

Experience · Quality · Service



Westerton Gate

Bearsden



Cruden Homes, part of the Cruden Group, one of the largest, and independently owned construction and development companies throughout the whole of Scotland, specialises in the development of new build and city regeneration projects.

At Cruden Homes, we're proud of our reputation for quality.

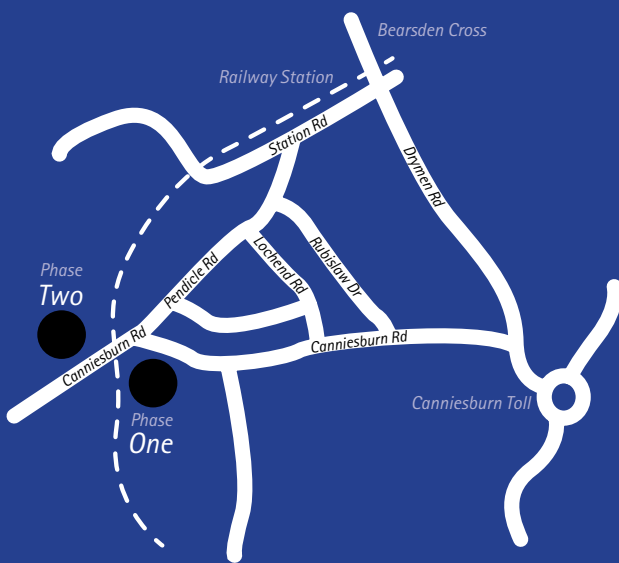
We've over 50 years experience and that's why we are able to provide the highest standards of design and modern construction across a wide range of house styles.

Located in prime areas across Scotland, our latest spacious homes and apartments have been built with your needs and expectations in mind. Reflecting all that is innovative in construction technology, we place an emphasis on contemporary features and convenient, easy living. But not at the cost of the environment – we know that conserving finite resources for generations to come is important to you, which is why each of our homes is energy efficient as standard.

Holding traditional values yet innovative in it's thinking, Cruden Homes has established a first class reputation among homebuyers. Whatever the size and budget, every Cruden Home represents real value for money.



Cruden Homes.
Building Houses, creating Homes.



Westerton Gate offers a superb level of specification and provides two exquisite pockets of homes, finely honed to exude new levels of style and refinement.

One entrance leads to an exclusive grouping of just 9 four and five bedroom detached and semi-detached executive homes, while the other takes you into a small cluster of 10 luxury apartments and 34 stunning townhouses.

Set within the desirable area of Bearsden and just 20 minutes from Glasgow's City Centre, Westerton Gate will appeal to homebuyers who are eager to enjoy life in a peaceful suburb while being within easy reach of all that Bearsden and the surrounding area has to offer. The nearby cosmopolitan West End of Glasgow offers an extensive range of shopping, culture and leisure facilities to fulfil all your needs and is highly accessible by either road or rail.

The development is within minutes of Bearsden Cross and within easy reach of two mainline railway stations and major road networks. At Bearsden Cross you'll find a more traditional shopping experience with speciality shops and a variety of good quality restaurants. Westerton Gate also falls within the catchment area for some of Scotland's best schools; ensuring first class education is close at hand.

Just ten minutes away, you'll find yourself in the countryside and surrounded by picturesque scenery at the gateway to the West Highland Way, with plenty of walking and exploring opportunities. There are excellent sports facilities within easy reach including the Allander Sports Centre and the exclusive Bearsden and Douglas Park golf clubs, and the planned development of a new sports facility right on the doorstep at Westerton Gate.

With all this on your doorstep, Westerton Gate really does have something for everyone!

