

CULTS PARK

ABERDEEN

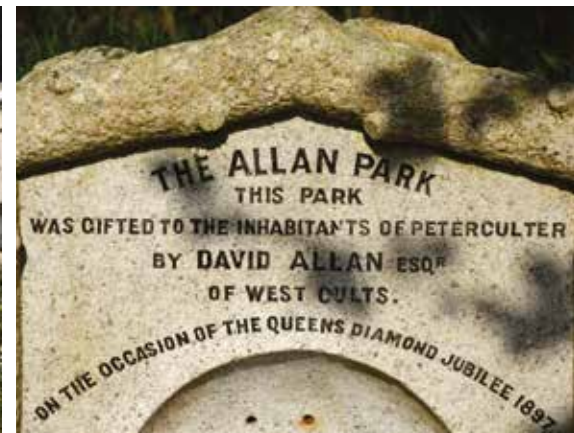


CULTS PARK

SPACE TO THRIVE AND ROOM TO GROW

Nestled by mature woodland and an attractive burn on the edge of Cults village, our exciting new phase of 2, 3, 4 and 5 bedroom terraced, semi-detached and detached homes has arrived at Cults Park.

Boasting generous plots and surrounded by 6.6 acres of open space, these distinctive homes are designed to complement the traditional local character, with light and spacious interiors, as well as CALA's quality specification throughout. Also featuring a private playground from our first phase, they're all part of an inviting community that enjoys the many highly sought-after amenities and schools of Cults.



CULTS

MUCH ADMIRED AND MUCH TO DO

Aberdeen's prosperous suburb enjoys the abundant green space of Allan Park, running alongside the River Dee, with the village featuring picturesque granite buildings and luxury homes, as well as fashionable boutiques, restaurants and cafés.

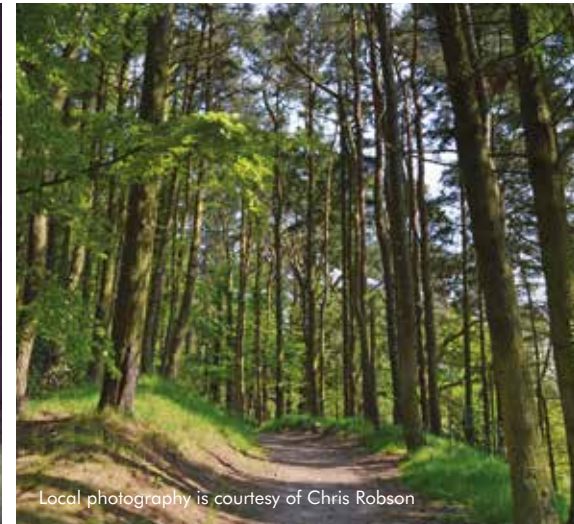
Neighbouring Bielside has equally desirable amenities, while an array of city centre attractions are just four miles away.

The Royal Deeside corridor offers miles of scenic country walks and cycling routes along The Deeside Way towards Cairngorms National Park, home to the majestic Balmoral Estate and other fine castles. Or head to the coast where stunning sandy beaches are within even closer reach.

You'll also discover plentiful sporting activities, with a choice of exclusive country clubs, leisure facilities and golf clubs like Deeside and Peterculter.

Add to that popular schools like Cults Primary and Cults Academy* – which are considered to be the best in the area – and it's hardly surprising that this beautiful village comes first on many a discerning family homebuyer's list.

*Owning a home in a school's catchment area does not guarantee a place at the school. Please consult the local authority for details.



Aerial photography



THE CITY, COUNTRY AND COAST AT YOUR CONVENIENCE

Cults Park is located less than a mile from North Deeside Road (A93), the main arterial route from Aberdeen to Braemar, providing a natural haven for country loving commuters.

So you can benefit from direct access to the city or coastline in around 20 minutes, head south west towards the Cairngorms, as well as connect to the oil centres at Westhill, Kingswells and Dyce via the A90, which is further improved by the Aberdeen Western Peripheral Route.

Mainline trains run frequently from Aberdeen station and regular buses travel to Braemar. Or simply take off at a moment's notice from Aberdeen International Airport, less than eight miles away.



AN IMPECCABLE PEDIGREE

It's a shared passion for craftsmanship, architectural heritage and innovative design that encourages our architects and designers to continuously set the industry standard.

With external finishes inspired by and sympathetic to their surroundings, you'll find just as much character and personality on the inside. Generous flowing spaces are more inviting and the finish and specification contain many unexpected touches that will make your life just that little bit easier.

Whether you're bringing everyone together or prefer a more peaceful way of life, CALA homes have all the quality specification, flexibility and clever storage to reflect your contemporary lifestyle.



The Cleland Showhome at Cults Park



The Lowther Showhome at Cults Park



The Cleland Showhome at Cults Park



The Cleland Showhome at Cults Park



The Lowther Showhome at Cults Park



The Lowther Showhome at Cults Park



A typical CALA street scene at Cultis Park



PERFECTLY LOCATED

Cults Park, Off Kirk Brae, Cults, Aberdeen, AB15 9SQ



REGIONAL MAP



LOCAL AREA MAP

SUPERBLY CONNECTED



ON FOOT

- North Deeside Road – 0.4 miles
- Cults Nursery & Primary School – 0.6 miles
- Cults Academy – 0.6 miles
- Deeside Way (School Road) – 0.6 miles
- Cults Medical Centre – 0.7 miles



BY CAR

- International School of Aberdeen – 1.5 miles
- Foresterhill Hospital – 4.0 miles
- Aberdeen Train Station – 4.0 miles
- Aberdeen Airport – 7.7 miles



BY RAIL (FROM ABERDEEN STATION)

- Dundee – 1 hour 3 minutes
- Perth – 1 hour 30 minutes
- Stirling – 1 hour 58 minutes
- Edinburgh – 2 hours 19 minutes
- Glasgow (Queen Street) – 2 hours 30 minutes

Distances are approximate and sourced from Google Maps. The shortest train journeys have been shown, are accurate as of May 2019 and are sourced from thetrainline.com

CALA HOMES – ONE OF THE UK’S LEADING PROVIDERS OF DESIRABLE NEW HOMES

CALA Homes has a long track record of success, from incorporation as a land management and collection company in 1875, to today’s thriving national housebuilder.

We’re passionate about providing exceptionally well designed, beautifully constructed new homes in which people aspire to live. Throughout Scotland, the Midlands, and the South East of England we build premium homes with sensitivity and consideration, in desirable locations. We take great pride not just in our product, but also in the outstanding levels of service we deliver to our homebuyers.

We continually strive to innovate in design and construction techniques to ensure that every home we build meets its owner’s expectations, is sympathetic to its local community, and complies with or exceeds the latest environmental and sustainability regulations.

From contemporary apartments to luxury family homes, creating beautiful places to live and providing the utmost customer care are at the heart of everything CALA does.



ADAM	CRICHTON	KENNEDY	MELVILLE
ARISAIG	DARROCH	LEWIS	MONCRIEF
BEAUFORT	DEWAR	LOWTHER	ROXBURGH
BROMPTON	ELLIOT	LAIRD	DOUBLE GARAGE WITH ACCOM. ABOVE
BRYCE	DOUBLE GARAGE	MACRAE	DOUBLE GARAGE
CLELAND	GARVIE	DOUBLE GARAGE WITH ACCOM. ABOVE	

— DENOTES DEVELOPMENT BOUNDARY
 — DENOTES FEATURE FENCE / WALL TREATMENTS
 PLEASE CONSULT SALES ADVISOR FOR MORE INFORMATION
 — DENOTES 1.8M TIMBER FENCE



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

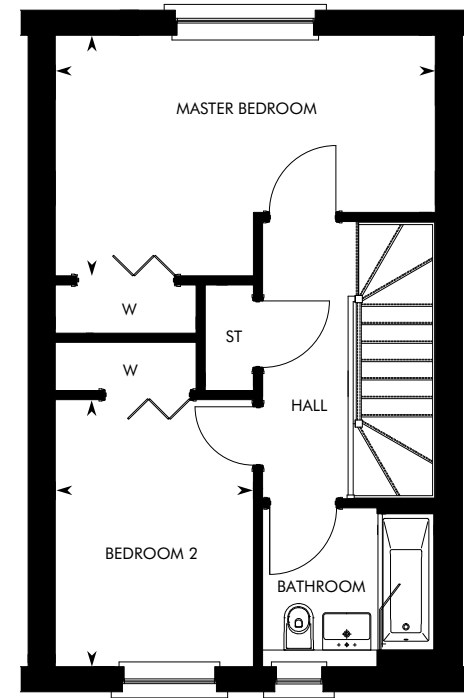
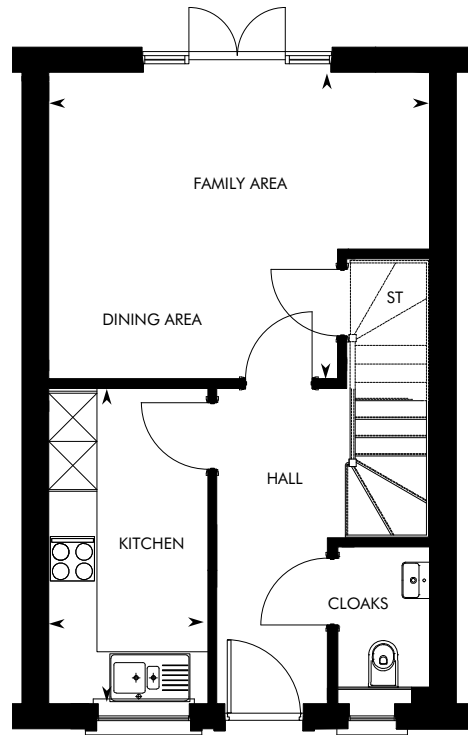


Computer Generated Image – A typical Adam

THE ADAM

2 BEDROOM TERRACED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen	3.94 x 1.98	22' 5" x 6' 5"
Family/Dining Area	4.74 x 3.83	15' 6" x 12' 6"

FIRST FLOOR	M	FT
Master Bedroom	4.74 x 3.00	15' 6" x 9' 8"
Bedroom 2	3.33 x 2.50	10' 9" x 8' 2"

