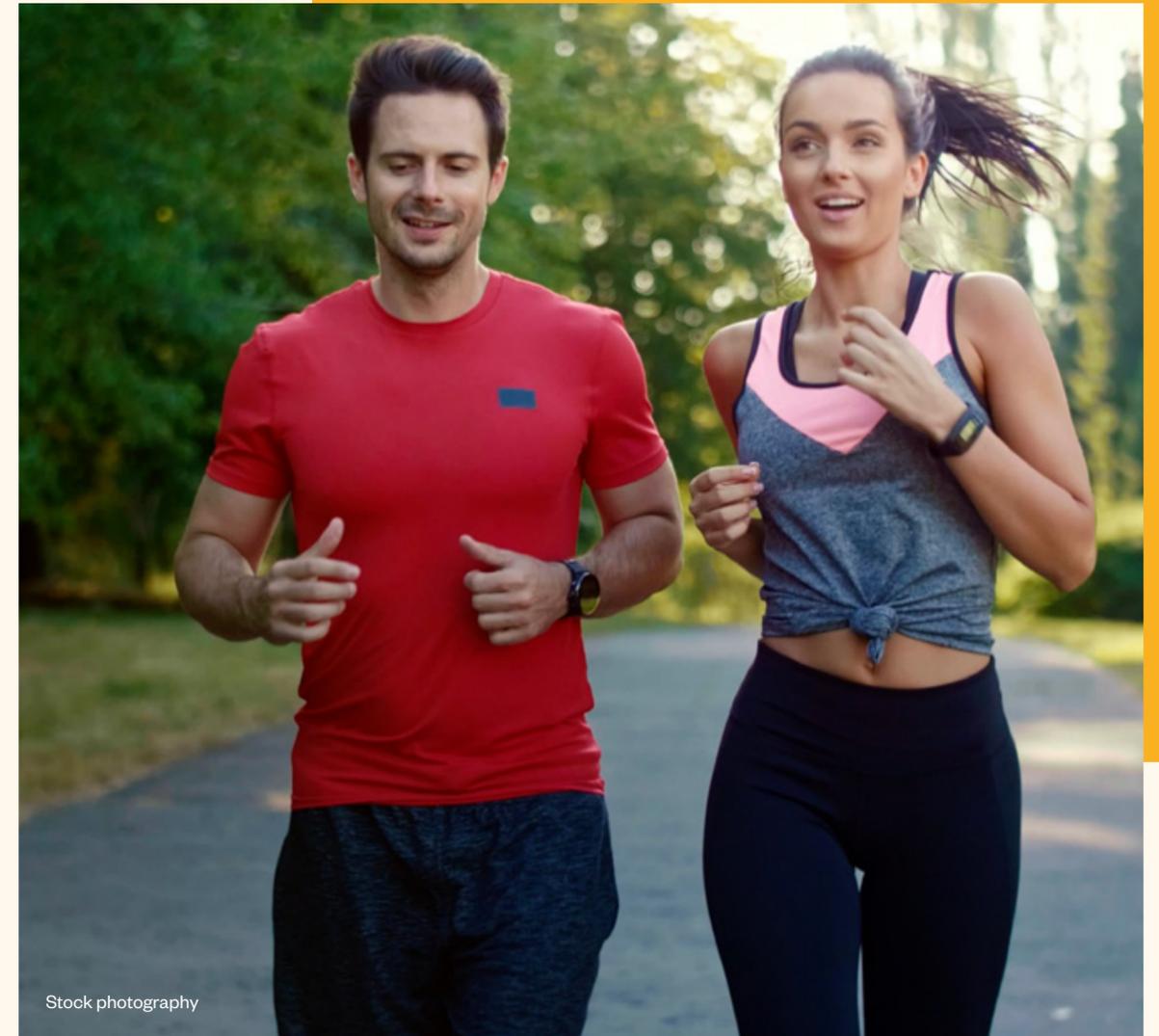


Stock photography



# Stylish apartments in a superb location

Located in Aberdeen's popular West End, TwentyFour, Rosemount is an exclusive development of stunning contemporary apartments, offering set against a leafy backdrop of mature trees and open green spaces. Close by there are expansive parks, leisure and sports spaces...and just down the road, you'll find fashionable Rosemount Place, with its classic Victorian architecture and buzzing social scene. All this, and handy for the city centre too. TwentyFour, Rosemount could be perfect for you and your lifestyle.



