

CRESSWELL PARK

ANGMERING





CRESSWELL PARK

A DESIRABLE HAVEN FOR ASPIRATIONAL LIVING

If achieving a better life and work balance tops your agenda, look no further than Cresswell Park. Set in picturesque Angmering village, this exclusive collection of two, three, four and five bedroom homes, together with contemporary one and two bedroom apartments, is perfectly placed to enjoy everything the West Sussex coast has to offer.

Here you can look forward to light and spacious interiors, with quality specification as standard and homes set around an attractive central green, including a safe children's play area. All within easy reach of Angmering village centre, nearby beaches, local schools and good transport links.



Local area photography



ANGMERING

COAST AND COUNTRYSIDE ON YOUR DOORSTEP

Charming and characterful, Angmering lies a few miles between the popular beach resort towns of Littlehampton and Worthing in West Sussex. Its old village centre features a 12th century church, independent boutiques, convenience stores, a salon and other amenities. There are also several traditional pubs offering excellent food and hospitality.

The large conservation town of Arundel and historic Chichester are 6 and 16 miles away respectively, both full of diverse and exciting places to go. Brighton's many cultural delights are a little further along the coast, while the South Downs National Park and beauty spot of Highdown Hill are just a couple of miles to the north.

From sailing and golfing to shopping and theatre going, whatever leisure pursuits take your fancy, this beautiful and fascinating area will spoil you for choice all year round.

In terms of education, it doesn't disappoint either, with St Margaret's CofE Primary and The Angmering School right on your doorstep, as well as a variety of other good schools close by.



Local area photography





Local area photography

WELL CONNECTED IN EVERY WAY

Cresswell Park is an ideal base to commute from, whether it be across the West Sussex region or working in the capital. Less than a mile away, Angmering station provides regular trains to London, Brighton and Portsmouth, with services to London Victoria taking around an hour and a half.

You're equally well connected by road too, with the A27 offering direct links to Worthing, Chichester and Brighton. Plus whenever international travel is called for or you simply want to get away from it all with the family, Gatwick Airport is just a 35-mile drive from door to door.



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 draw you in and the finish and specification contain many unexpected touches that will make your life that little bit easier.

Whether you're bringing everyone together or simply prefer some peace and quiet, CALA homes have all the quality specification, flexibility and clever storage to reflect your contemporary lifestyle.



Photography from a previous CALA development







Photography from a previous CALA development



Photography from a previous CALA development

FINAL PHASE CURRENT RELEASES AT CRESSWELL PARK

-  THE PACKINGTON
5 BEDROOM DETACHED HOME
-  THE PARKLEY
5 BEDROOM DETACHED HOME
-  THE GILLINGHAM
4 BEDROOM HOME
-  THE LARCHFORD
4 BEDROOM DETACHED HOME
-  THE MCINTYRE
4 BEDROOM DETACHED HOME
-  THE NICHOLSON B
4 BEDROOM DETACHED HOME
-  THE NICHOLSON A
4 BEDROOM SEMI-DETACHED HOME
-  THE KENTON
4 BEDROOM HOME
-  THE JAYCROFT
3/4 BEDROOM HOME
-  THE LODSWORTH
3 BEDROOM HOME
-  THE HARRIDGE
3 BEDROOM TERRACED HOME
-  THE HENBURY
3 BEDROOM SEMI-DETACHED/TERRACED HOME
-  THE DANEBURY
2 BEDROOM SEMI-DETACHED/TERRACED HOME
-  THE NAYLOR
2 BEDROOM FLAT OVER GARAGE
-  THE LANCE
2 BEDROOM FLAT OVER GARAGE
-  ACACIA COURT
1 & 2 BEDROOM APARTMENTS
-  SHARED OWNERSHIP/
SAXON WEALD HOUSING



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



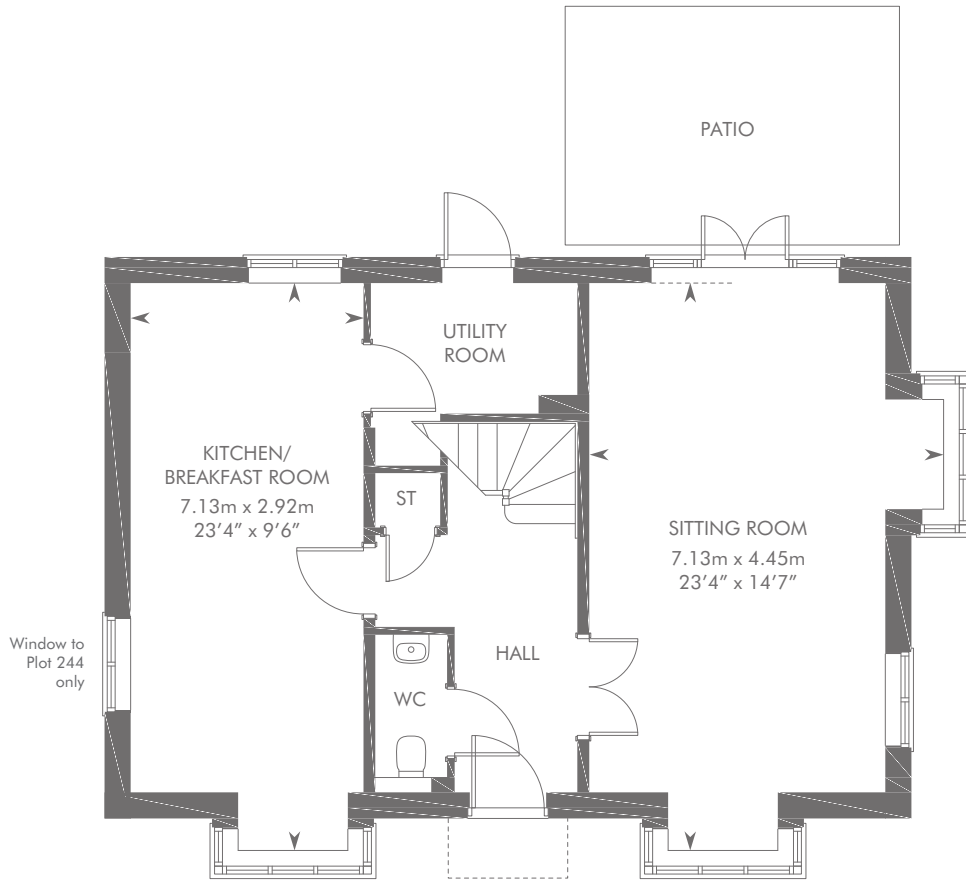
Computer generated image - The Packington