Westerton Gate

Bearsden

Phase One




Plots: 1 to 9

1 x 5 Bedroom detached home

4 x 4 Bedroom detached homes

4 x 4 Bedroom semi-detached homes



	The Dee	<i>5 Bedroom detached home</i>	see page 10
	The Bruce	<i>4 Bedroom detached home</i>	see page 9
	The Carrick	<i>4 Bedroom semi-detached home</i>	see page 8

Phase Two




Plots: 1 to 44

34 x 3 Bedroom townhouses

6 x 2 Bedroom apartments

4 x 2 Bedroom apartments



	The Tay		3 Bedroom townhouses	see page 7
	Rowan Court	Plot 1-4	4 x2 bedroom apartments	see page 6
	Park Court	Plot 39-44	6 x2 bedroom apartments	see page 6

Rowan Court

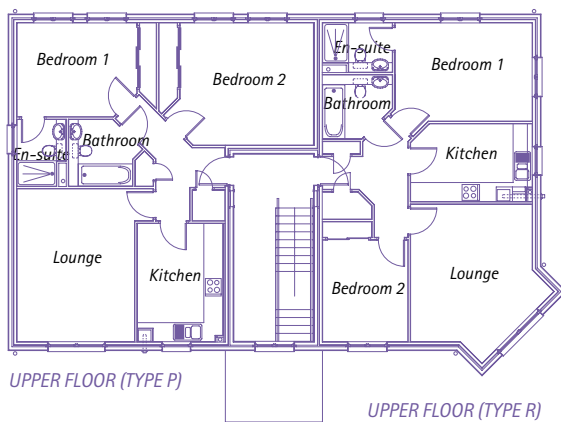
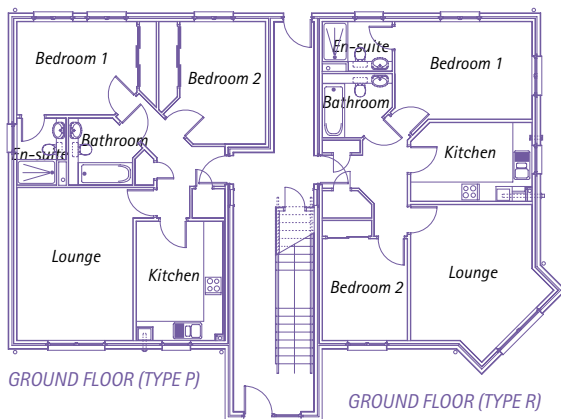
Phase Two
Plot 1-4

Park Court

Phase Two
Plot 39-44



2 bedroom luxury apartment
Master bedroom en-suite
Parking Bay



GROUND FLOOR (TYPE P) metric(m)

Livingroom	3.7 x 4.8
Kitchen	2.8 x 3.8
Bedroom 1	3.8 x 3.0
Bedroom 2	2.7 x 3.9

GROUND FLOOR (TYPE R) metric(m)

Livingroom	3.8 x 4.3
Kitchen	3.8 x 2.5
Bedroom 1	4.3 x 3.1
Bedroom 2	2.7 x 3.3

UPPER FLOOR (TYPE P) metric(m)

Livingroom	3.7 x 4.8
Kitchen	2.8 x 3.7
Bedroom 1	3.8 x 3.0
Bedroom 2	4.2 x 3.9

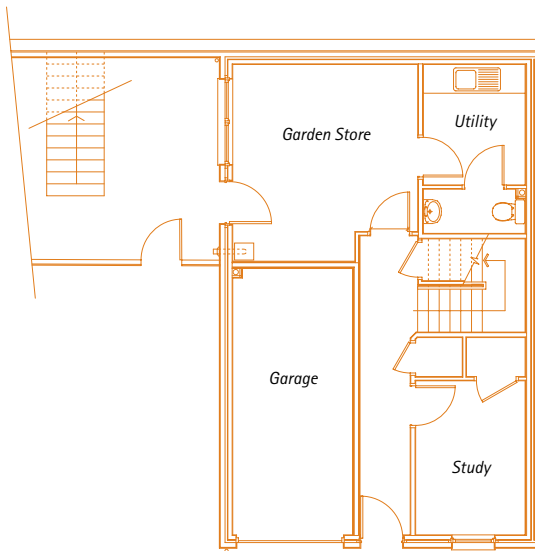
UPPER FLOOR (TYPE R) metric(m)

Livingroom	3.9 x 4.4
Kitchen	3.9 x 2.5
Bedroom 1	4.3 x 3.1
Bedroom 2	2.7 x 3.3

* Example shown - Rowan Court.
All sizes exclude wardrobe sizes.