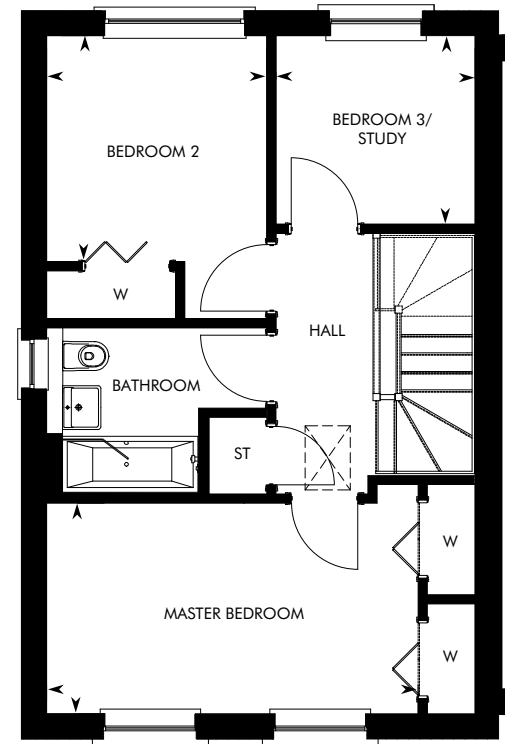
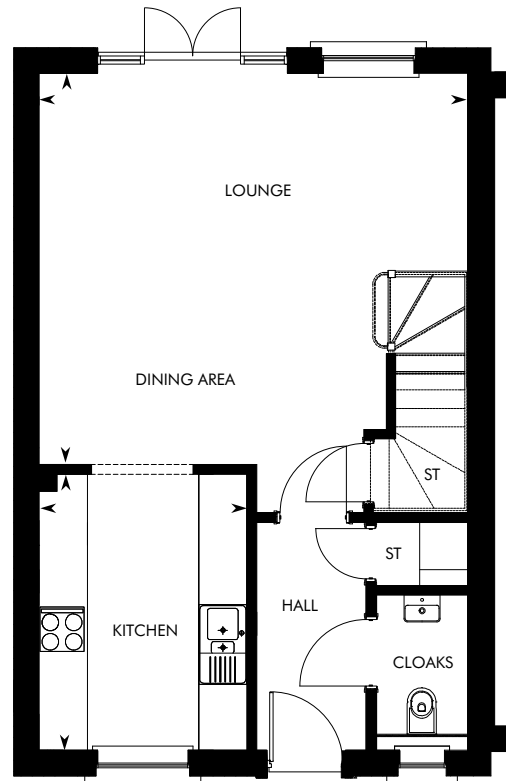
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Adam.



THE ARISAIG

3 BEDROOM END TERRACED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen	3.45 x 2.80	11' 4" x 9' 2"
Lounge/Dining Area	5.36 x 4.90	17' 7" x 16' 1"

FIRST FLOOR	M	FT
Master Bedroom	4.65 x 2.64	12' 3" x 8' 8"
Bedroom 2	3.54 x 2.76	11' 7" x 9' 1"
Bedroom 3	2.49 x 2.36	8' 2" x 7' 9"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Arisaig.

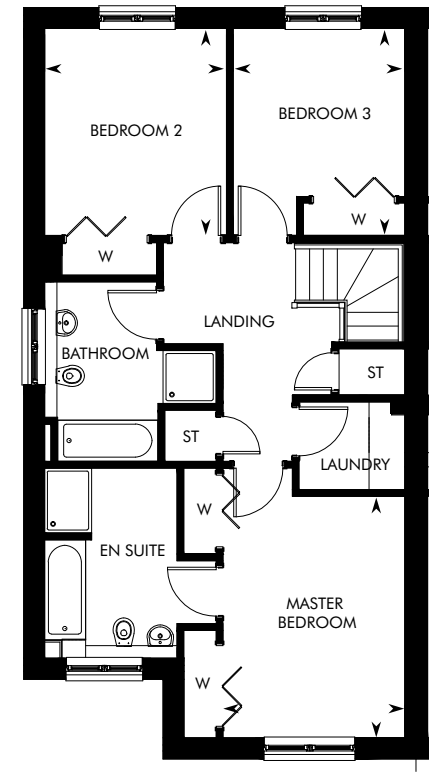
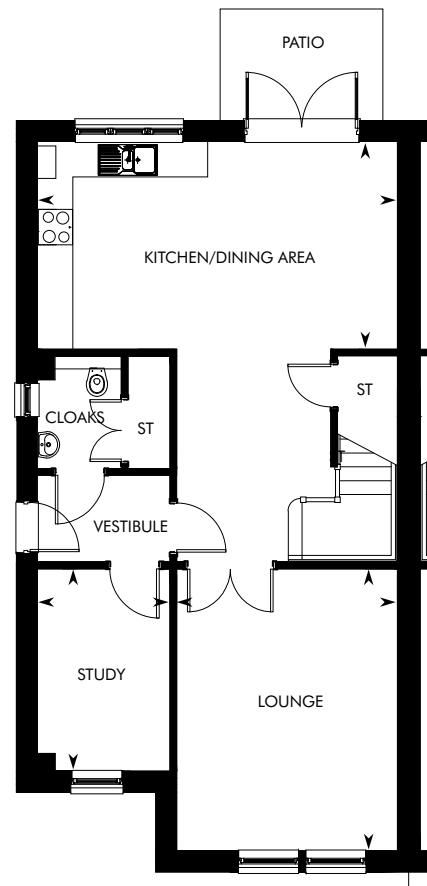


Computer Generated Image - A typical Beaufort

THE BEAUFORT

3 BEDROOM SEMI-DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/ Dining Area	6.10 x 3.52	20' 0" x 11' 7"

GROUND FLOOR	M	FT
Lounge	4.78 x 3.74	15' 8" x 12' 3"
Study	3.43 x 2.25	11' 3" x 7' 5"

FIRST FLOOR	M	FT
Master Bedroom	4.10 x 3.08	13' 5" x 10' 1"
Bedroom 2	3.51 x 3.08	11' 6" x 10' 1"

FIRST FLOOR	M	FT
Bedroom 3	3.51 x 2.91	11' 6" x 9' 6"

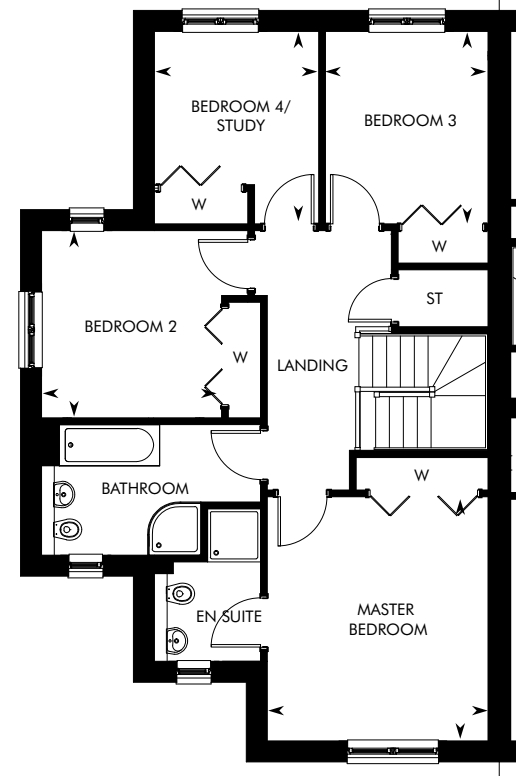
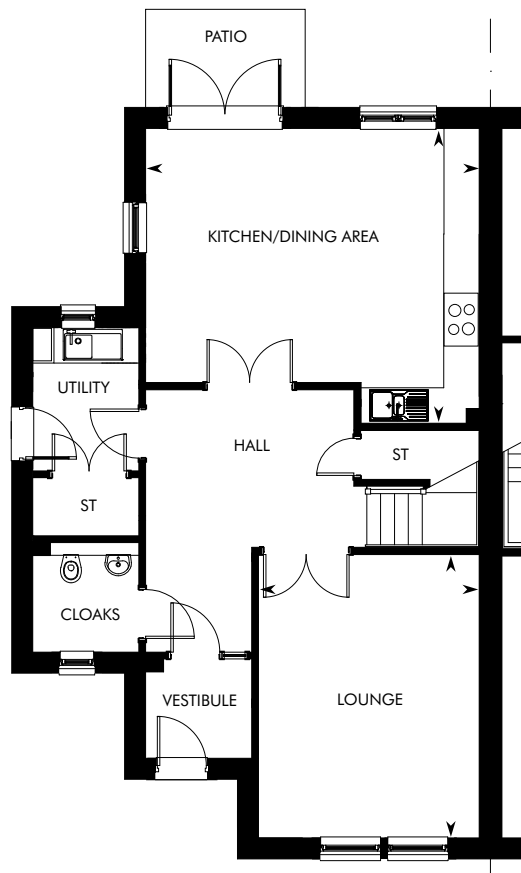
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Beaufort.



THE BROMPTON

4 BEDROOM SEMI-DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Dining Area	5.65 x 5.00	18' 7" x 16' 5"
Lounge	4.81 x 3.74	15' 9" x 12' 3"

FIRST FLOOR	M	FT
Master Bedroom	4.14 x 3.74	13' 7" x 12' 3"
Bedroom 2	3.18 x 3.05	10' 5" x 10' 0"

FIRST FLOOR	M	FT
Bedroom 3	3.26 x 2.75	10' 8" x 9' 0"
Bedroom 4/Study	3.25 x 2.79	10' 8" x 9' 2"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Brompton.

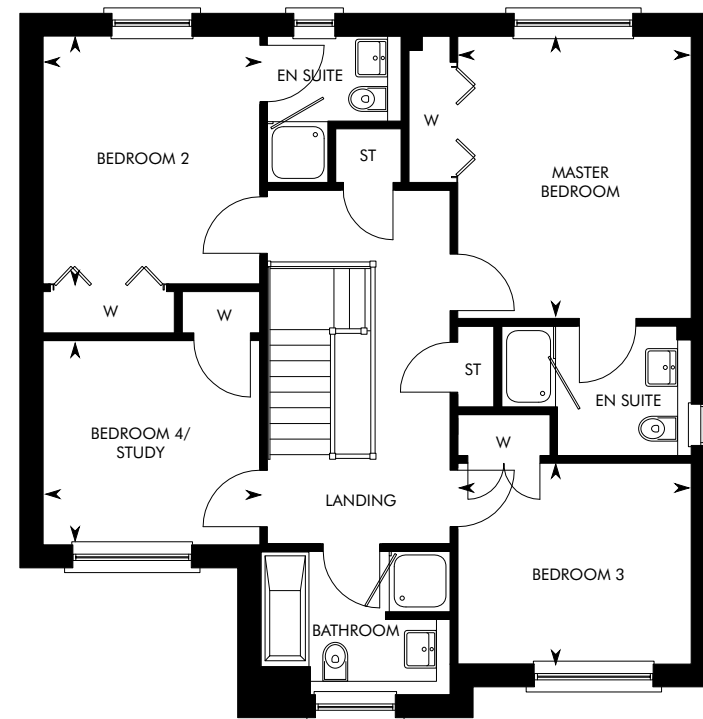
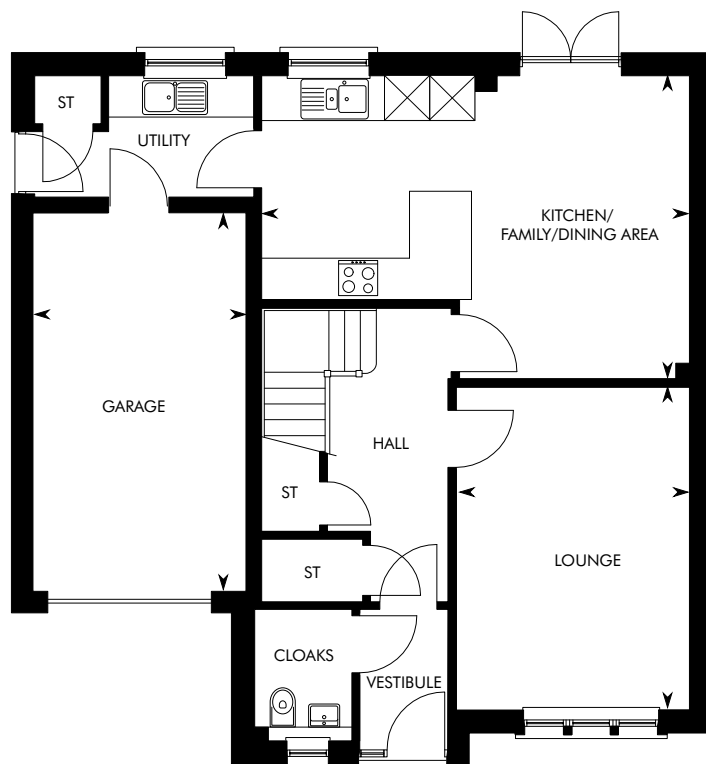