THE PACKINGTON

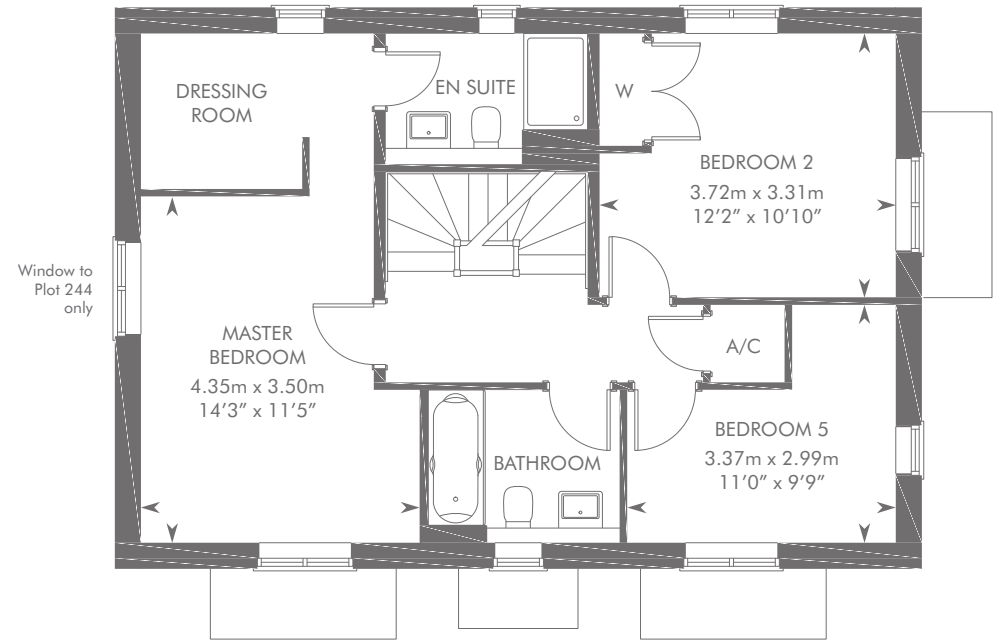
5 BEDROOM DETACHED HOME



THE PACKINGTON
 PLOTS 224, 225 & 296 – AS SHOWN

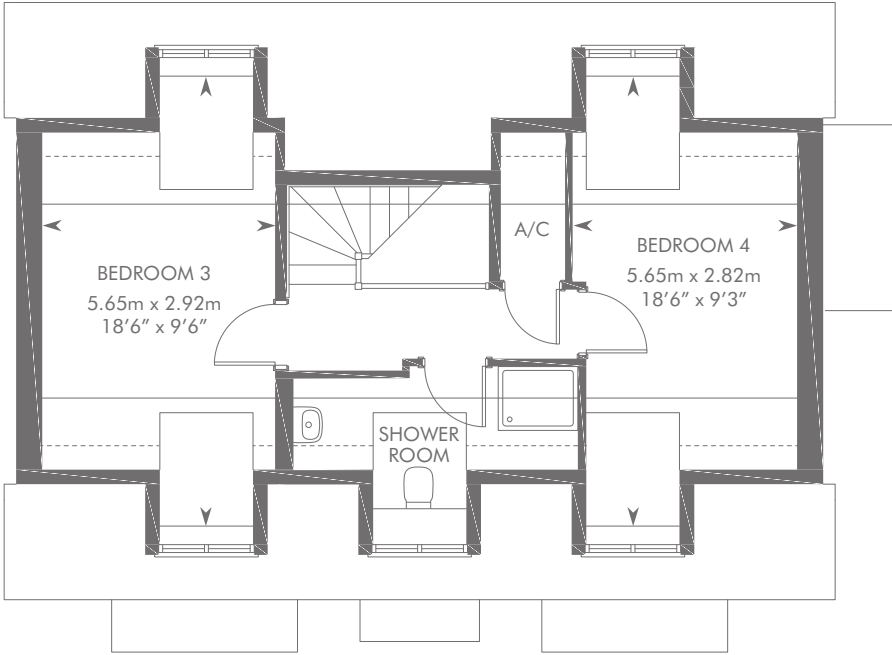


GROUND FLOOR

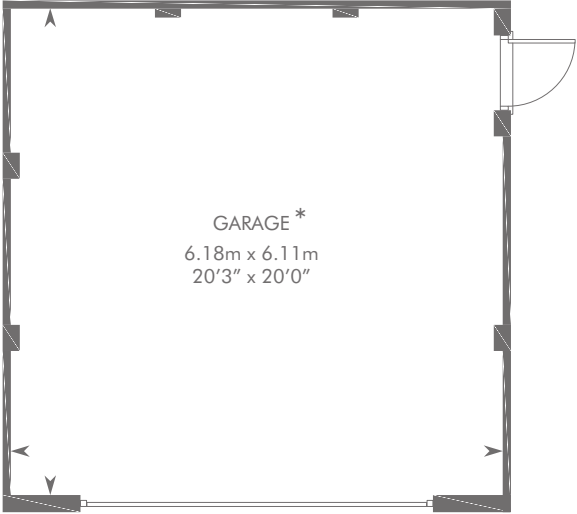


FIRST FLOOR

Dotted lines denote reduced head height or structure above and approximate position of 1800mm ceiling height to second floor. Solid thin line denotes extent of full height ceiling. Patio sizes are indicative.
 *Attached garage to plot 296 only. See site layout for location. Please ask your sales consultant for further details. A/C: Airing Cupboard. ST: Store cupboard. W: Wardrobe.



SECOND FLOOR



Plot 296 - Attached garage
Plot 224 - Handed Detached garage
Plot 225 - Detached garage

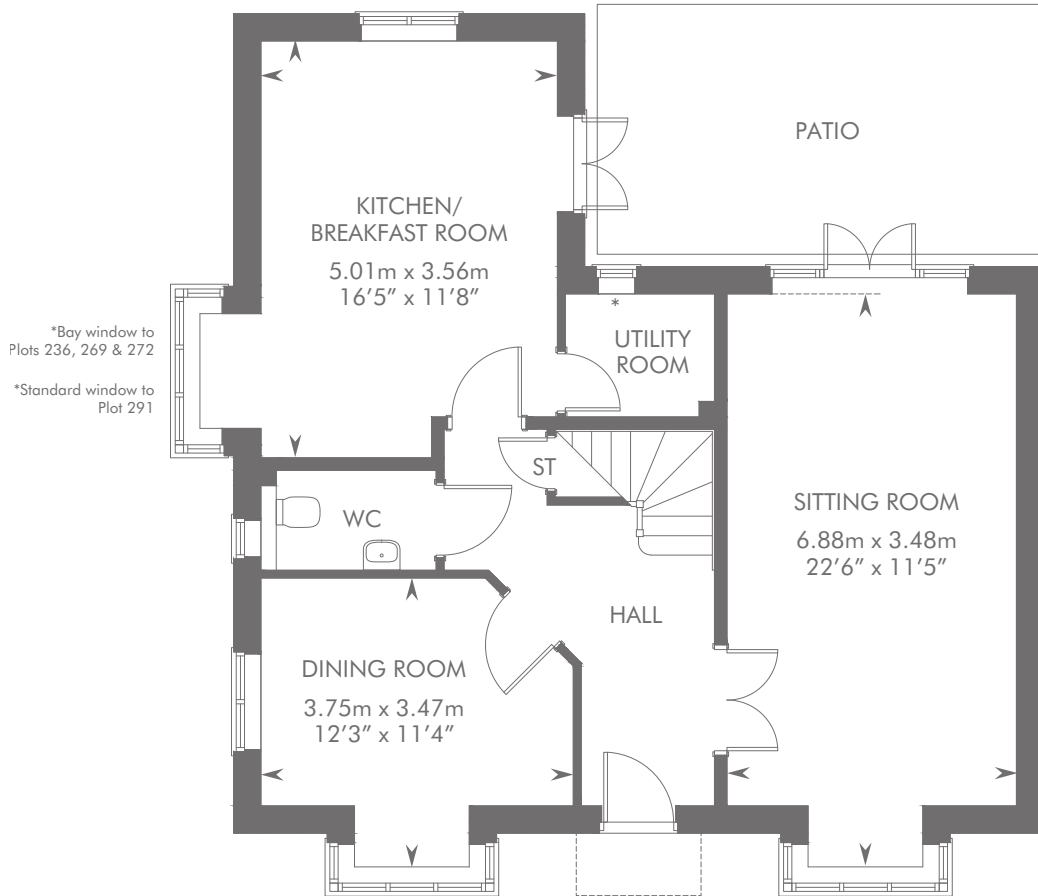


THE PARKLEY

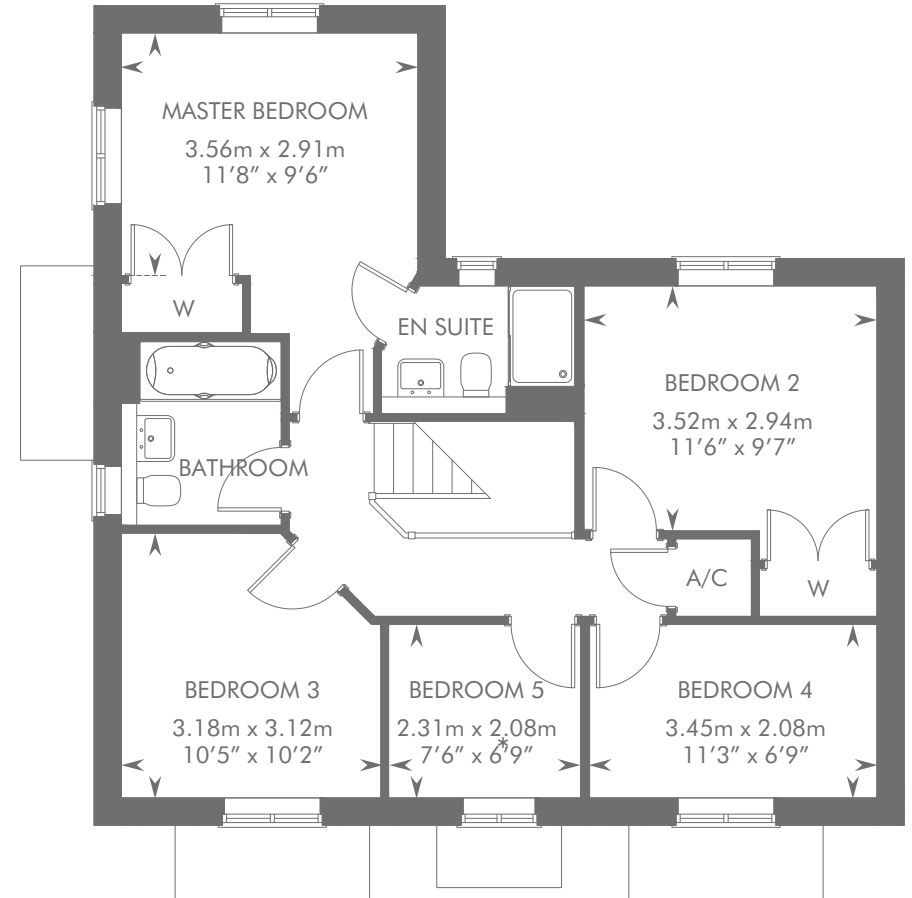
5 BEDROOM DETACHED HOME



THE PARKLEY
 PLOTS 269 & 291 – AS SHOWN
 PLOTS 236 & 272 – HANDED



GROUND FLOOR

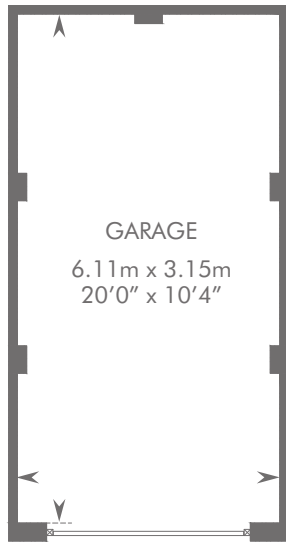


FIRST FLOOR

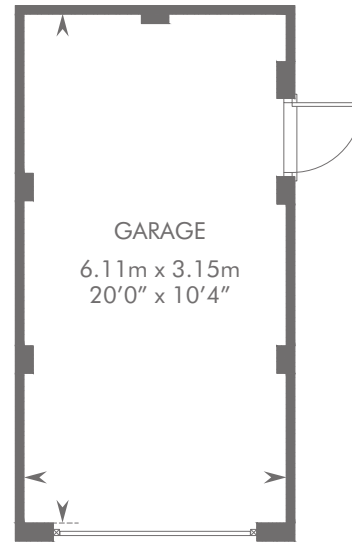
*Kitchen/breakfast room bay window to plots 236, 269 & 272 only; plot 291 to have standard 1200mm wide window in this location. Pitched porch roof canopy to plot 272. Patio sizes are indicative. Please ask your Sales Consultant for further details. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.