# Hi-spec living

TwentyFour, Rosemount is an impressively designed four and a half storey development of just 24 light and spacious two bedroom apartments, offering luxurious contemporary living spaces with high-specifications throughout with their thought-out design. All apartments feature a private balcony whilst the penthouse apartments enjoy a secluded private terrace. Ideal places to relax, entertain and enjoy this exclusive lifestyle, which also offers the convenience of allocated parking and lift access to your apartment.



Photography of TwentyFour, Rosemount

# Green spaces in the Granite City

Aberdeen is built on granite, but there are abundant green spaces to enjoy on your doorstep. Victoria Park – opened in 1871 with floral gardens and a beautiful fountain in its centre, is right next to Westburn Park, one of the city’s largest. Its wide open spaces, with modelled water features along the Gilcomston Burn, offer sports for all – from skateboarding and tennis, to a sedate game of bowls on a world-class green.



# Rosemount. A vibrant community.

The Rosemount area is buzzing with life, with its elegant central library, neo classical church and theatre affectionately known as 'Education, Salvation and Damnation' to the locals. They form the gateway to Victorian-style streets lined with independent boutiques and bakers, cafes and restaurants – along with all the essentials of every day city life like shops and pharmacies. There are big name stores and supermarket just up the road too, at Berryden Retail Park.



Local photography



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Local photography

# Aberdeen, a city of contrasts.

Scotland's third largest city sits proudly on the banks of the Don, looking out to the sea that's the source of much of its prosperity. It's a city of contrasts: with the charming Old Aberdeen and its thriving modern business centres, its industry and its lively arts, entertainment and social scene – and its miles of peaceful woodland walks, along with a stunning coastline with long sandy beaches.



# First class for education

Aberdeen is excellent for education at every level, and TwentyFour, Rosemount is well situated to make the most of it. Close to home, Skene Square Primary is one of five local primaries associated with nearby Aberdeen Grammar, with its excellent reputation. Robert Gordon's School and College is an independent covering all age groups and there are two universities to choose from. First class!





# Great days out, for all interests.

If you're feeling adventurous, a trip to Dunottar Castle at Stonehaven will reward you with romantic ruins and sea views – there's lots more to do at Stonehaven too, including the Tolbooth Museum and open air swimming. Closer to home, explore great beaches and inland woods, or the Aberdeen Science Centre and Maritime Museum. There's plenty of choice, whatever your age and interests.

[Click here to find out more about the local area](#)



# Places to go



**Eating out** – from fine dining to family friendly pubs, everything's on the eclectic menu in Aberdeen! For unusual settings, try Slain's Castle or The Silver Darling – or closer to home, the Milton on the Corner bistro.



**Sports and leisure** – Enjoy a wide range of sports on your doorstep at Westburn Park, family fun at the Beach Leisure Centre, a round of golf at the Royal Aberdeen, water sports on the coast.



**History and heritage** – Explore Aberdeen's rich heritage and historical gems with fascinating self-guided tours, or take a trip around a wealth of old castles, kirks and ruins.



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Local photography



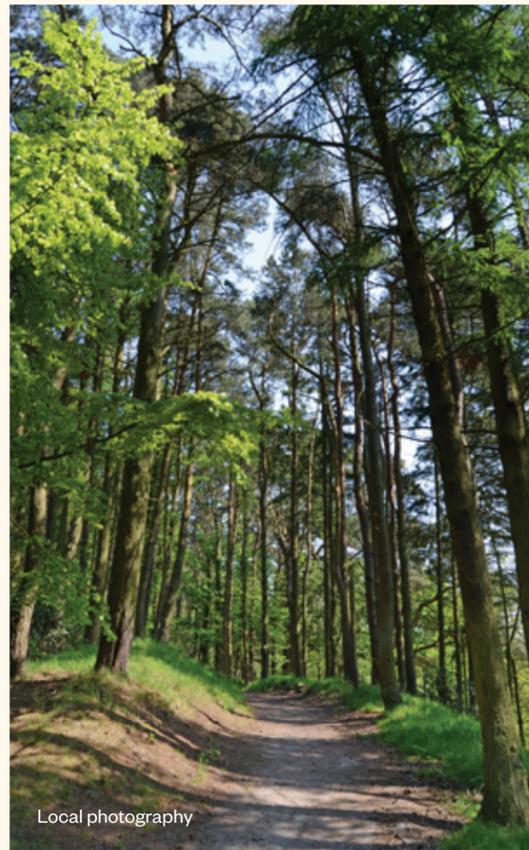
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Local photography



Local photography



Local photography



**Parks and nature** – As well as your local green spaces, Aberdeen is home to one of Europe’s largest indoor gardens at Duthie Park – and down at the harbour, bottlenose dolphins are regular visitors.