Phase Two
Plots 5 to 38

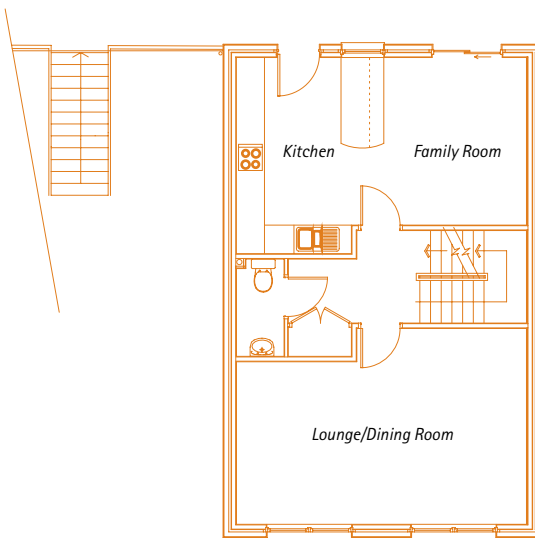
3 bedroom semi-detached Townhouse
Split over 3 levels
Garage



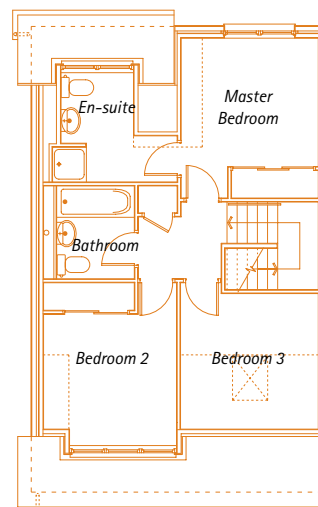
GROUND FLOOR

GROUND FLOOR	metric(m)
Garden Store	3.8 x 4.2
Utility	2.3 x 2.5
Study	2.3 x 3.2
FIRST FLOOR	metric(m)
Lounge/Dining Room	6.2 x 4.1
Kitchen/Family	6.2 x 4.2
SECOND FLOOR	metric(m)
Bedroom 1	3.1 x 3.6
Bedroom 2	3.0 x 3.7
Bedroom 3	3.1 x 3.3

* All sizes given are measured at floor level.
All sizes exclude wardrobe sizes.



FIRST FLOOR



SECOND FLOOR

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The Carrick

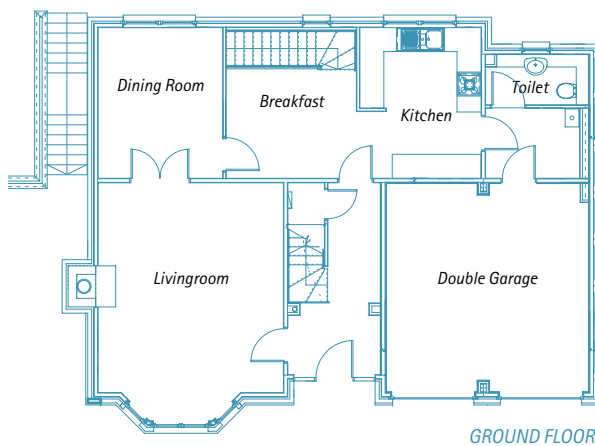
Phase One
Plot 3, 4, 5, 6

4 bedroom split level semi detached home

Split over 3 levels

Family Room

Games Room



GROUND FLOOR metric(m)