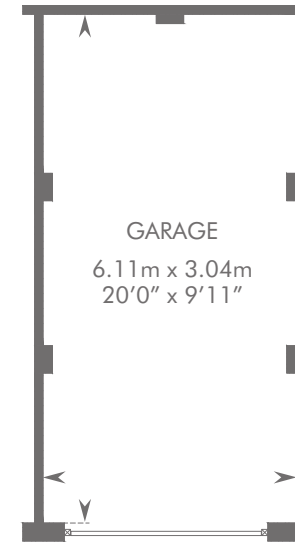
THE PARKLEY
PLOTS 269 & 291 – AS SHOWN
PLOTS 236 & 272 – HANDED



PLOT 236 & 272 GARAGE



PLOT 269 GARAGE



PLOT 291 GARAGE

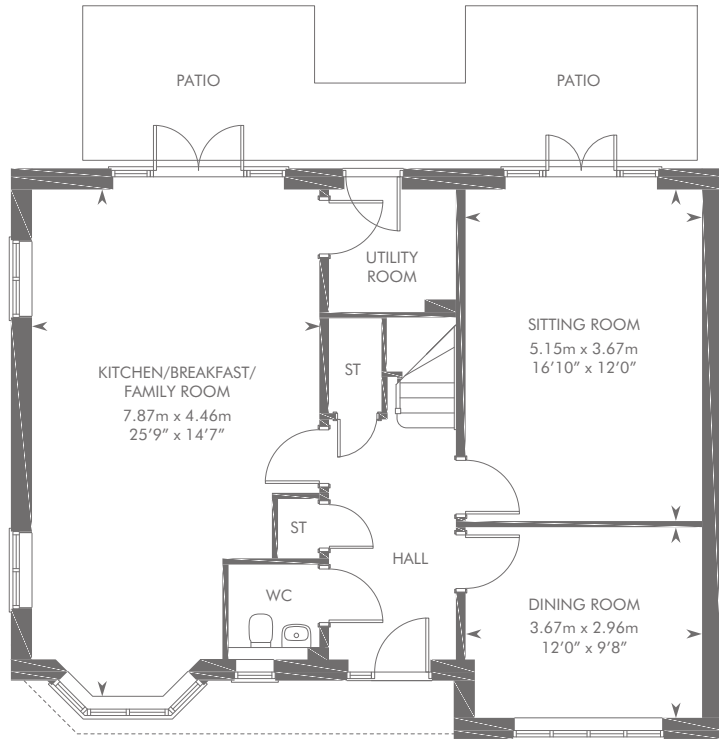


THE GILLINGHAM

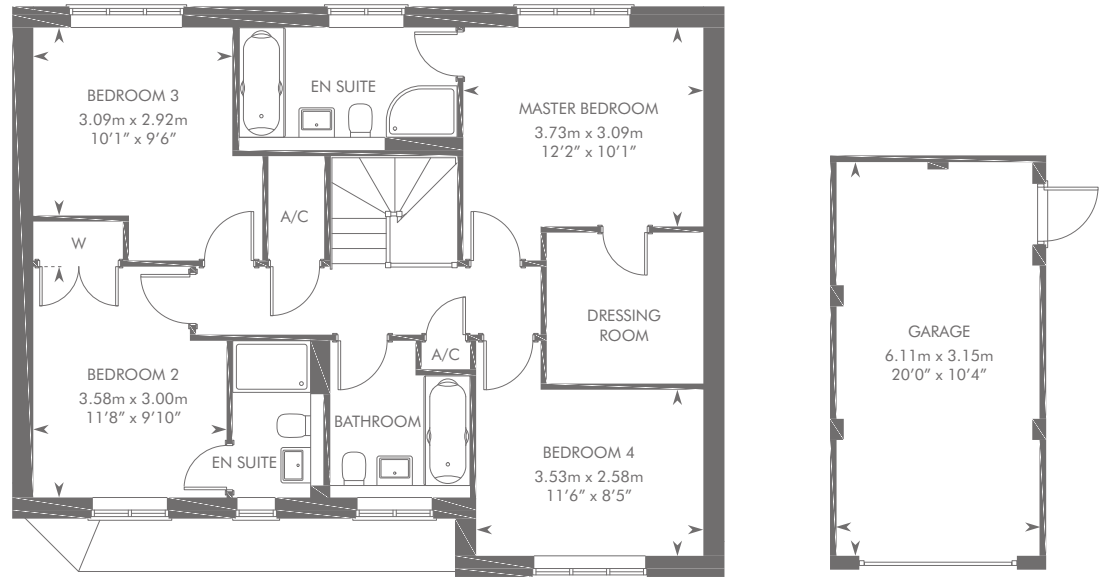
4 BEDROOM DETACHED HOME



THE GILLINGHAM
PLOT 240 – AS SHOWN



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. See site plan for garage position.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 08.02.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.





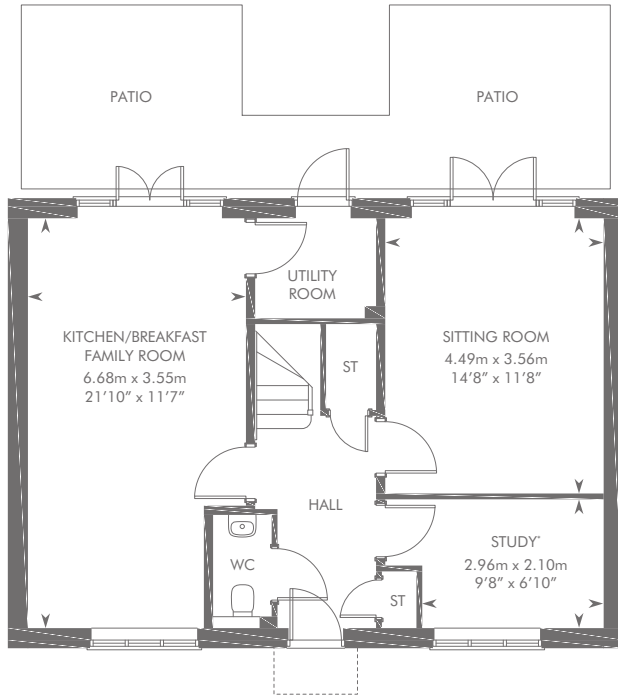
Computer generated image - The Larchford