**Shopping** – Shop locally with Rosemount’s wonderful independent stores and the Berryden Retail Park, or pop into the city for all the big name stores on Union Street and at Union Square Shopping Centre.



**Family days out** – Codonas Amusement Park, the Snowsports Centre, birdwatching and sight-seeing on the coast, wonderful woodland walks, nature reserves, boat trips: go out and enjoy!

[Click here to find out more about the local area](#)



# Getting around



By foot: Westburn and Victoria Parks are within an easy walk, with Rosemount and the local primary school just over half a mile away.



By car: 4 minutes' drive takes you to the North Anderson Drive arterial route and on to the Western Peripheral Route for the north and south of the city and beyond. For travel further afield, Aberdeen Airport is five and a half miles away.



By train: Aberdeen Station, just over a mile and a half from home, connects you locally and to Dundee, Inverness, Glasgow, Edinburgh and direct to London.



By bus: regular services offer links into and around the city and neighbouring suburb.

[See a detailed view of the area and get directions](#)



Journey times are approximate. Train journey times are accurate as of April 2022 and are sourced from thetrainline.com

# Superbly connected



## On foot

- Westburn Park – 0.1 miles
- Victoria Park – 0.2 miles
- Berryden Retail Park/Sainsbury's – 0.4 miles
- Skene Square Primary – 0.4 miles
- Milton on the Corner Bistro – 0.5 miles
- Aberdeen Grammar School – 0.6 miles
- His Majesty's Theatre – 0.8 miles
- Aberdeen Royal Infirmary Hospital – 0.9 miles
- Robert Gordon's School – 0.9 miles



## By car

- Aberdeen Railway Station – 1.1 miles
- Union Square shopping centre – 1.2 miles
- Maritime Museum – 1.4 miles
- Aberdeen Science Centre – 1.7 miles
- Beach Leisure Centre – 2.1 miles
- Duthie Park – 2.4 miles
- Snowsports Centre – 2.6 miles
- Royal Aberdeen Golf Club – 2.8 miles
- Robert Gordon University – 3.2 miles



## By rail from Aberdeen station

- Dundee – 1 hour 10 minutes
- Inverness – 2 hours 14 minutes
- Edinburgh – 2 hours 51 minutes
- Glasgow – 3 hours 35 minutes

See a detailed view of the area and get directions



Journey times are approximate. Train journey times are accurate as of April 2022 and are sourced from thetrainline.com

# TwentyFour Rosemount

The development



- Denotes site boundary\*
- Denotes concrete slab paving
- Denotes low level planting
- Denotes informal stepping stone path
- Denotes grasscrete parking bays
- Denotes block paving parking bays
- Denotes low level feature wall



\*The boundary line does not reflect the purchase area.

The development layout is not drawn to scale and is for general guidance only. Road layouts, pathways, parking bays and external treatments may differ. Landscaping is indicative only. Please confirm the most up-to-date details with our Sales Consultant prior to reservation.

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View our interactive siteplan for our latest availability



# Choose the home that's right for you



**The Albert**  
2 bedroom  
apartment



**The Belvidere**  
2 bedroom  
apartment



**The Hamilton**  
2 bedroom  
apartment



**The Argyll**  
2 bedroom  
apartment



**The Esslemont**  
2 bedroom  
apartment



**The Richmond**  
2 bedroom  
apartment

[Click here for current availability and prices](#)





**The Rosemount**  
2 bedroom  
apartment



**The Victoria**  
2 bedroom  
apartment



**The Hamilton**  
2 bedroom  
apartment



**The Rubislaw**  
2 bedroom  
apartment



**The Westburn**  
2 bedroom  
apartment

[Click here for current availability and prices](#)