Livingroom	4.7 x 6.0
Kitchen/Breakfast	6.4 x 3.8
Dining Room	3.1 x 3.8
Double Garage	5.1 x 5.3

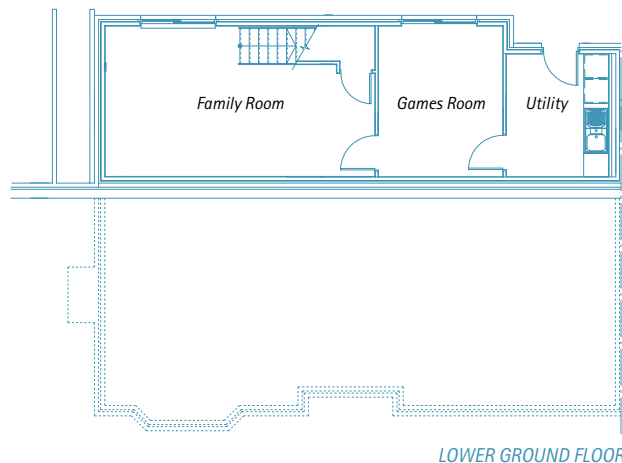
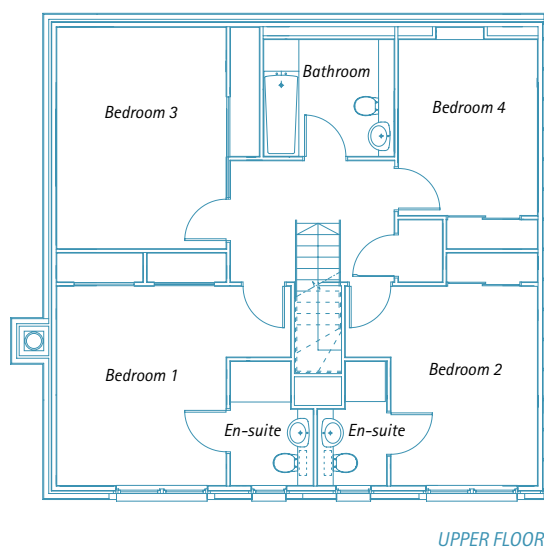
UPPER FLOOR metric(m)

Bedroom 1 (en-suite)	4.7 x 4.0
Bedroom 2 (en-suite)	3.9 x 4.0
Bedroom 3	3.4 x 4.4
Bedroom 4	2.8 x 3.8

LOWER GROUND FLOOR metric(m)

Family Room	6.5 x 3.8
Games Room	3.0 x 3.8
Utility	2.7 x 3.1

All sizes exclude wardrobe sizes.



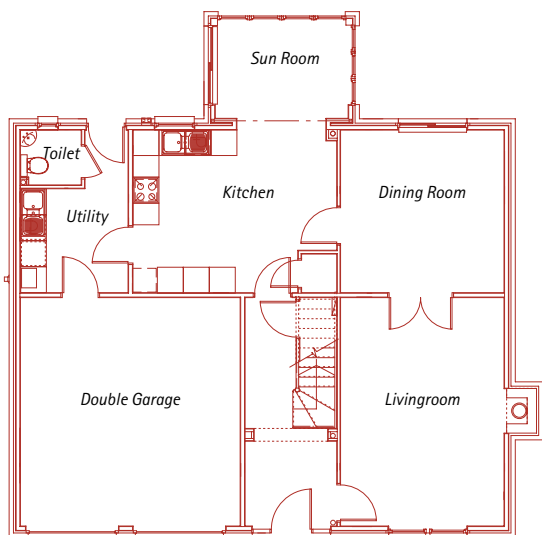
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The Bruce