THE LARCHFORD

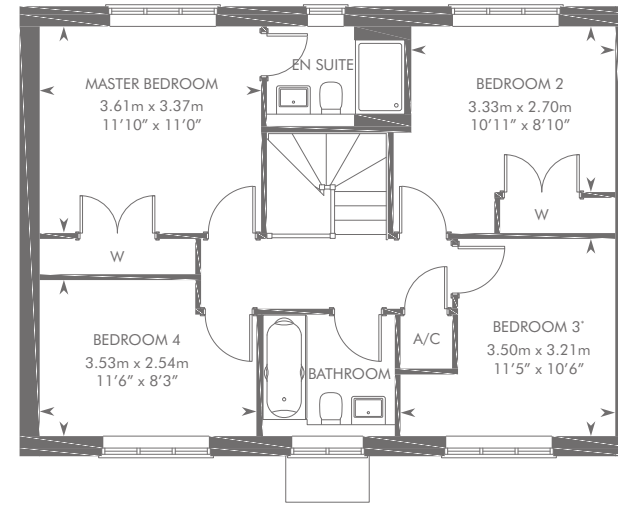
4 BEDROOM DETACHED HOME



THE LARCHFORD
PLOTS 238, 270 & 271 – AS SHOWN
PLOTS 237 & 273 – HANDED

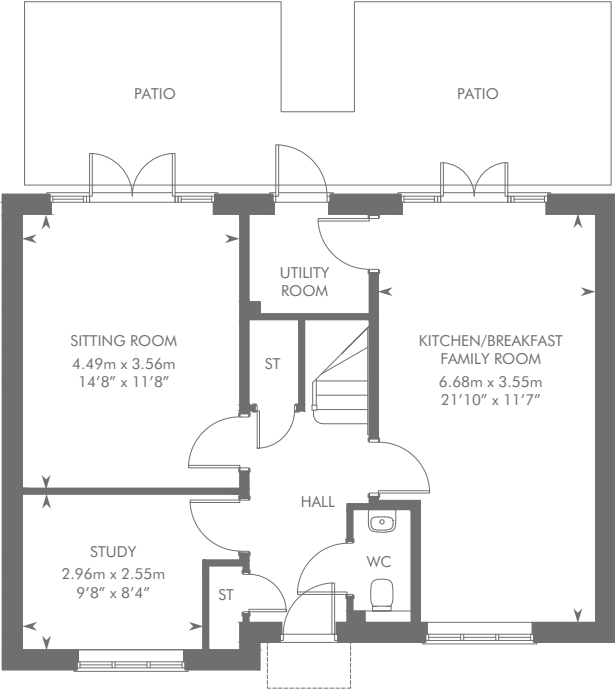


GROUND FLOOR

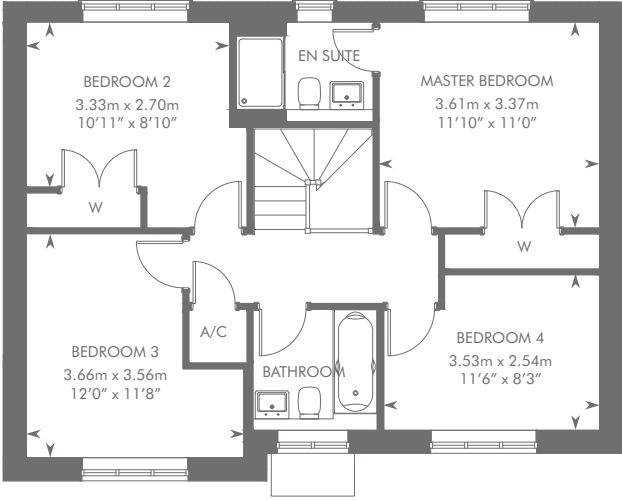


FIRST FLOOR

THE LARCHFORD
PLOTS 275 & 276 – AS SHOWN



GROUND FLOOR



FIRST FLOOR



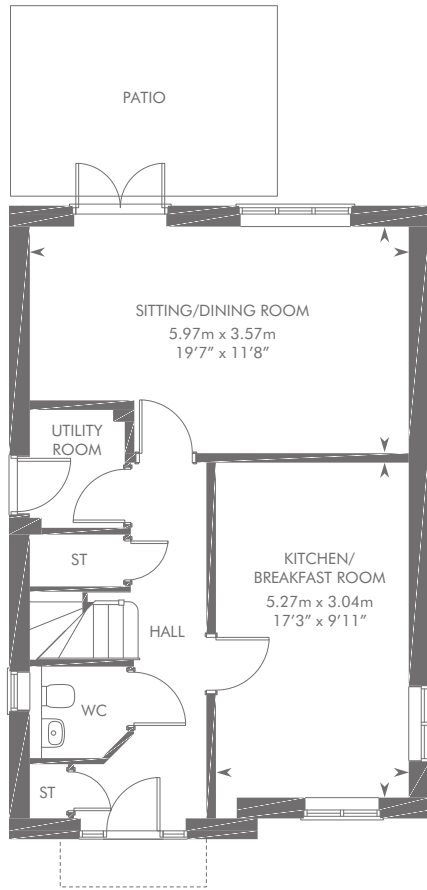
Computer generated image - The McIntyre

THE MCINTYRE

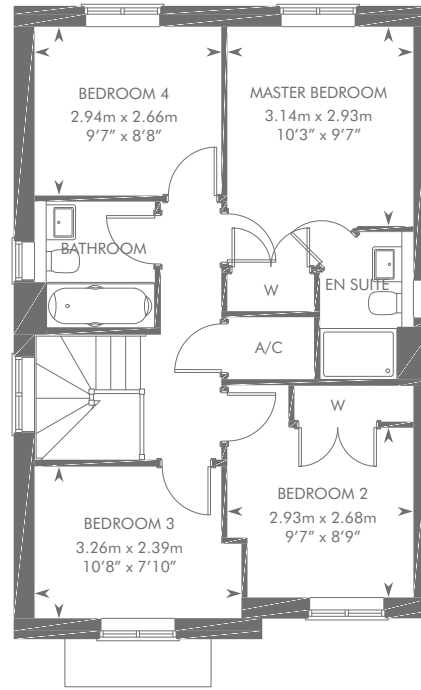
4 BEDROOM DETACHED HOME



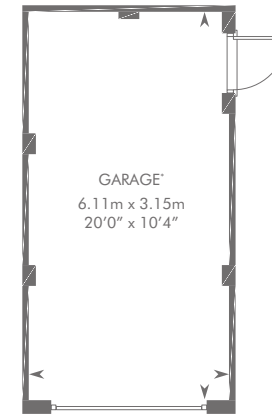
THE MCINTYRE
 PLOT 239 – AS SHOWN
 PLOT 274 – HANDED



GROUND FLOOR



FIRST FLOOR



Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.
 *Detached garage. See site layout for location.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.



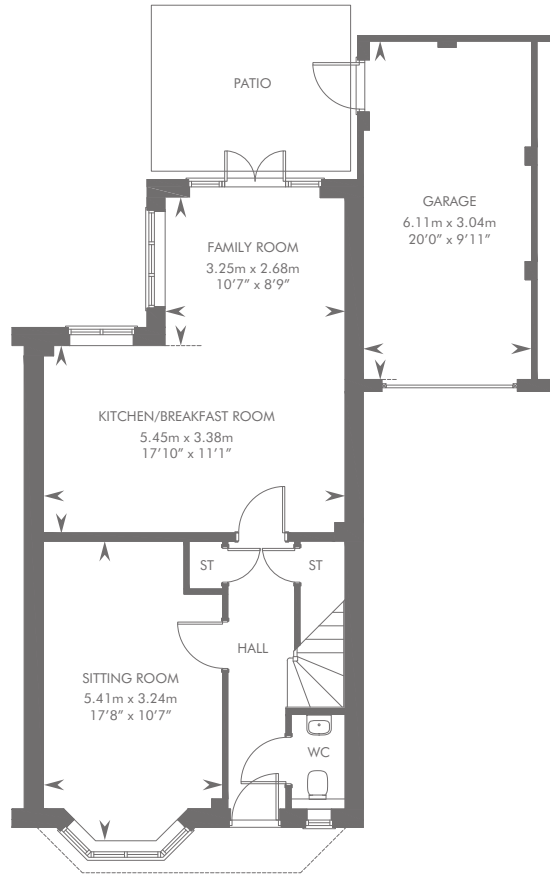


THE NICHOLSON A

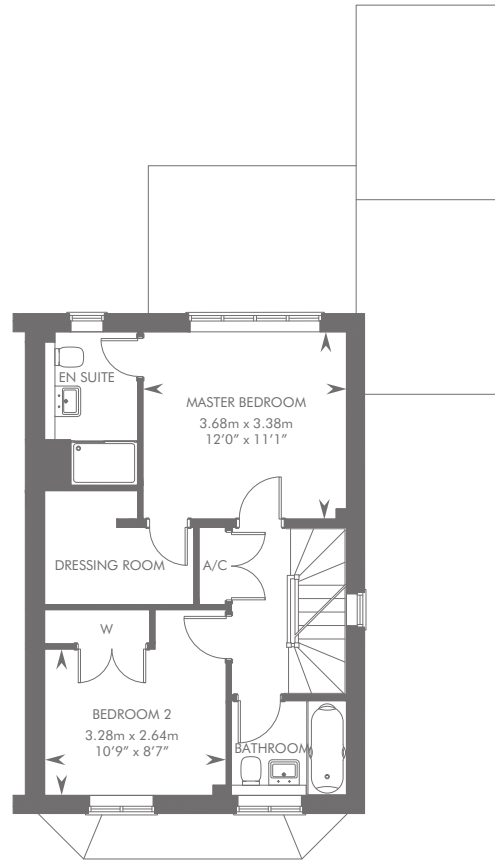
4 BEDROOM SEMI-DETACHED HOME



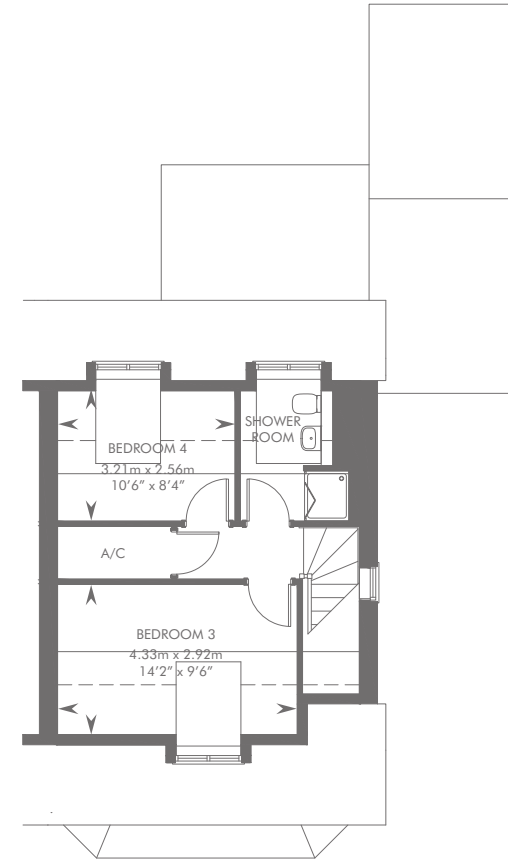
THE NICHOLSON A
 PLOT 246 – AS SHOWN
 PLOT 247 – HANDED



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Dotted lines denote reduced head height and approximate position of 1800mm ceiling height to second floor. Solid thin line denotes extent of full height ceiling. Patio sizes are indicative.
 A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. Please ask your Sales Consultant for further details.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.





Computer generated image - The Nicholson B

THE NICHOLSON B

4 BEDROOM DETACHED HOME



THE NICHOLSON B

PLOTS 222, 223, 229, 235, 248, 292, 293, 294 & 295 – AS SHOWN

PLOTS 221, 226, 227, 228 & 245 – HANDED



Dotted lines denote reduced head height and approximate position of 1800mm ceiling height to second floor. Solid thin line denotes extent of full height ceiling. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. Please ask your Sales Consultant for further details. See site plan for garage positions.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.