# Desirable in every detail

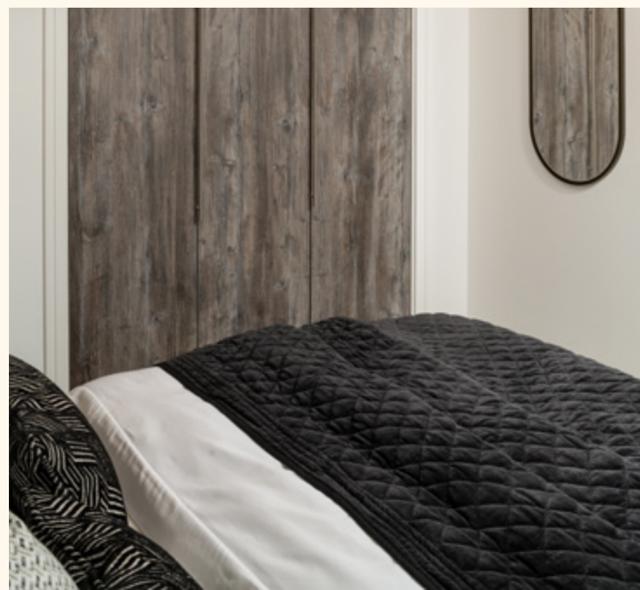
The finishing touches, unexpected flourishes and innovative features. Designer kitchens with desirable technology built-in, for showing off your culinary flair. Sleek bathrooms and en suites with high specification sanitaryware, for indulging in some well-deserved pampering.

With every home comfort considered for energy-efficient and low maintenance living, each aspect of your apartment is beautifully designed and built to an exacting standard; because when you look for quality, it's the little things that make all the difference.

[Click here to view the specification](#)



Photography of TwentyFour, Rosemount





Photography of TwentyFour, Rosemount



Photography of TwentyFour, Rosemount



Photography of TwentyFour, Rosemount

# What our customers say

“ The advantage of the apartment is that as it’s brand new, I didn’t need to worry about any additional renovation costs or maintenance issues that you may need to deal with when moving into a previously lived in home. My new home was actually more than I ever thought possible as my first property.

The first thing that immediately caught me off guard was the unusual amount of room there was, which I didn’t expect in an apartment. Everything was beautifully laid out, from the charming living area to the convenience of the kitchen and, thanks to the abundant windows, there was a wonderful bright, airy warmth throughout

the home. It ticked all of the boxes that I was looking for.

Even on the day I got my keys, the sales team met with me at the apartment, and gave me a personal walk through my new home. It’s the welcoming touches like this that have really made my home-buying experience with Cala so memorable and I’m very glad they’ve been able to make my first move so easy. ”

Robyn Scott, a recent Cala apartment purchaser at Cala at Grandhome, Aberdeen

See more customer stories, reviews and ratings >



Photography of TwentyFour, Rosemount



Stock photography

# Why buy new

There's nothing quite like moving into a brand-new home. From newly-installed kitchens and bathrooms to the peace of mind of knowing that your property is safe, energy efficient and low maintenance.

What's more, you're buying a complete blank canvas on which to stamp your own individual style.



Modern fixtures, fittings & technology



Hyper fast fibre optic broadband



Less maintenance



Energy efficient



A chain free move



A blank canvas



[Click here to find out more about the top reasons to buy new](#)



# Cala Homes

Cala Homes' primary goals are to deliver design excellence in everything we do and ensure a first class customer experience for everyone who buys one of our homes.

To achieve this, we focus on investing in our most important asset - our people - and running an effective and sustainable business that makes a positive contribution in the areas where we operate.

Cala is built on the foundation values of passion, quality, delivery and respect.

Click on the arrows below to find out more about Cala Homes.



Our values >



Aspirational homes >



First class customer service >



Quality design and build >



Investment in our people >



Photography from a previous Cala development



# Sustainability the Cala way

Cala has a rich heritage originally dating back to 1875. We started building homes in the 1970s and, for over 50 years, have been creating high quality, sustainable new homes and communities. However it is not just what we do, but the way we do it that matters to Cala.

Thinking sustainably is at the heart of everything we do; from identifying the right sites, through creating a safe, healthy and fulfilling working environment, to taking a sensitive approach to development and delivering communities that meet local requirements.

As part of our sustainability journey we are aiming to reduce our paper usage by 90% across the company, including the customer journey, which is why we are aiming for online only brochures at our developments.

Click on the arrows below to find out more about our sustainability journey.

 Environment >

 Customers >

 Design >

 People >

 Land >

 Community consultation >





# Welcome to your new home

TwentyFour, Rosemount,  
Cornhill Road,  
Aberdeen, AB25 2DF

[Click here to arrange your viewing](#)



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