Computer Generated Image – A typical Bryce

THE BRYCE

4 BEDROOM DETACHED AND SEMI-DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	6.22 x 4.40	20' 5" x 14' 5"

GROUND FLOOR	M	FT
Lounge	4.70 x 3.39	15' 5" x 11' 2"
Garage	5.51 x 3.10	18' 1" x 10' 2"

FIRST FLOOR	M	FT
Master Bedroom	4.15 x 3.43	13' 7" x 11' 2"
Bedroom 2	3.64 x 3.19	11' 11" x 10' 5"

FIRST FLOOR	M	FT
Bedroom 3	3.43 x 2.95	11' 3" x 9' 8"
Bedroom 4/Study	3.19 x 3.00	10' 5" x 9' 10"

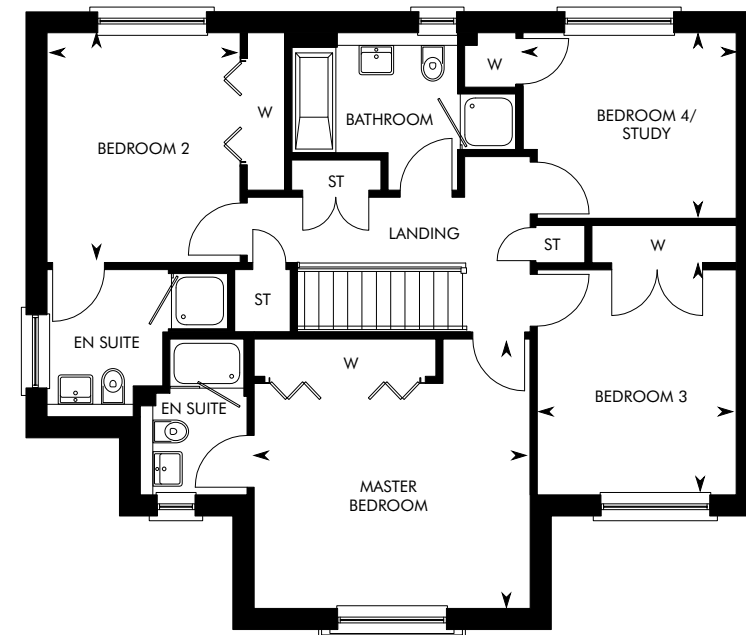
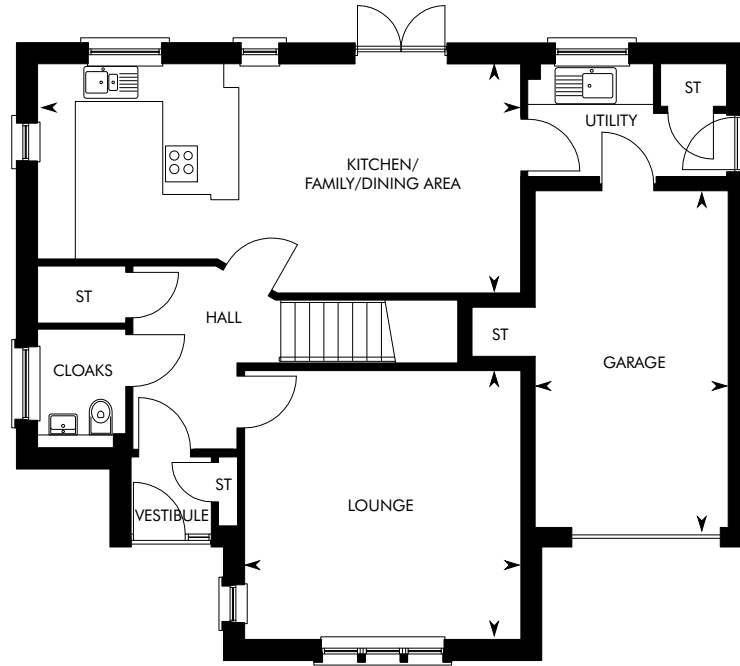
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Bryce.



THE CLELAND

4 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	7.74 x 3.13	25' 5" x 10' 3"

GROUND FLOOR	M	FT
Lounge	4.43 x 4.31	14' 6" x 14' 2"
Garage	5.39 x 3.10	17' 8" x 10' 2"

FIRST FLOOR	M	FT
Master Bedroom	4.43 x 3.61	14' 6" x 11' 10"
Bedroom 2	3.68 x 3.10	12' 1" x 10' 2"

FIRST FLOOR	M	FT
Bedroom 3	3.60 x 3.19	11' 10" x 10' 5"
Bedroom 4/Study	3.41 x 2.97	11' 2" x 9' 9"

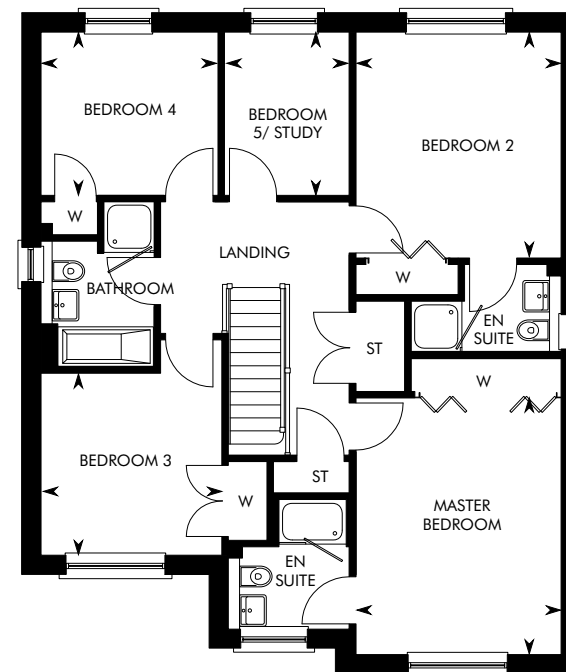
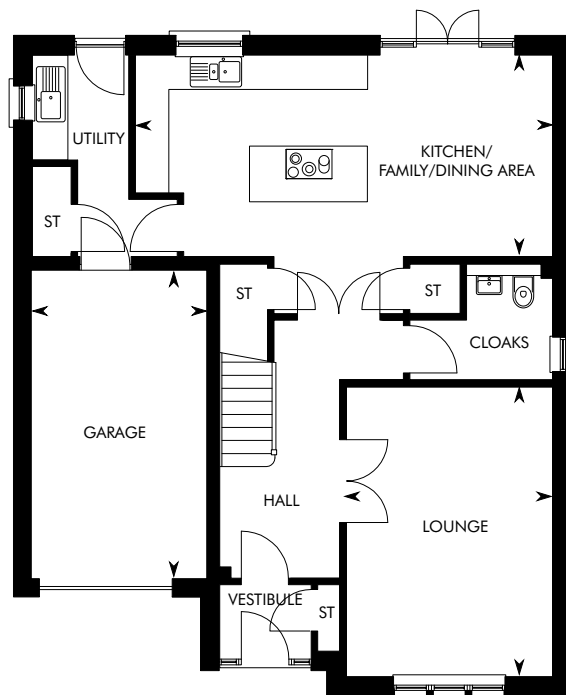
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Cleland.



THE CRICHTON

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	7.35 x 3.55	24' 1" x 11' 8"

GROUND FLOOR	M	FT
Lounge	5.10 x 3.63	16' 8" x 11' 11"
Garage	5.44 x 3.10	17' 11" x 10' 1"

FIRST FLOOR	M	FT
Master Bedroom	4.53 x 3.61	14' 10" x 11' 10"
Bedroom 2	3.99 x 3.61	13' 1" x 11' 10"
Bedroom 3	3.21 x 3.19	10' 6" x 10' 5"

FIRST FLOOR	M	FT
Bedroom 4	3.12 x 2.88	10' 3" x 9' 5"
Bedroom 5/Study	2.88 x 2.20	9' 5" x 7' 3"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Crichton.