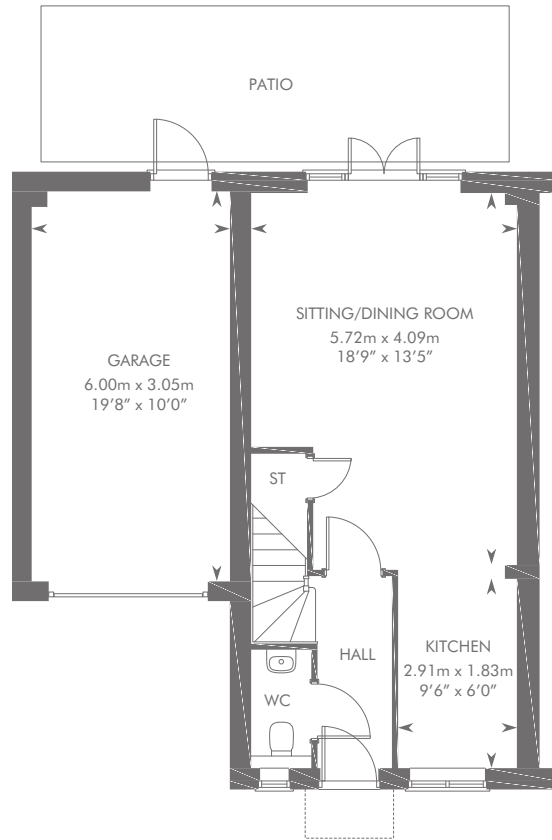


THE KENTON

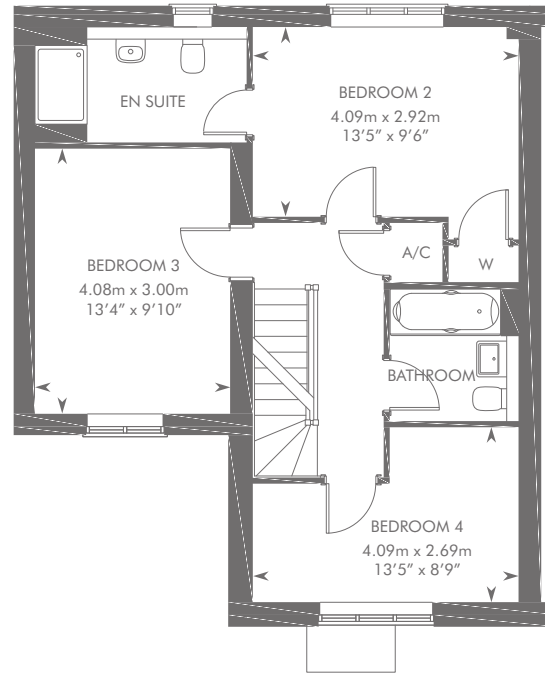
4 BEDROOM TERRACED HOME



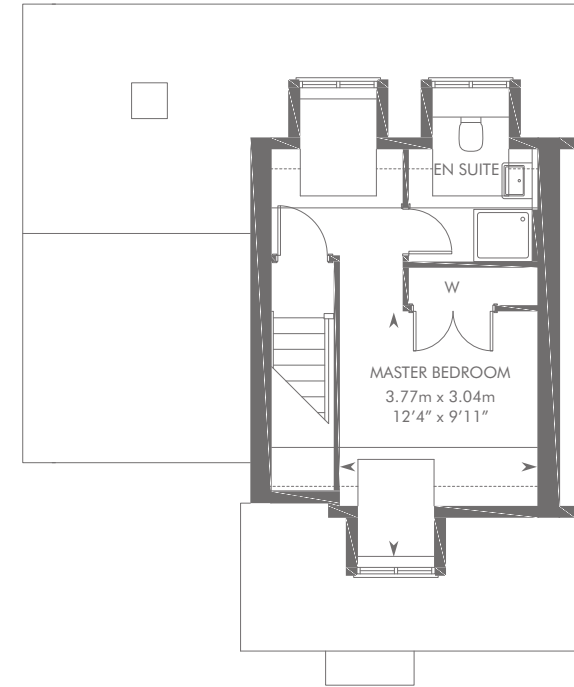
THE KENTON
 PLOTS 203 & 205 – AS SHOWN
 PLOTS 202 & 204 – HANDED



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Dotted lines denote reduced head height and approximate position of 1800mm ceiling height to second floor. Solid thin line denotes extent of full height ceiling.
 Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 05.03.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.





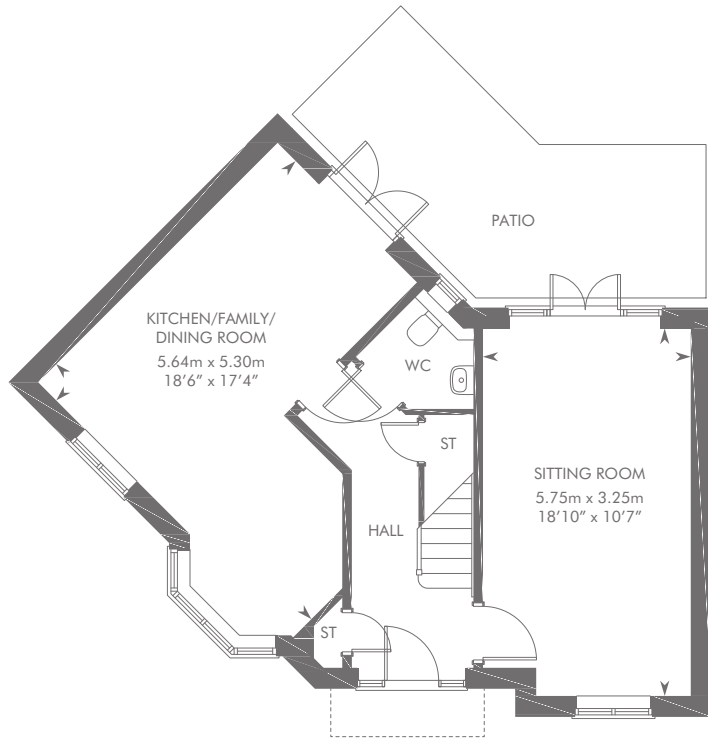
Computer generated image - The Jaycroft

THE JAYCROFT

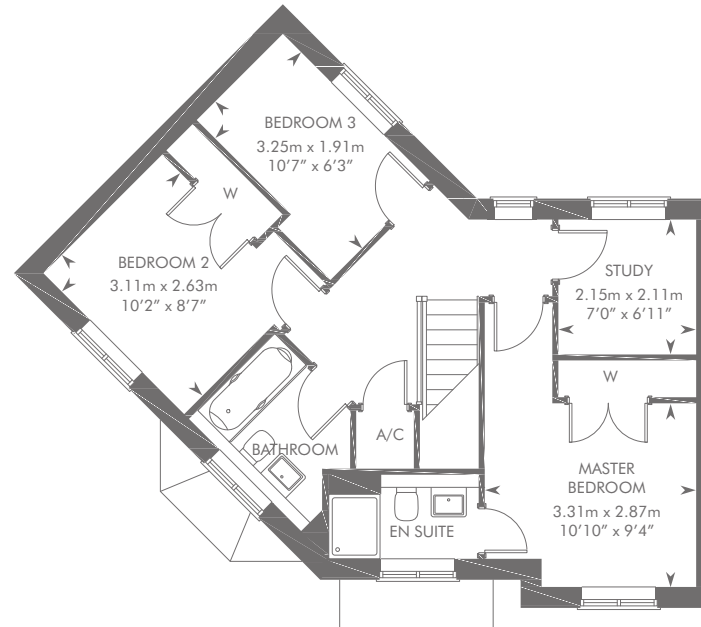
3/4 BEDROOM DETACHED HOME



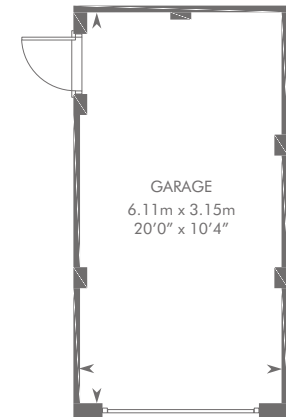
THE JAYCROFT
PLOT 201 – AS SHOWN



GROUND FLOOR



FIRST FLOOR



Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 08.02.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.