Phase One
Plot 1, 2, 7, 9

4 Bedroom Detached Home
Split over 2 levels
Sun Room
2 en-suite bedrooms
Double Garage



GROUND FLOOR

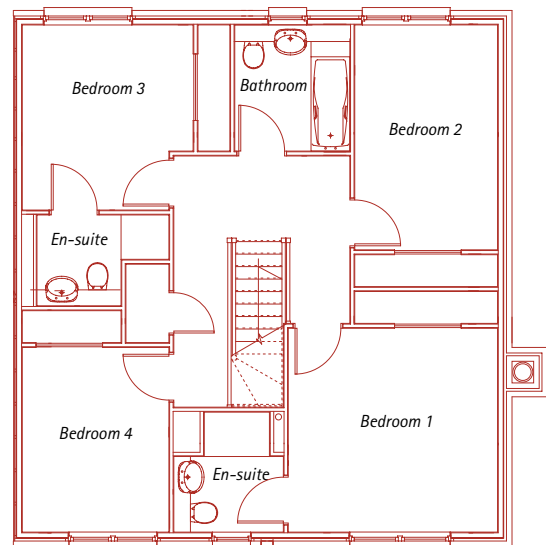
GROUND FLOOR metric(m)

Livingroom	3.8 x 5.3
Kitchen	4.7 x 3.8
Dining Room	3.8 x 3.8
Double Garage	5.1 x 5.3
Utility	2.5 x 2.4

UPPER FLOOR metric(m)

Bedroom 1 (en-suite)	3.8 x 3.7
Bedroom 2	2.6 x 4.1
Bedroom 3 (en-suite)	3.1 x 3.4
Bedroom 4	2.7 x 3.4

All sizes exclude wardrobe sizes.



UPPER FLOOR

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The Dee

Phase One Plot 8

5 Bedroom detached home

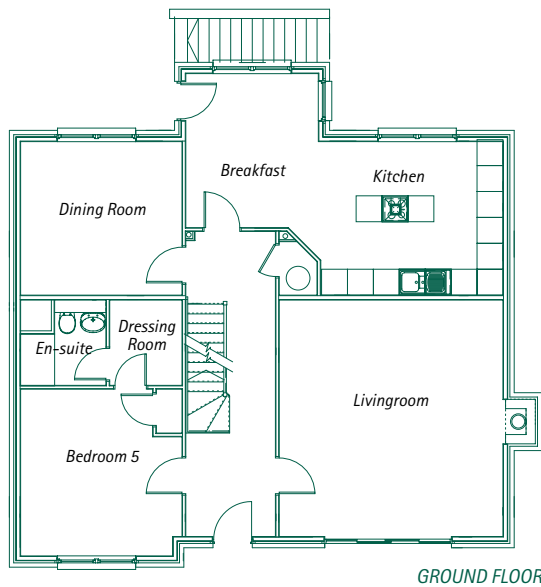
Split over 3 levels

Master en-suite dressing room

3 en – suite bedrooms

Family/Games Room

Double Garage



GROUND FLOOR metric(m)

Livingroom 5.2 x 5.5

Kitchen/Breakfast 7.4 x 5.2

Dining Room 3.8 x 3.6

Bedroom 5 (en-suite) 3.8 x 3.9

UPPER FLOOR metric(m)