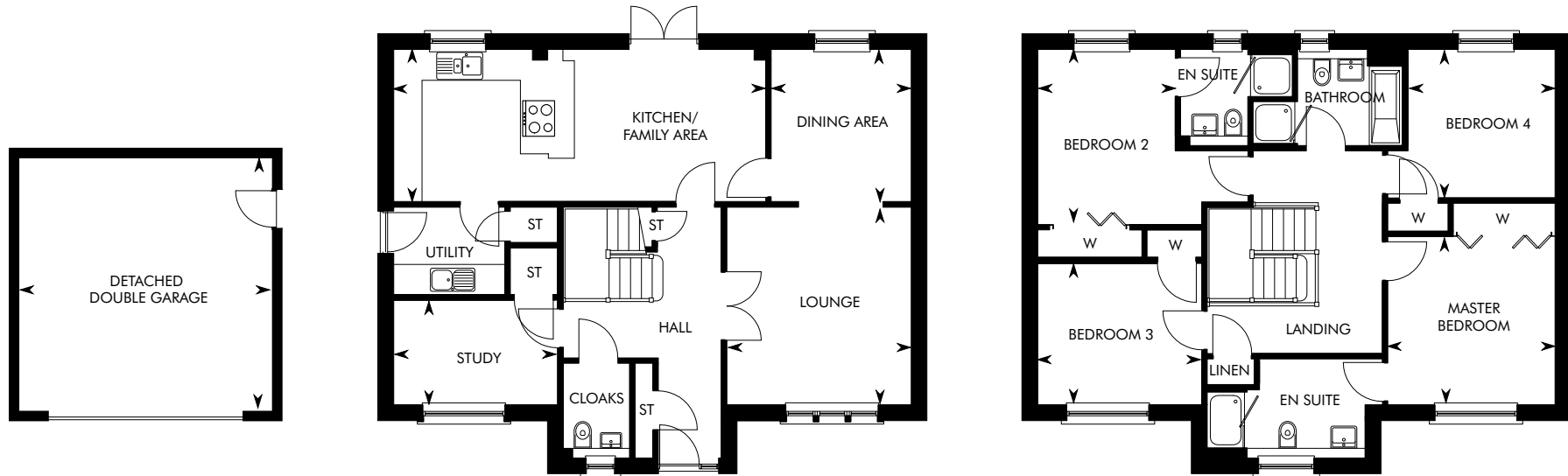


Computer Generated Image – A typical Elliot

THE ELLIOT

4 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family Area	7.93 x 3.24	26' 0" x 10' 8"
Dining Area	3.24 x 2.98	10' 8" x 9' 9"
Lounge	4.21 x 3.93	13' 10" x 12' 11"

GROUND FLOOR	M	FT
Study	3.49 x 2.23	11' 5" x 7' 4"
Detached Double Garage	5.63 x 5.63	18' 6" x 18' 6"

FIRST FLOOR	M	FT
Master Bedroom	3.58 x 3.57	11' 9" x 11' 8"
Bedroom 2	3.73 x 2.93	12' 3" x 9' 7"

FIRST FLOOR	M	FT
Bedroom 3	3.50 x 3.02	11' 6" x 9' 11"
Bedroom 4	3.16 x 3.14	10' 4" x 10' 4"

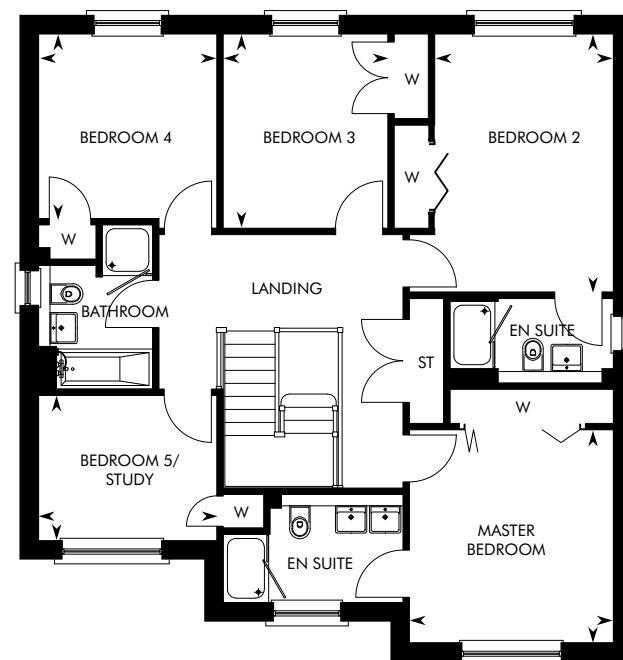
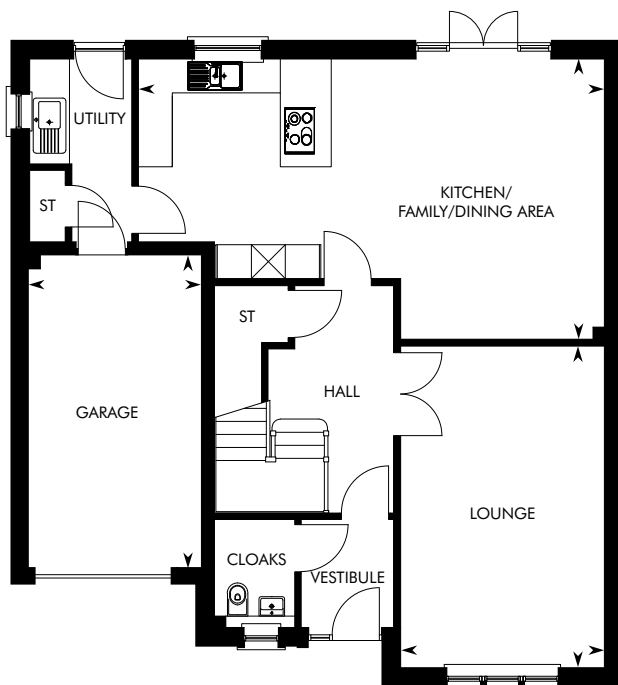
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 18.06.19. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 - 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Elliot.



THE DARROCH

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	8.21 x 4.94	26' 11" x 16' 2"

GROUND FLOOR	M	FT
Lounge	5.67 x 3.59	18' 7" x 11' 9"
Garage	5.50 x 3.05	18' 1" x 10' 0"

FIRST FLOOR	M	FT
Master Bedroom	3.75 x 3.59	12' 4" x 11' 9"
Bedroom 2	4.55 x 3.15	14' 11" x 10' 4"
Bedroom 3	3.42 x 2.90	11' 3" x 9' 6"

FIRST FLOOR	M	FT
Bedroom 4	3.25 x 3.14	10' 8" x 10' 4"
Bedroom 5/Study	3.14 x 2.56	10' 4" x 8' 5"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Darroch.

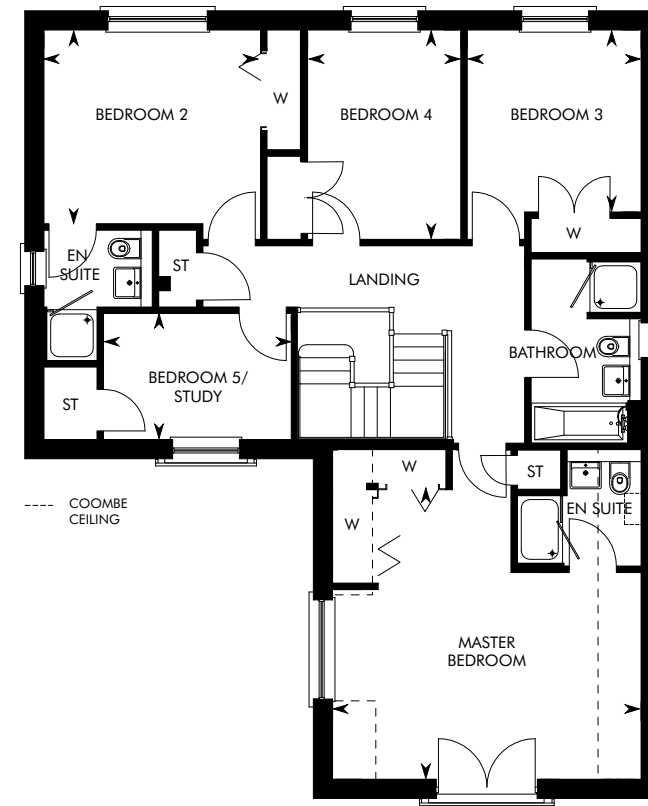
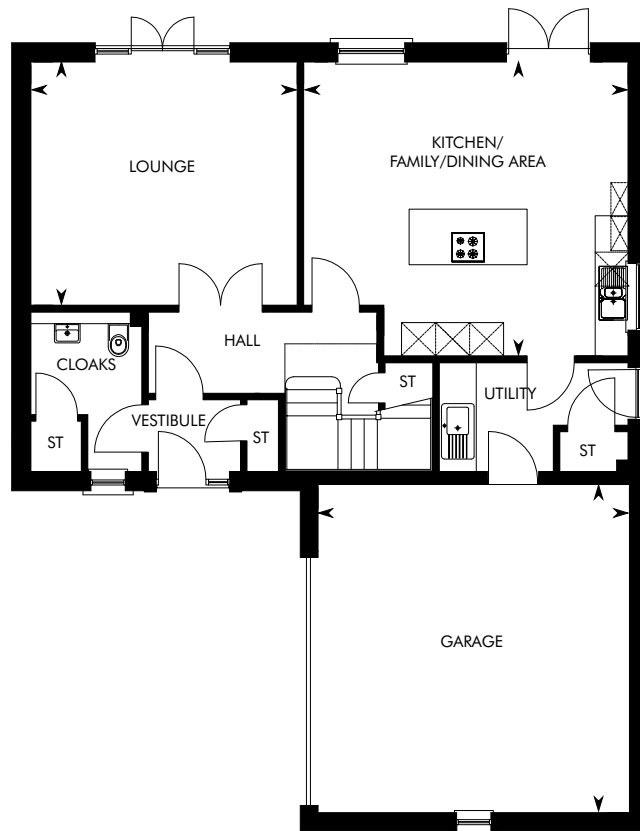


Computer Generated Image - A typical Dewar

THE DEWAR

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	5.71 x 4.28	18' 9" x 14' 0"

GROUND FLOOR	M	FT
Lounge	4.68 x 4.28	15' 4" x 14' 0"
Garage	5.77 x 5.48	18' 11" x 18' 0"

FIRST FLOOR	M	FT
Master Bedroom	5.43 x 3.64	17' 10" x 11' 11"
Bedroom 2	3.81 x 3.41	12' 6" x 11' 2"
Bedroom 3	3.20 x 3.06	10' 6" x 10' 0"

FIRST FLOOR	M	FT
Bedroom 4	3.68 x 2.69	12' 1" x 8' 10"
Bedroom 5/Study	3.30 x 2.22	10' 10" x 7' 3"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Dewar.