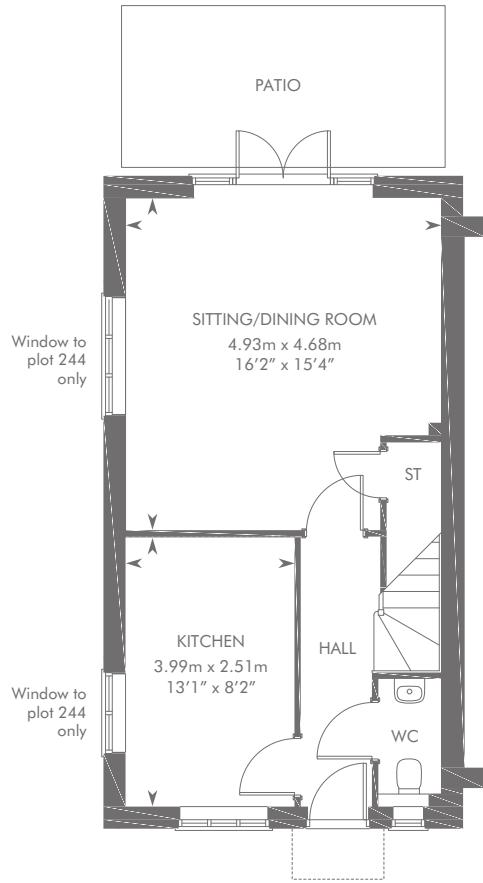


THE LODSWORTH

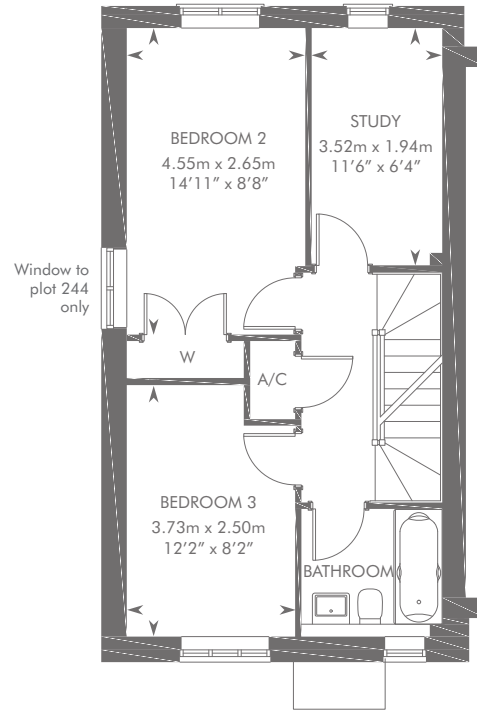
3 BEDROOM SEMI-DETACHED HOME



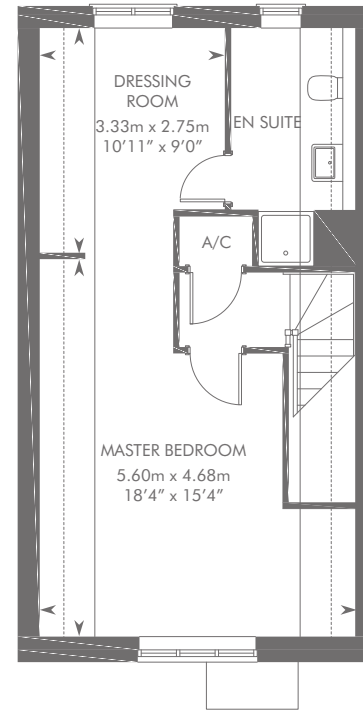
THE LODSWORTH
 PLOT 244 – AS SHOWN
 PLOT 241 – HANDED



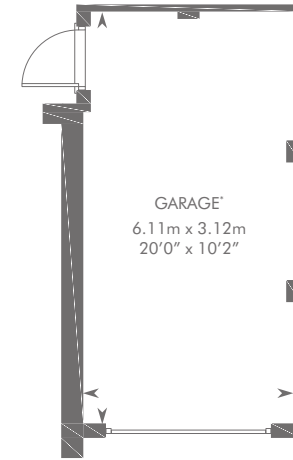
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



ATTACHED GARAGE TO
 PLOT 241 ONLY

Dotted lines denote reduced head height or structure above and approximate position of 1800mm ceiling height. Solid thin line denotes extent of full height ceiling. Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.
 *Garage to plot 241 only. See site layout for location.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 08.02.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.





Computer generated image - The Harridge

THE HARRIDGE

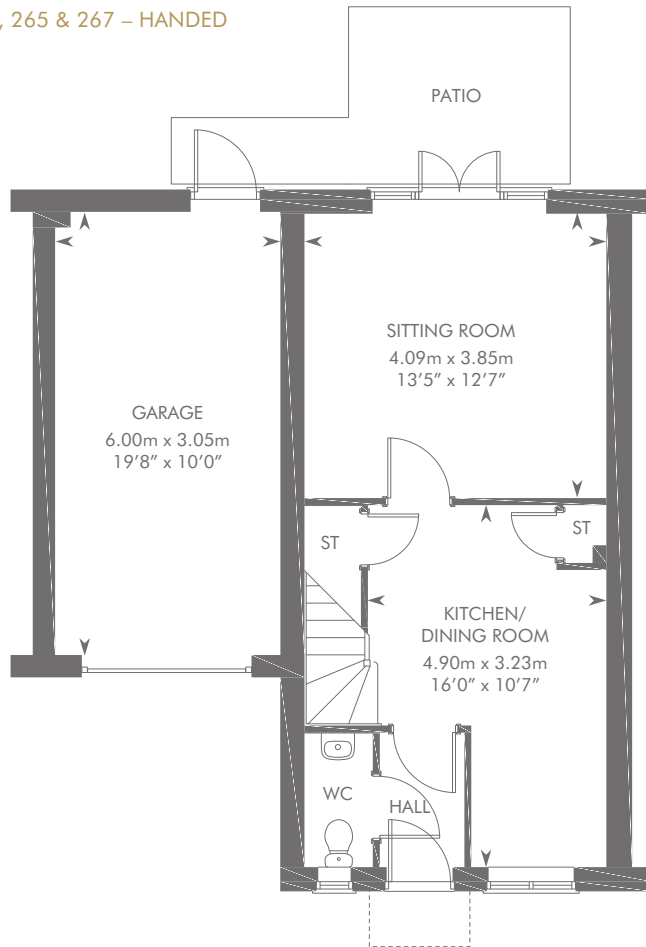
3 BEDROOM TERRACED HOME



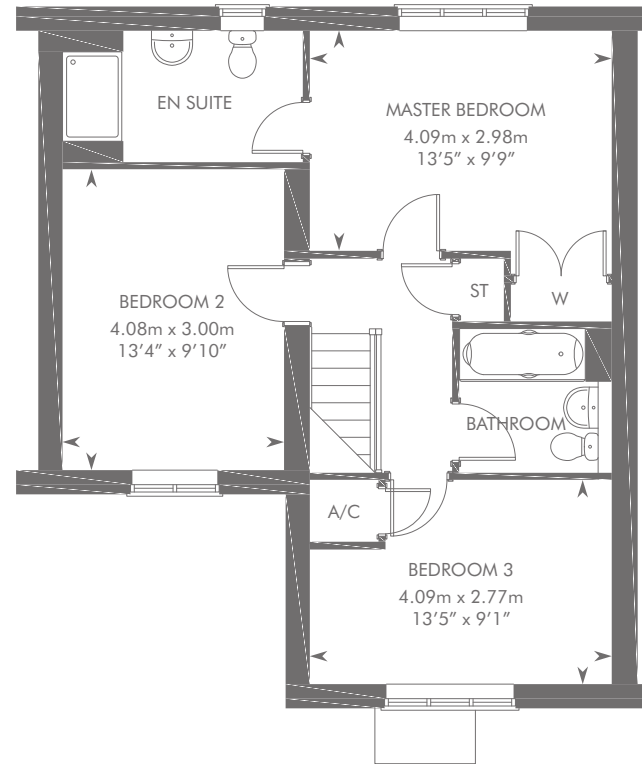
THE HARRIDGE

PLOTS 250, 252, 264 & 266 – AS SHOWN

PLOTS 249, 251, 253, 263, 265 & 267 – HANDED



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.





THE HENBURY

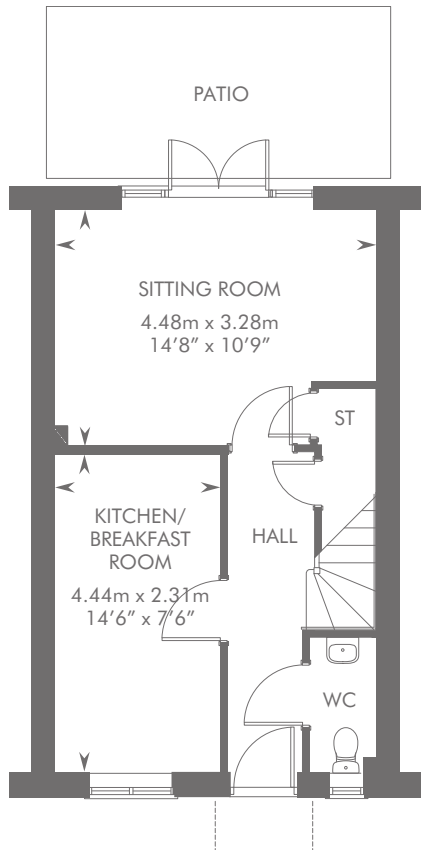
3 BEDROOM SEMI-DETACHED AND TERRACED HOME WITH GARAGE



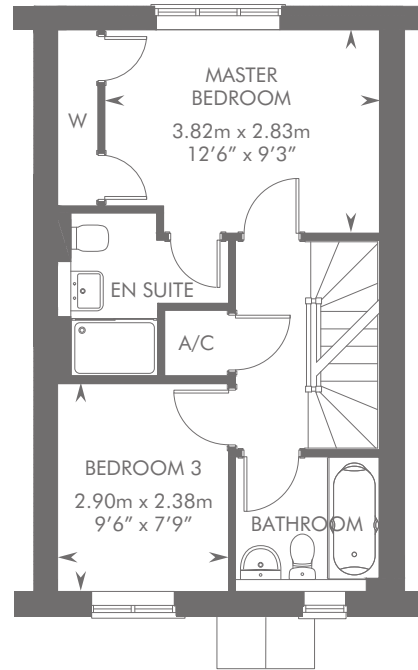
THE HENBURY

PLOTS 217, 242, 290 & 307 – AS SHOWN

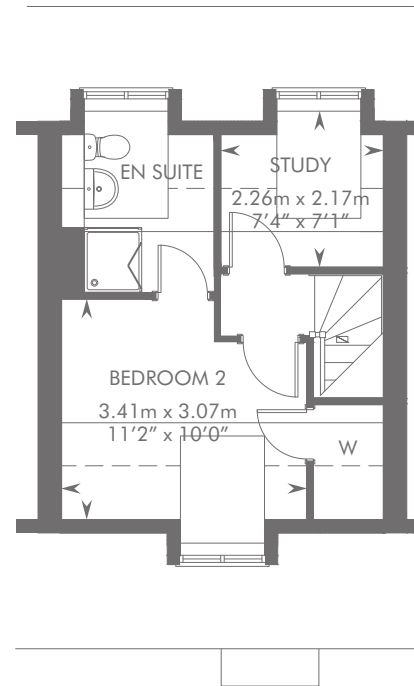
PLOTS 216, 218, 219, 220, 243, 289, 305 & 306 – HANDED