Bedroom 1 (en-suite) 5.2 x 4.3

Bedroom 2 (en-suite) 4.0 x 3.5

Bedroom 3 3.8 x 4.2

Bedroom 4 2.8 x 4.0

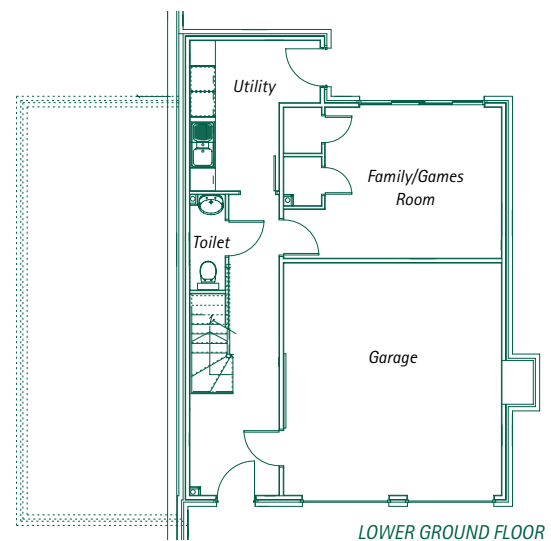
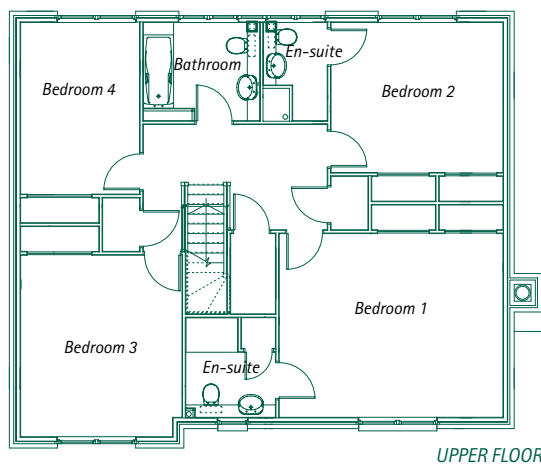
LOWER GROUND FLOOR metric(m)

Family/Games Room 5.2 x 3.6

Utility 3.1 x 3.6

Double Garage 5.2 x 5.5

All sizes exclude wardrobe sizes.



The Specification

The homes at Westerton Gate are being built to an uncompromising standard with special attention given to every aspect of the specification from the interior to the landscaped exterior.

Stunning and intelligently designed kitchens, stylish sanitary ware and quality fittings blend seamlessly with panelled doors and skirtings.



KITCHENS

- Choice from a wide range of designer kitchens.
Depending on the build stage, the Purchaser can choose from a range of units, worktops and ceramic tiles to personalise their kitchen.
- Internal appliances by AEG and Electrolux
- Integrated Fridge/Freezer
- Integrated Dishwasher
- Integrated Washing Machine and Dryer (standard with House type Dee, Carrick, Bruce. Optional extra with all other house types).
- Stainless Steel sink with Chrome mixer taps



ELECTRICAL

- Telephone points in Lounge, Hall and Master Bedroom
- TV points in Lounge and Master Bedroom
- Smoke Alarms
- Extractor Fans



HEATING

- Full Gas fired Central Heating with thermostatic radiator valves to all radiators
- Fire Surround with integrated fire (excludes apartments and townhouses)

BATHROOM

- Bathrooms will have modern sanitary ware by Shires from the Juno range.
- Heated Towel Rail
- Wide choice of ceramic tiling



Other Developments



West 11 Glasgow West End

Junction of Dumbarton Road/Byres Road.
Modern living with great access to the West End and City Centre.

Call: 0800 052 7844

Sat Nav: G11 6AA



Verde Glasgow Green

Templeton Road overlooking Glasgow Green.
Tranquil surroundings within minutes of the Merchant City.

Call: 0141 556 6448

Sat Nav: G40 1EE



Hogganfield Manor Hogganfield Loch

A very popular location set within tranquil surroundings. Set near the loch and with great access to the M8 and Glasgow City Centre..

Call: 0800 052 7844

Sat Nav: G33 3UH



Cairnview Milton of Campsie

Spacious property with high specification set within a beautiful part of Scotland.

Call: 0800 052 7844

Sat Nav: G65 8BL

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HOMES

Sales Office:

0800 052 7844

Cruden Homes West Ltd.
Cruden Campus, Cambuslang Investment Park
5 Clydesmill Road, Cambuslang, Glasgow G32 8RE

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The illustrated location map is a general area guide only.

www.cruden-homes.co.uk