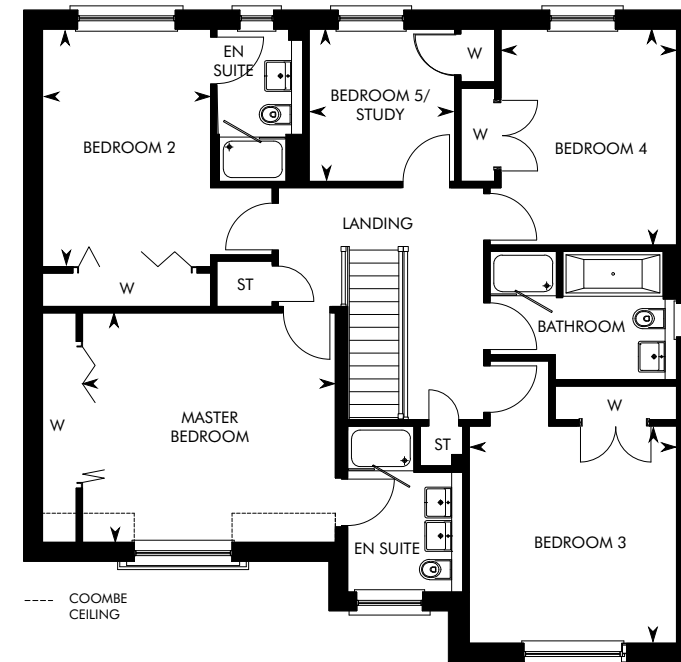
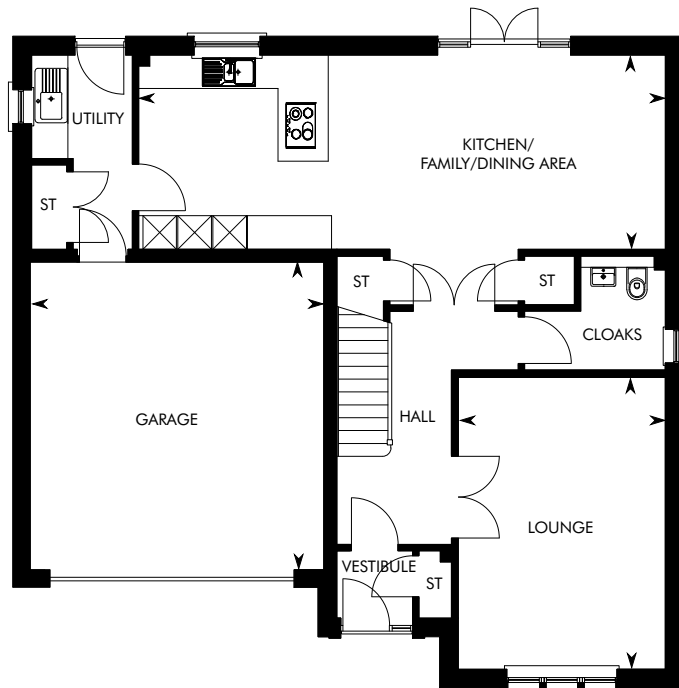


Computer Generated Image – A typical Garvie

THE GARVIE

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family/ Dining Area	9.41 x 3.47	30' 11" x 11' 5"

GROUND FLOOR	M	FT
Lounge	5.21 x 3.70	17' 1" x 12' 2"
Garage	5.50 x 5.25	18' 1" x 17' 3"

FIRST FLOOR	M	FT
Master Bedroom	4.52 x 4.10	14' 10" x 13' 5"
Bedroom 2	4.25 x 3.00	13' 11" x 9' 10"
Bedroom 3	3.88 x 3.70	12' 9" x 12' 2"

FIRST FLOOR	M	FT
Bedroom 4	3.86 x 3.14	12' 8" x 10' 3"
Bedroom 5/Study	2.72 x 2.60	8' 11" x 8' 6"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Garvie.

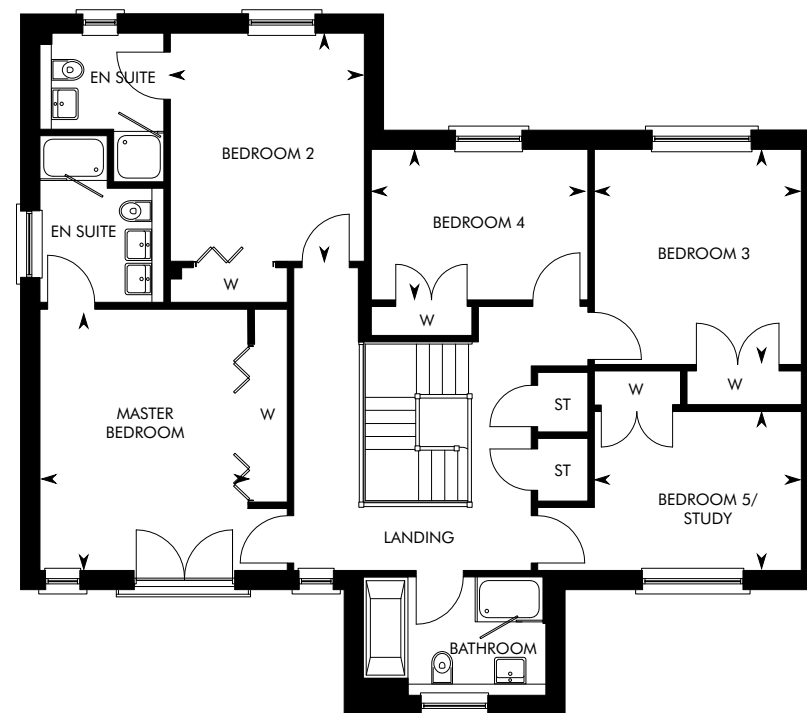
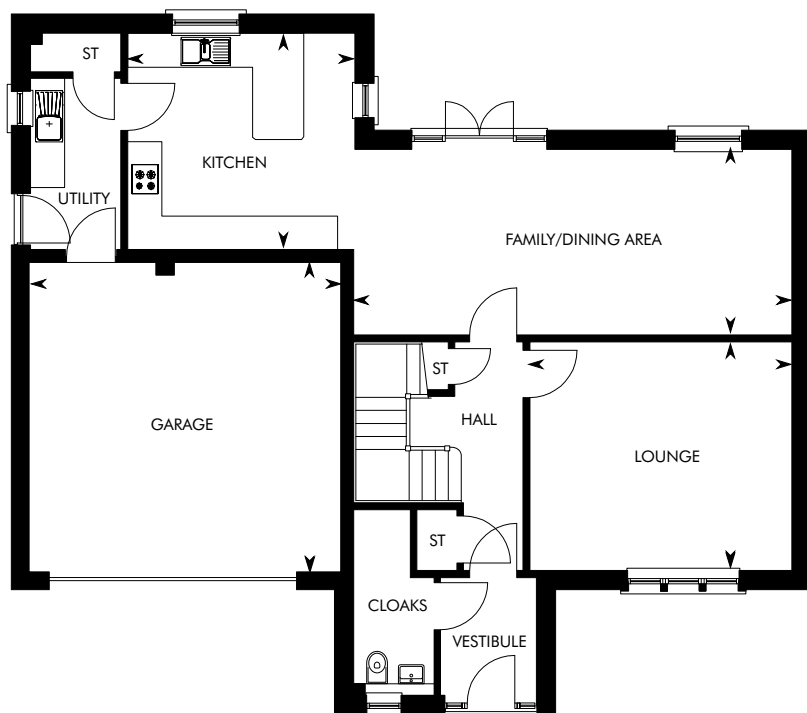


Computer Generated Image - A typical Kennedy

THE KENNEDY

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen	4.00 x 3.81	13' 2" x 12' 6"
Family/Dining Area	7.72 x 3.27	25' 4" x 10' 9"

GROUND FLOOR	M	FT
Lounge	4.62 x 4.03	15' 2" x 13' 3"
Garage	5.50 x 5.46	18' 0" x 17' 11"

FIRST FLOOR	M	FT
Master Bedroom	4.61 x 3.67	15' 1" x 12' 0"
Bedroom 2	4.02 x 3.42	13' 2" x 11' 3"
Bedroom 3	3.79 x 3.65	12' 5" x 12' 0"

FIRST FLOOR	M	FT
Bedroom 4	3.82 x 2.65	12' 6" x 8' 8"
Bedroom 5/Study	3.65 x 2.81	12' 0" x 9' 2"

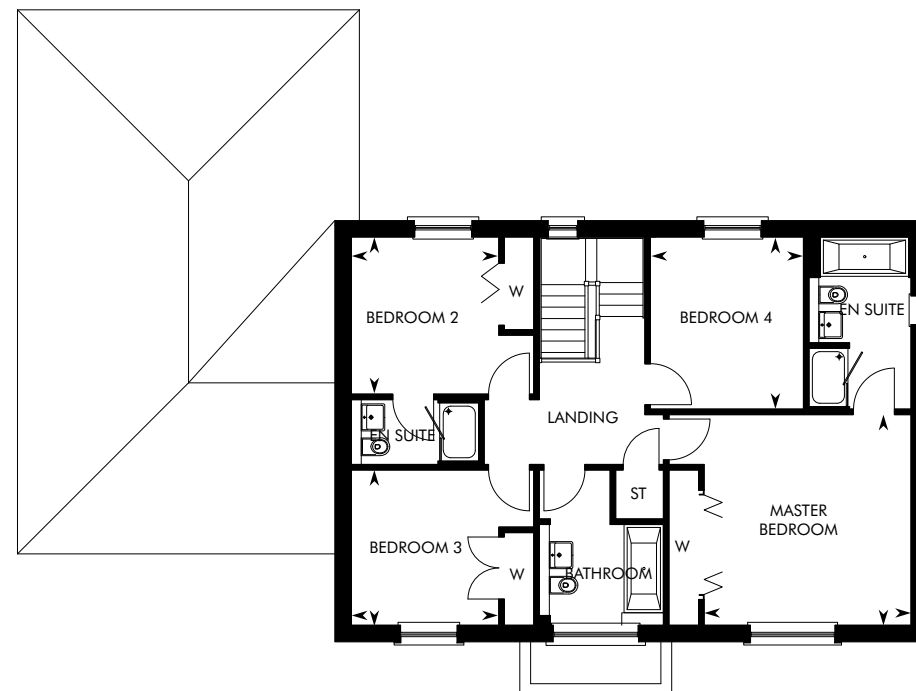
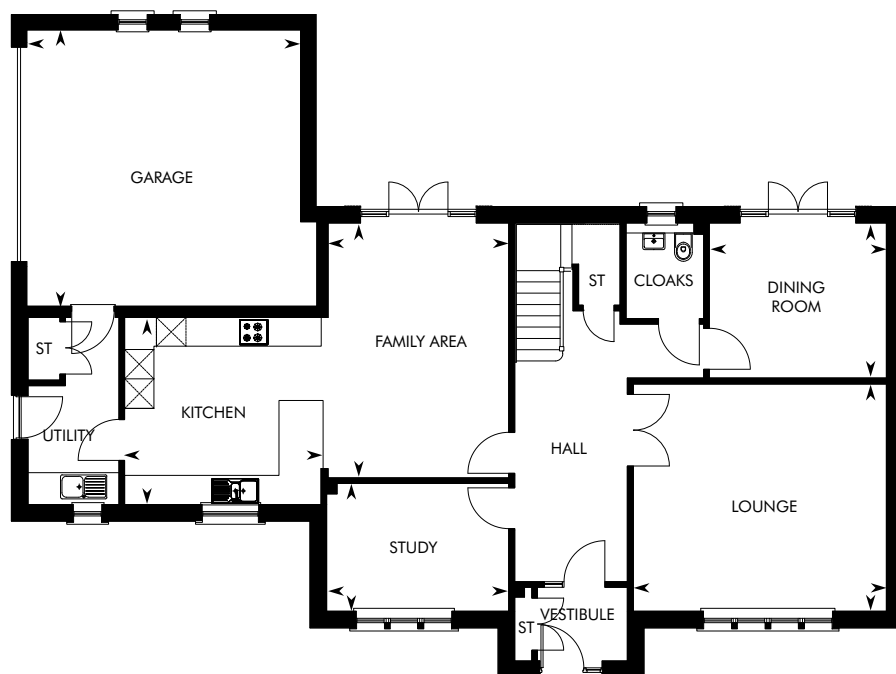
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Kennedy.