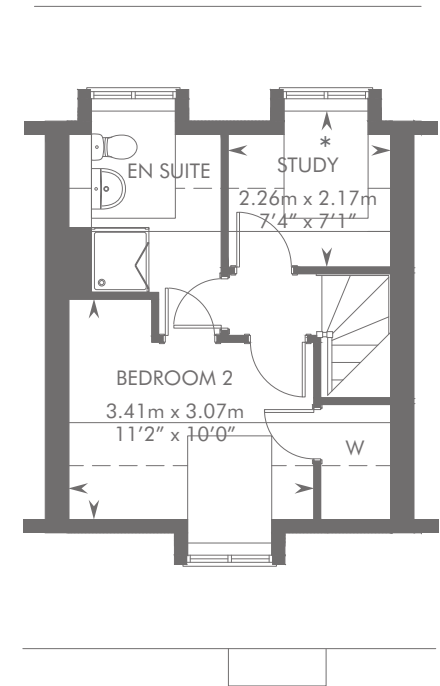
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR
PLOTS 289, 290 & 305 – 307



SECOND FLOOR
PLOTS 216 – 220, 242 & 243

*Dormer window to study and bedroom 2 to be slightly narrower to plots 242 & 243 only. Flat porch roof to plots 242, 243, 305-307. Please ask your Sales Consultant for further details.
Dotted lines denote reduced head height or structure above and approximate position of 1800mm ceiling height to second floor. Solid thin line denotes extent of full height ceiling.
Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 print 31.07.19. CALA Homes (South Home Counties) Ltd. Registered in England No 00682410. Registered Office: CALA House, 54 Causeway, Staines, Surrey, TW18 3AX. Agent for CALA Management Ltd (SC13655) having a place of business at Adam House, 5 Mid New Cutlins, Edinburgh EH11 4DU.





Computer generated image - The Danebury

THE DANEBURY

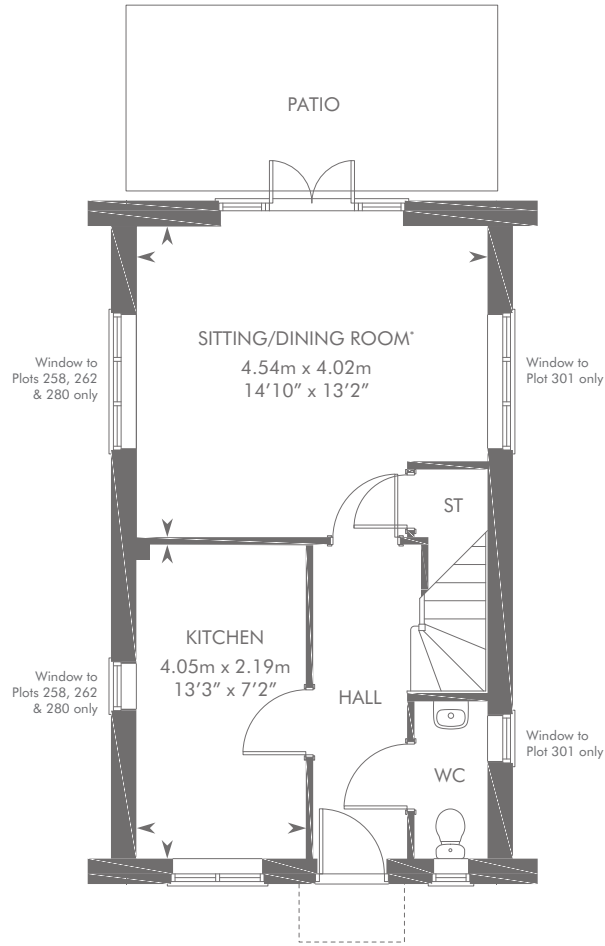
2 BEDROOM SEMI-DETACHED OR TERRACED HOME



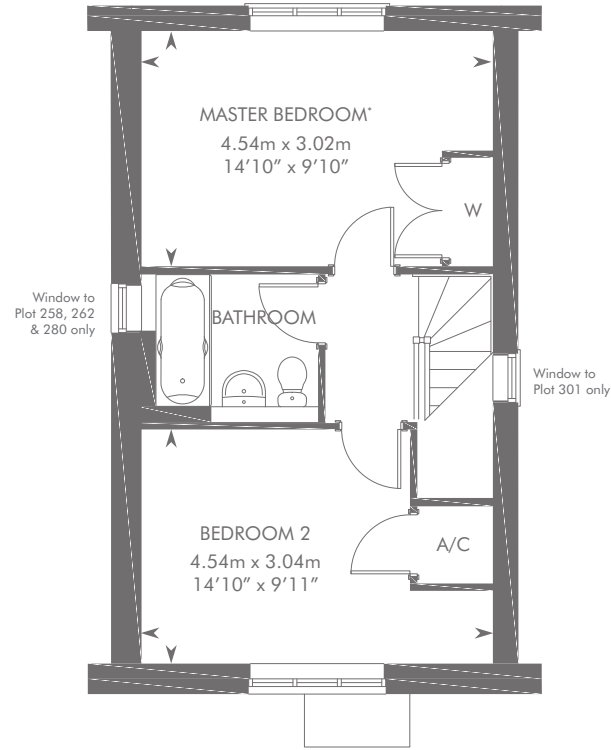
THE DANEBURY

PLOTS 256, 258, 260, 262, 278, 280, 298, 300, 302 & 304 – AS SHOWN

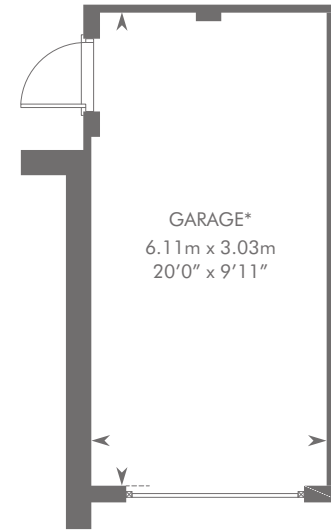
PLOTS 255, 257, 259, 261, 297, 299, 301 & 303 – HANDED