THE LAIRD

4 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen	4.00 x 3.81	13' 1" x 12' 6"
Family Area	5.18 x 3.67	17' 0" x 12' 1"
Dining Room	3.60 x 3.15	11' 10" x 10' 4"

GROUND FLOOR	M	FT
Lounge	5.15 x 4.62	16' 11" x 15' 2"
Study	3.70 x 2.60	12' 2" x 8' 6"
Garage	5.62 x 5.58	18' 5" x 18' 3"

FIRST FLOOR	M	FT
Master Bedroom	4.28 x 4.21	14' 1" x 13' 10"
Bedroom 2	3.20 x 3.00	10' 6" x 9' 10"

FIRST FLOOR	M	FT
Bedroom 3	3.16 x 3.00	10' 4" x 9' 10"
Bedroom 4	3.50 x 3.11	11' 6" x 10' 3"

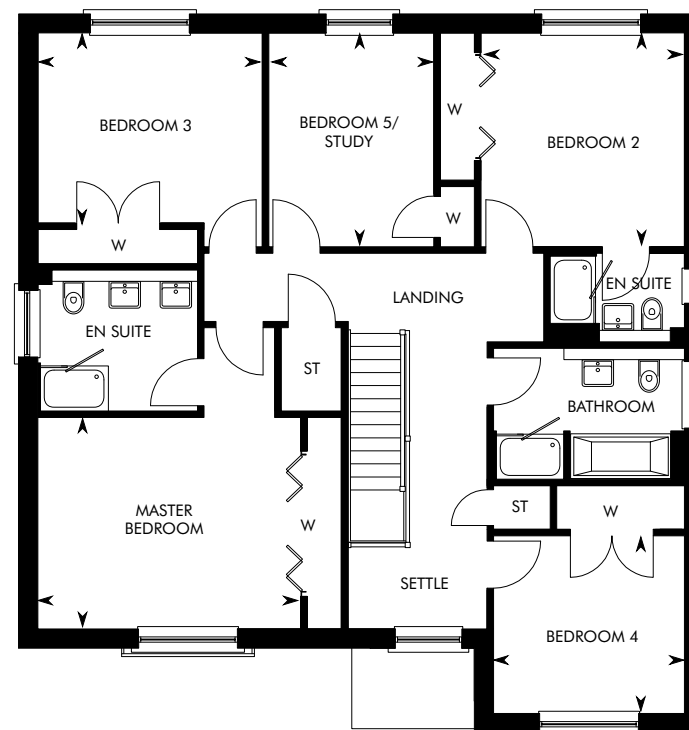
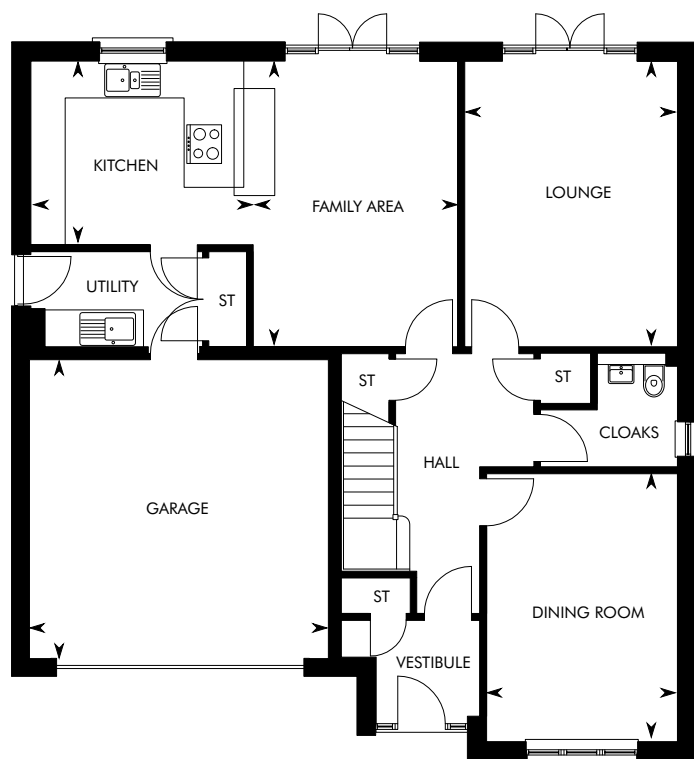
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 - 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Laird.



THE LEWIS

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Family Area	5.04 x 3.61	16' 6" x 11' 10"
Kitchen	3.92 x 3.24	12' 10" x 10' 7"
Lounge	5.04 x 3.75	16' 6" x 12' 4"

GROUND FLOOR	M	FT
Dining Room	4.73 x 3.37	15' 6" x 11' 1"
Garage	5.27 x 5.27	17' 3" x 17' 3"

FIRST FLOOR	M	FT
Master Bedroom	4.64 x 3.73	15' 3" x 12' 3"
Bedroom 2	3.77 x 3.59	12' 4" x 11' 9"
Bedroom 3	3.96 x 3.35	13' 0" x 11' 0"

FIRST FLOOR	M	FT
Bedroom 4	3.37 x 3.13	11' 1" x 10' 3"
Bedroom 5/Study	3.77 x 2.91	12' 4" x 9' 6"

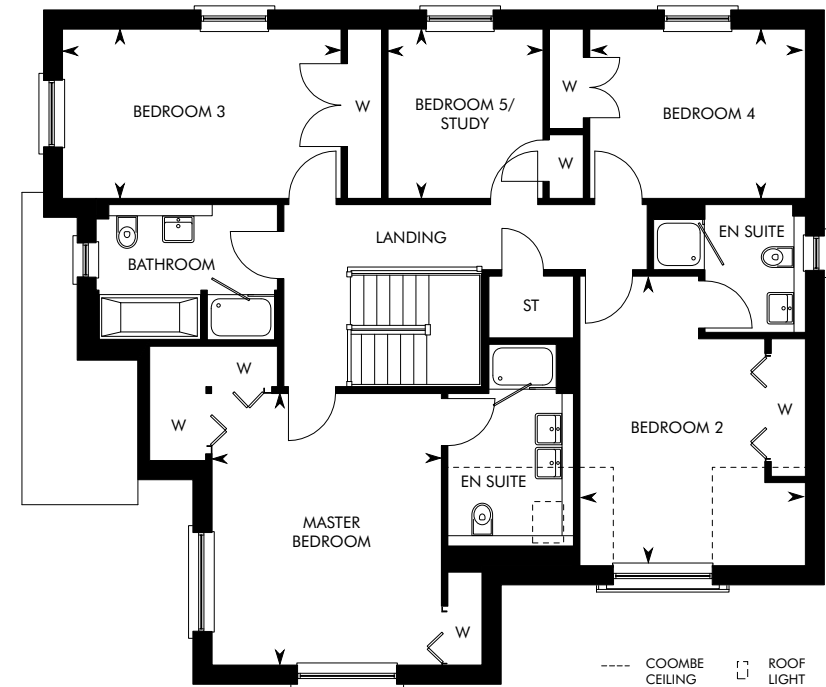
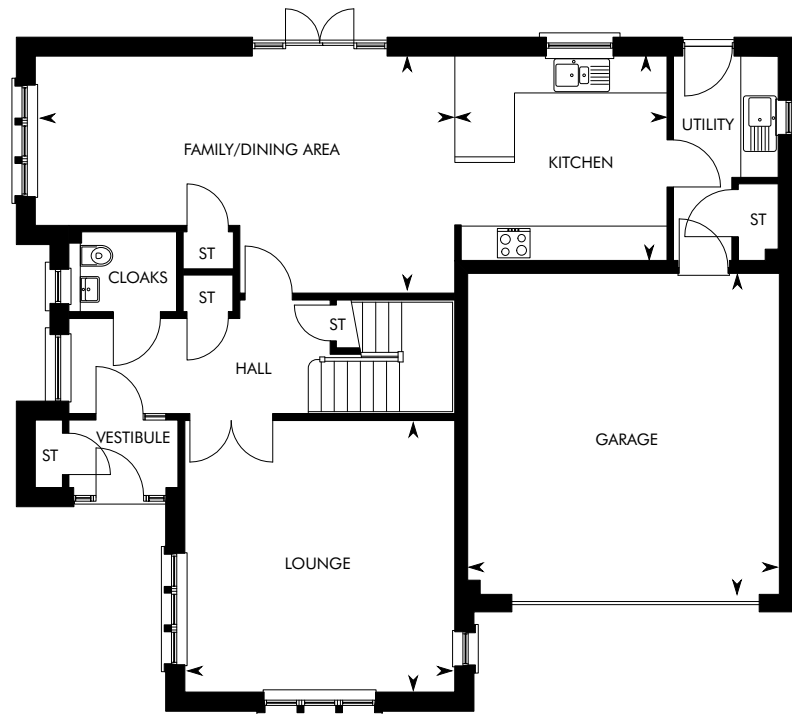
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Lewis.



THE LOWTHER

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Family/Dining Area	7.39 x 4.18	24' 3" x 13' 8"
Kitchen	3.74 x 3.60	12' 3" x 11' 10"

GROUND FLOOR	M	FT
Lounge	4.79 x 4.76	15' 8" x 15' 7"
Garage	5.66 x 5.50	18' 7" x 18' 0"

FIRST FLOOR	M	FT
Master Bedroom	4.79 x 4.04	15' 8" x 13' 3"
Bedroom 2	5.11 x 3.97	16' 9" x 13' 0"
Bedroom 3	4.91 x 2.98	16' 1" x 9' 9"

FIRST FLOOR	M	FT
Bedroom 4	3.80 x 2.98	12' 6" x 9' 9"
Bedroom 5/Study	2.98 x 2.73	9' 9" x 8' 11"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Lowther.

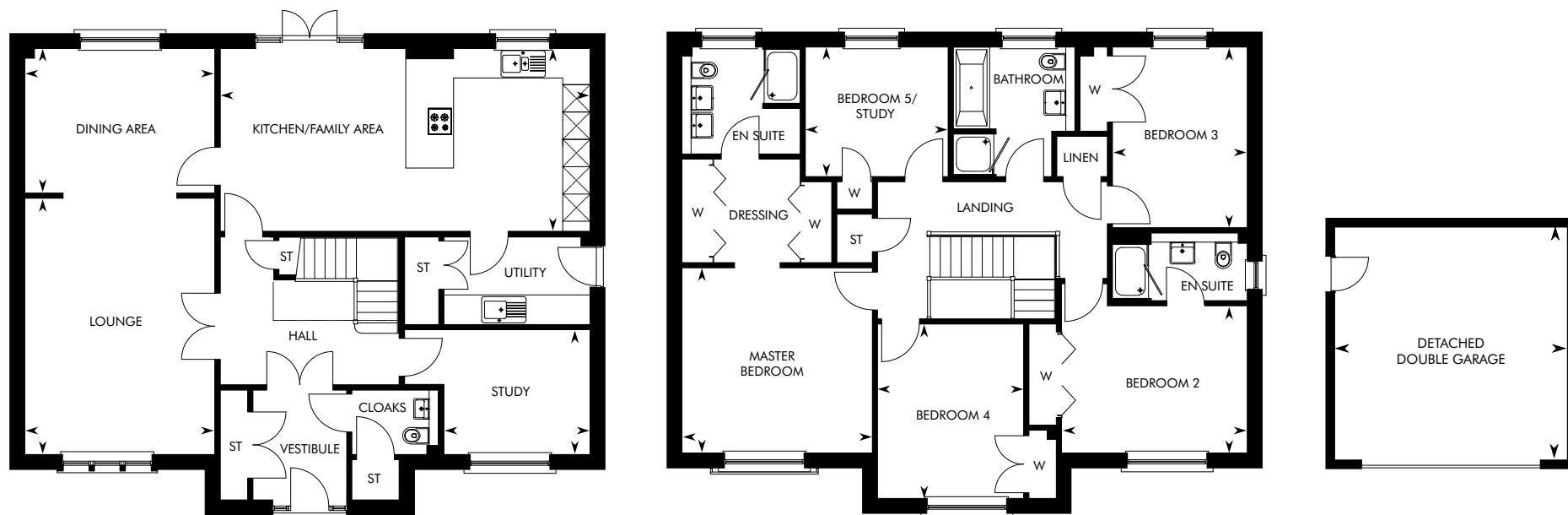


Computer Generated Image – A typical MacRae

THE MACRAE

5 BEDROOM DETACHED HOME AT CULTS PARK





Please ask a CALA representative regarding plot specific garage arrangement.

GROUND FLOOR	M	FT
Kitchen/Family Area	8.13 x 4.02	26' 8" x 13' 2"
Dining Area	4.18 x 3.18	13' 8" x 10' 5"
Lounge	5.63 x 4.18	18' 6" x 13' 8"

GROUND FLOOR	M	FT
Study	3.21 x 2.74	10' 7" x 9' 0"
Detached Double Garage	5.63 x 5.63	18' 6" x 18' 6"

FIRST FLOOR	M	FT
Master Bedroom	4.19 x 4.07	13' 9" x 13' 4"
Bedroom 2	4.09 x 3.23	13' 5" x 10' 7"
Bedroom 3	3.97 x 2.96	13' 0" x 9' 9"

FIRST FLOOR	M	FT
Bedroom 4	3.83 x 3.21	12' 7" x 10' 6"
Bedroom 5/Study	3.14 x 2.85	10' 4" x 9' 4"

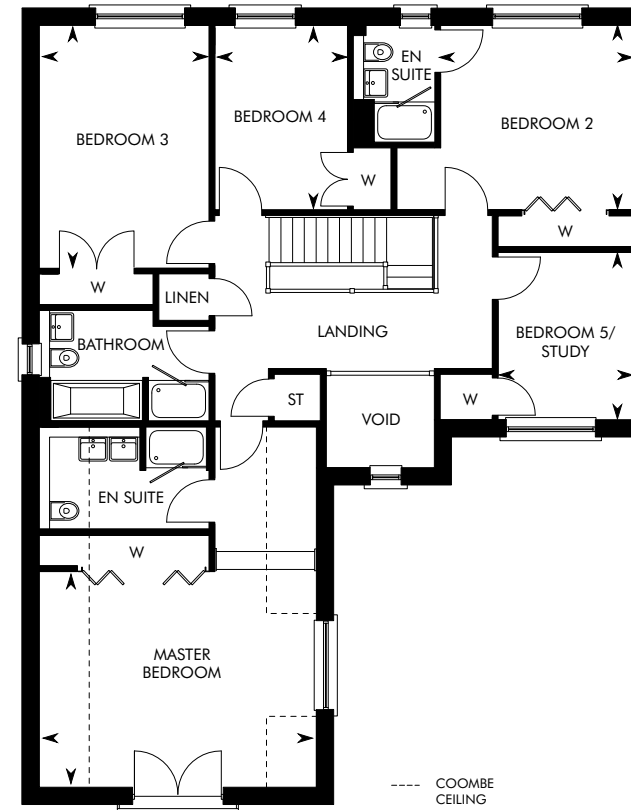
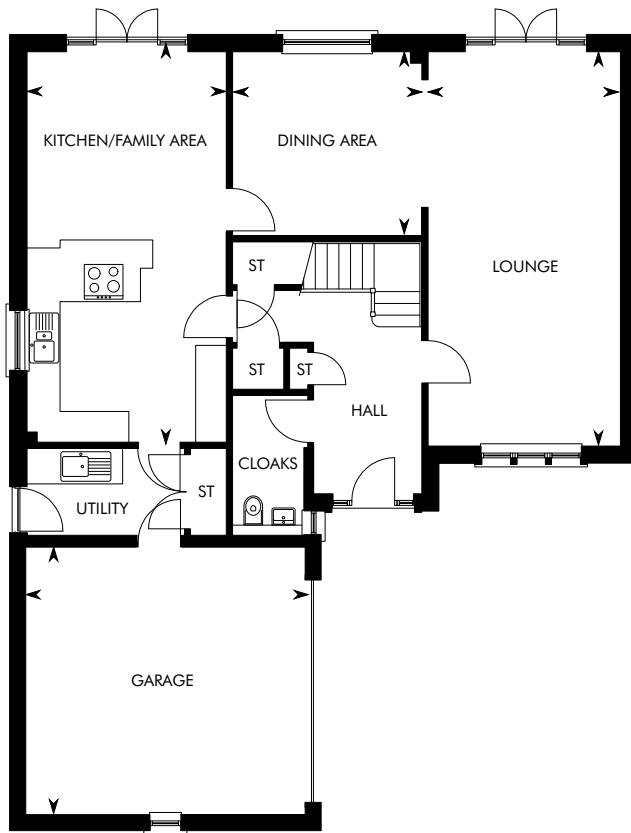
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 02.09.20. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 - 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The MacRae.



THE MELVILLE

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR	M	FT
Kitchen/Family Area	7.74 x 3.90	25' 5" x 12' 10"
Dining Area	3.71 x 3.60	12' 2" x 11' 10"

GROUND FLOOR	M	FT
Lounge	7.73 x 3.77	25' 4" x 12' 4"
Garage	5.48 x 5.16	18' 0" x 16' 11"

FIRST FLOOR	M	FT
Master Bedroom	5.43 x 4.22	17' 10" x 13' 10"
Bedroom 2	3.77 x 3.61	12' 4" x 11' 10"
Bedroom 3	4.76 x 3.32	15' 7" x 10' 11"

FIRST FLOOR	M	FT
Bedroom 4	3.61 x 2.60	11' 10" x 8' 6"
Bedroom 5/Study	3.28 x 2.64	10' 9" x 8' 8"

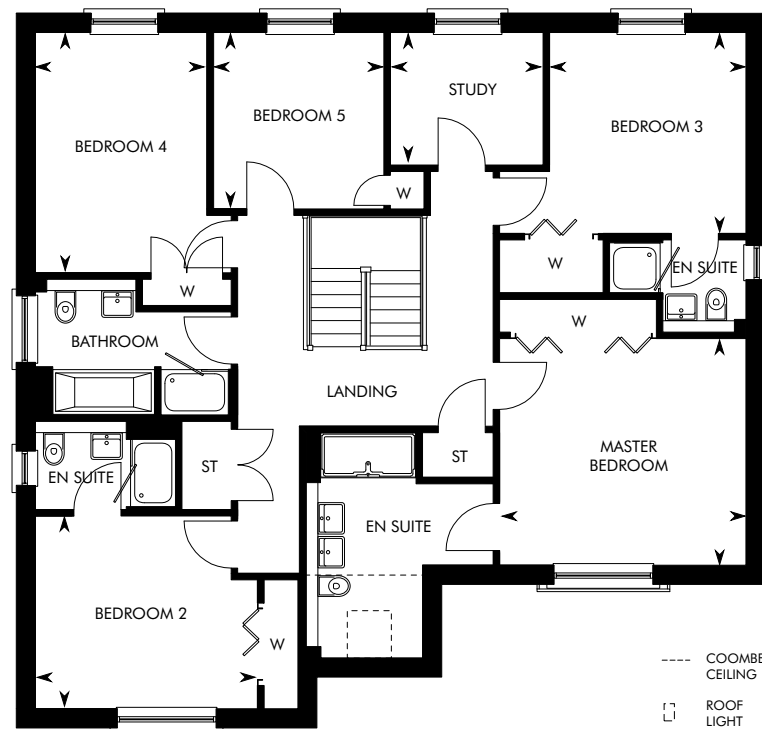
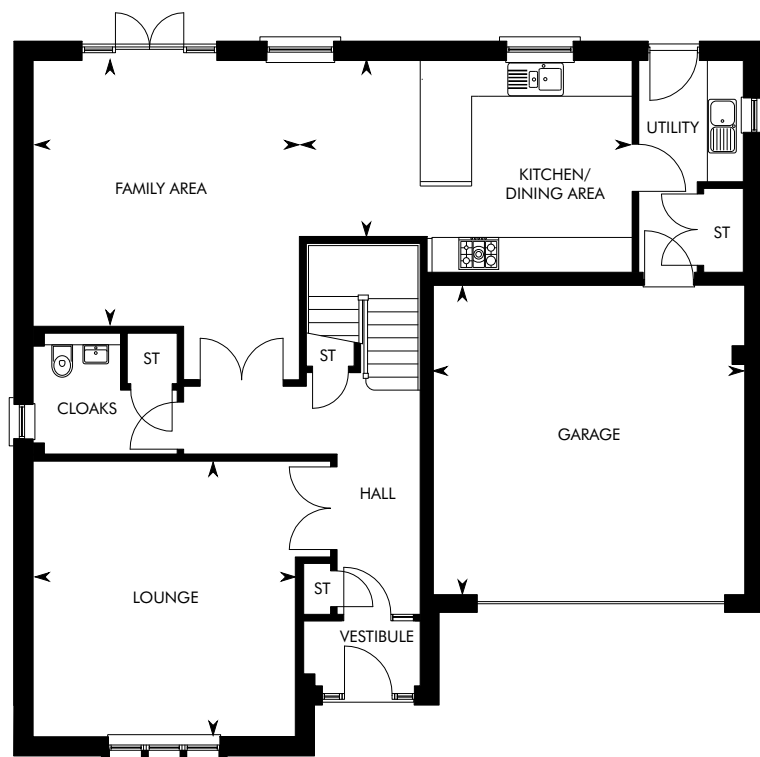
IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 - 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Melville.



THE MONCRIEF

5 BEDROOM DETACHED HOME AT CULTS PARK





GROUND FLOOR M FT

Kitchen/Dining Area	5.87 x 3.10	19' 3" x 10' 2"
Family Area	4.70 x 4.69	15' 5" x 15' 4"

GROUND FLOOR M FT

Lounge	4.86 x 4.62	15' 11" x 15' 2"
Garage	5.50 x 5.46	18' 0" x 17' 11"

FIRST FLOOR M FT

Master Bedroom	4.34 x 3.99	14' 3" x 13' 1"
Bedroom 2	3.91 x 3.40	12' 10" x 11' 2"
Bedroom 3	3.54 x 3.46	11' 7" x 11' 4"

FIRST FLOOR M FT

Bedroom 4	4.24 x 3.02	13' 11" x 9' 11"
Bedroom 5	3.11 x 3.00	10' 3" x 9' 10"
Study	2.69 x 2.34	8' 10" x 7' 8"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 13.11.18. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Moncrief.

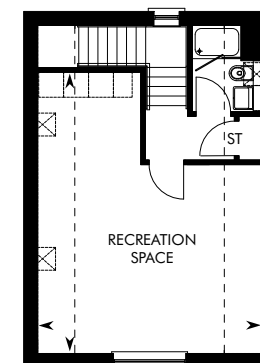
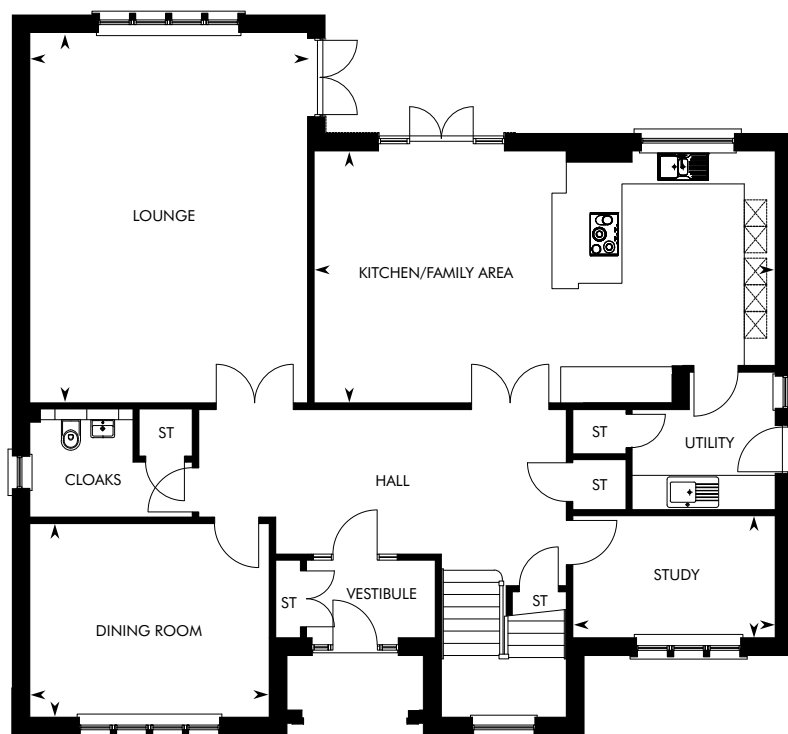


Computer Generated Image – A typical Roxburgh

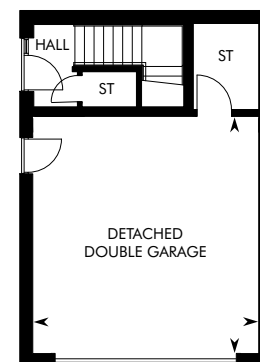
THE ROXBURGH

5 BEDROOM DETACHED HOME AT CULTS PARK





FIRST FLOOR GARAGE



GROUND FLOOR GARAGE

GROUND FLOOR	M	FT
Kitchen/Family Area	8.70 x 4.76	28' 6" x 15' 7"
Lounge	6.99 x 5.24	22' 11" x 17' 2"
Dining Area	4.51 x 3.65	14' 10" x 12' 0"

GROUND FLOOR	M	FT
Study	3.82 x 2.30	12' 6" x 7' 7"
Detached Double Garage	5.71 x 5.44	18' 9" x 17' 10"

FIRST FLOOR	M	FT
Master Bedroom	5.24 x 4.30	17' 2" x 14' 1"
Bedroom 2	3.80 x 3.58	12' 6" x 11' 9"
Bedroom 3	3.43 x 3.41	11' 3" x 11' 2"

FIRST FLOOR	M	FT
Bedroom 4	5.06 x 2.74	16' 7" x 9' 0"
Bedroom 5	3.83 x 2.90	12' 7" x 9' 6"
Recreation Space (above Garage)	6.76 x 4.54	22' 2" x 14' 11"

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 18.06.19. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 - 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited. The Roxburgh.

CULTS PARK

SPECIFICATION



KITCHEN & UTILITY ROOMS

- Stylish German kitchen
- Siemens induction hob
- Stainless steel single hot air oven
- Siemens built-in fridge/freezer (Adam, Arisaig, Beaufort, Brompton, Bryce, Cleland, Crichton, Elliot only)
- Siemens built-in fridge (Darroch, Dewar, Garvie, Kennedy, Laird, Lewis, Lowther, MacRae, Melville, Moncrief, Roxburgh only)
- Siemens built-in freezer (Darroch, Dewar, Garvie, Kennedy, Laird, Lowther, Lewis, MacRae, Melville, Moncrief, Roxburgh only)
- Stainless steel combination microwave oven (Beaufort, Brompton, Cleland, Darroch, Dewar, Elliot, Garvie, Kennedy, Laird, Lewis, Lowther, MacRae, Melville, Moncrief, Roxburgh only)
- Fully integrated Siemens dishwasher – excluding the Adam and Arisaig
- Stainless steel downdraft extractor (Cleland, Crichton, Darroch, Dewar, Elliot, Garvie, Lewis, MacRae, Melville, Roxburgh only)
- Telescopic extractor hood (Adam, Arisaig, Beaufort, Bryce, Brompton, Laird only)
- Stainless steel box design extractor hood (Garvie, Kennedy, Lowther, MacRae, Moncrief, Roxburgh only)
- Stainless steel warming drawer (Melville and Roxburgh only)
- 1½ bowl stainless steel sink with chrome mixer tap

BATHROOMS & EN SUITES

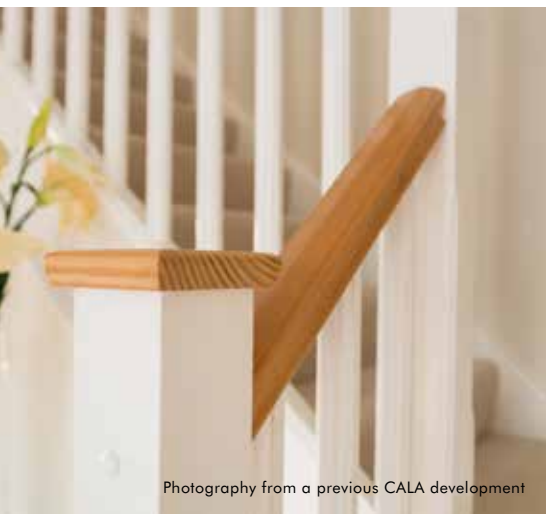
- White sanitaryware from the Villeroy & Boch range
- Hansgrohe chrome taps (Beaufort, Brompton, Cleland, Crichton, Elliot, Darroch, Dewar, Garvie, Kennedy, Laird, Lewis, Lowther, MacRae, Melville, Moncrief, Roxburgh only)
- VADO Photon chrome tap (Adam, Arisaig only)
- White shower tray
- Roman glass shower enclosure
- VADO chrome plated shower mixer set
- Choice of wall tiling from Porcelanosa ranges*
- Full height tiling around baths and shower enclosures
- Under-sink vanity unit in the bathroom and en suite

DECORATION

- Internal walls within properties finished in white
- Internal ceilings within properties finished in white
- Internal woodwork within properties finished in white paint
- Oak veneer pre-finished solid core internal pass doors
- Staircase to include oak varnished handrail with white painted balustrade
- Contemporary lever style handles



*Subject to build stage. Our CALA representatives will advise on plot specific information on boundaries, service strips, walls and factoring.



Photography from a previous CALA development

INTERNALS

- Approx. 2.6m ground floor to ceiling height (Beaufort, Brompton, Kennedy, Laird, Lewis, Lowther, MacRae, Melville, Moncrief, Roxburgh)
- Approx. 2.4m ground floor to ceiling height (Bryce, Cleland, Crichton, Darroch, Dewar, Elliot)
- Approx. 2.3m ground to ceiling height (Adam and Arisaig)
- Approx. 2.4m on all 1st floor ceiling height

WARDROBES

- A combination of bi-fold wardrobe doors and oak veneer pre-finished semi-solid pass doors fitted to bedrooms (where design dictates)

ELECTRICAL

- Ample power, TV and telephone points throughout
- Pendant light fittings to be provided throughout the property, with downlighters fitted to the kitchen

SECURITY & SAFETY

- Security alarm fitted to all properties. Optional direct dial-up security system (first year monitoring included – small monthly charge applies thereafter). Please ask a Sales Advisor for information
- System wired smoke alarm in habitable (living) room and hall

- System wired heat detector alarm unit installed in kitchen
- Wired carbon monoxide detector

PLUMBING & HEATING

- Central heating via high efficiency gas-fired boiler with hot water cylinder and radiator system
- Separate thermostatic zone control on radiators (except those with programmable thermostat)

EXTERNALS

- uPVC double-glazed windows finished with chrome internal finish handles
- Double-glazed insulating glass sealed within French doors with chrome internal and external handles
- Feature front door in dark grey or white (where design dictates)
- A factoring company will be appointed to maintain all common areas with an annual fee payable by residents

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 18.06.19. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (North) Limited operate a policy of continual product development and the specifications outlined in this brochure are indicative only. Any alterations to the specifications will be of equal or greater value and CALA reserves the right to implement changes to the specifications without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only and should not be relied upon as describing any of the Specified Matters referred to in the Regulations made under the above Act. As with photographs/illustrations in this brochure, the display material in our customer reception is provided purely as a guide, indicating a typical style of a property. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. The illustrated location map is a general guide only. For specific particulars, please speak to the Development Sales Consultant for the most up-to-date information. Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps and thetrainline.com. For information relating to weather in the area of this development, please refer to the Meteorological Office (www.metoffice.gov.uk). Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to press 18.06.19. CALA (North) Limited, registered in Scotland company number SC465071. Registered office: Johnstone House, 52 – 54 Rose Street, Aberdeen, AB10 1HA. Agent of CALA Management Limited.



CALA HOMES
CULTS PARK
OFF KIRK BRAE
CULTS
ABERDEEN
AB15 9SQ
CALA.CO.UK

**CONSUMER
CODE** FOR
HOME BUILDERS

www.consumercode.co.uk


CALA
HOMES