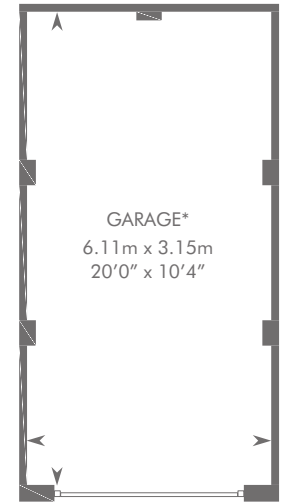
GROUND FLOOR



FIRST FLOOR



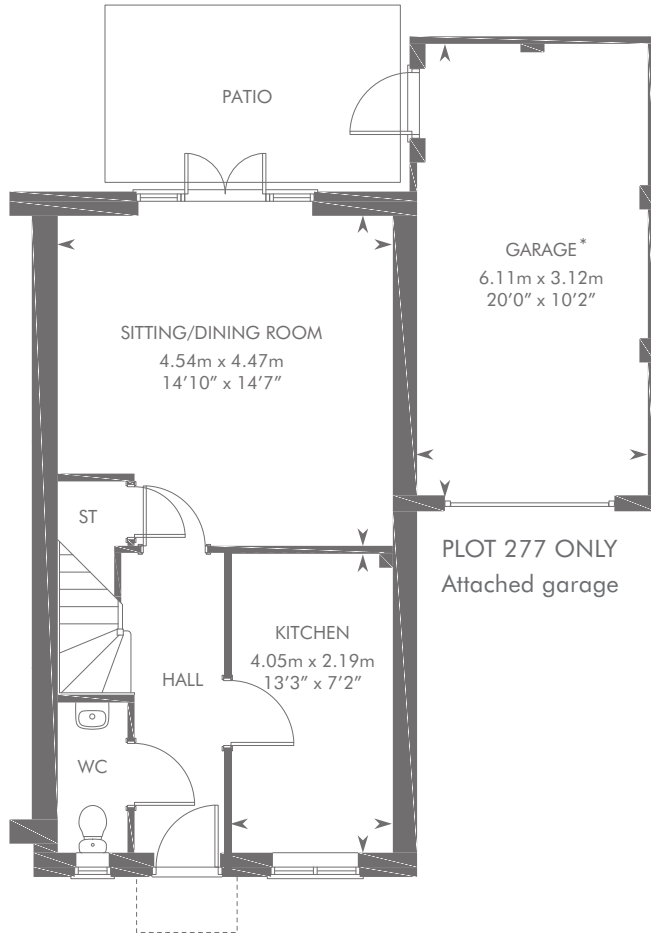
PLOT 255 ONLY
Attached garage



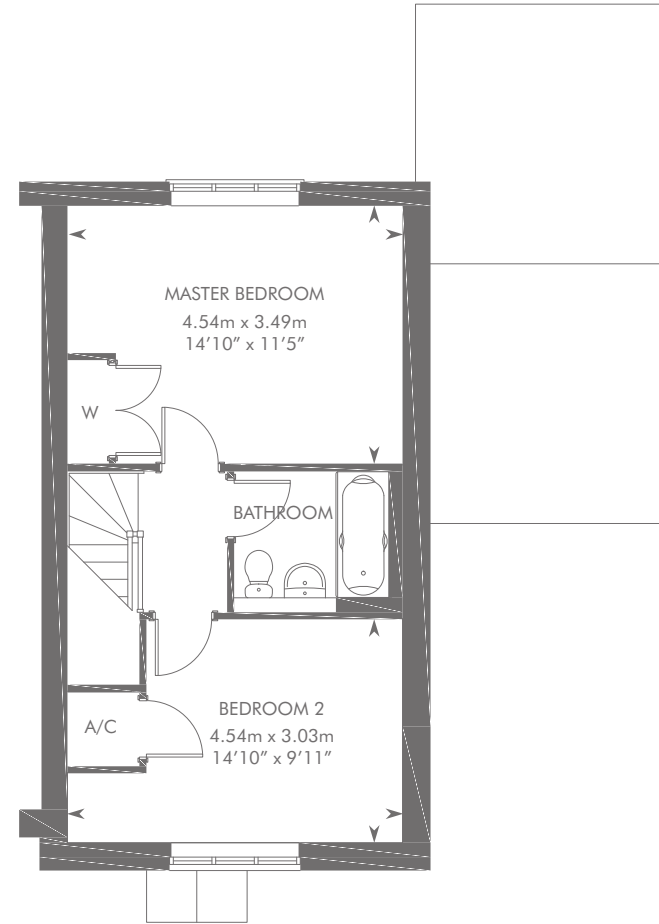
PLOT 280 ONLY
Detached garage

Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. Please consult your Sales Consultant for further details.
Pitched porch canopy to plots 278, 280, 297 & 28. Garages to plots 255, 277 & 280 only.

THE DANEBURY
PLOTS 277 & 279 – AS SHOWN



GROUND FLOOR



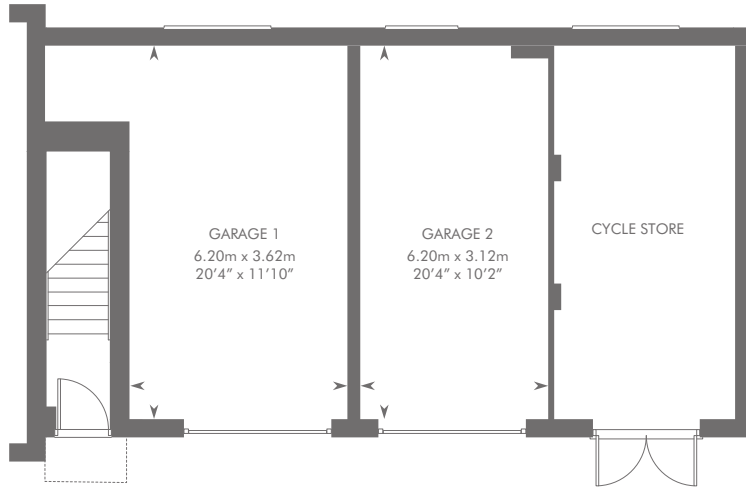
FIRST FLOOR



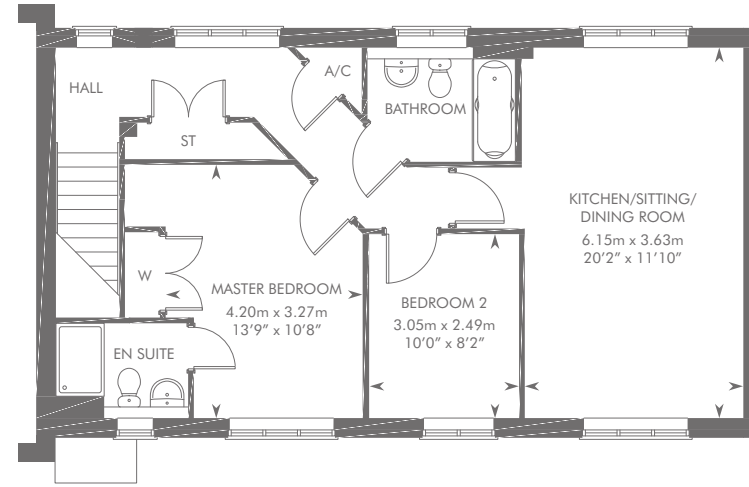
THE LANCE

2 BEDROOM FLAT OVER GARAGE





GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. Garage 1 & 2 allocated to plot 206.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 08.02.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.



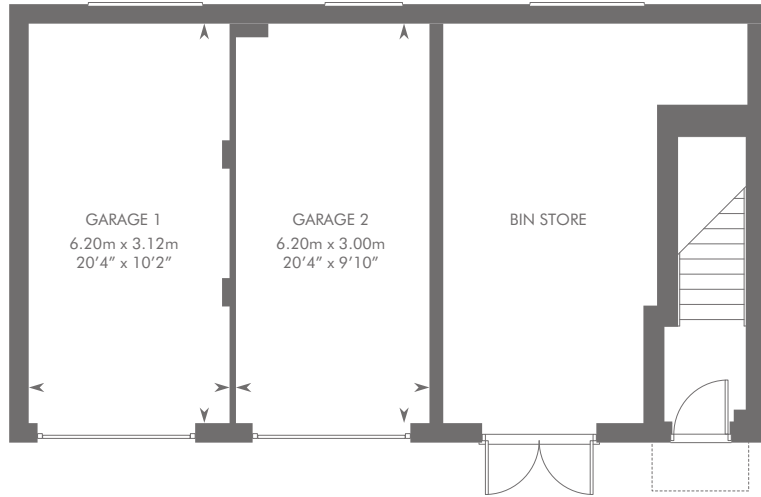
Computer generated image - The Naylor

THE NAYLOR

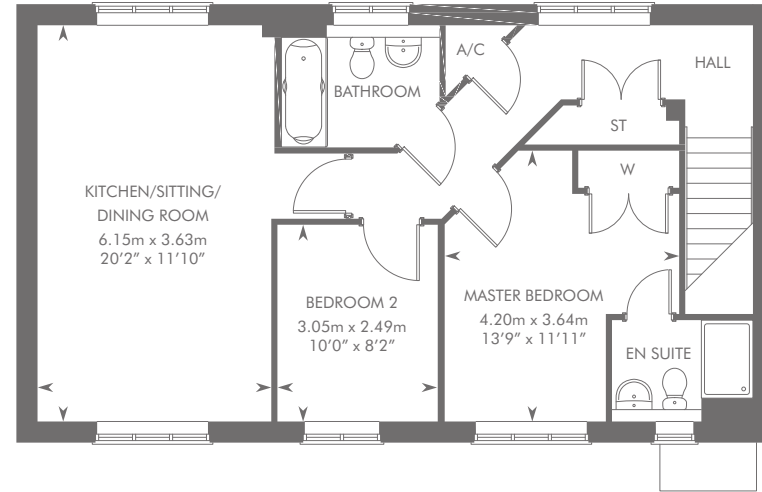
2 BEDROOM FLAT OVER GARAGE



THE NAYLOR
PLOT 215 – AS SHOWN



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. Patio sizes are indicative. A/C: Airing cupboard. ST: Store cupboard. W: Wardrobe. Garage 1 & 2 allocated to plot 215.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 08.02.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.



CRESSWELL PARK

ANGMERING

SPECIFICATION



SPECIFICATION

KITCHEN*

- Professionally designed contemporary kitchen, with laminate work surfaces to all plots except in The Gillingham, The Packington and The Parkley housetypes, which will have granite work surfaces
- Stainless steel 1½ bowl sink with drainer and mixer tap
- Built-in stainless steel single oven, gas hob and extractor hood to 2 and 3 bedroom homes
- Built-in stainless steel double oven, gas hob and extractor hood to 3, 4 and 5 bedroom homes
- Integrated fridge/freezer
- Integrated dishwasher
- Stainless steel splashback to hob area
- Integrated washer/dryer to properties where no utility is provided

FAMILY BATHROOM AND EN SUITE AND CLOAKROOM*

- White Roca sanitaryware with Vado chrome fittings
- Thermostatic shower to all en suites
- Mixer tap with shower handset to all baths
- Stylish wall-hung vanity unit in 3, 4 and 5 bedroom homes
- Heated towel rails to all bath/shower rooms and en suites^

MEDIA AND COMMUNICATIONS

- Pre-wiring and fittings for TV/FM/DAB satellite to sitting room with a distribution loop to remaining rooms with TV socket
- TV/FM/DAB sockets at high level to kitchen, reception rooms and all bedrooms
- Telephone sockets to kitchen, sitting room, study^ and master bedroom

HEATING, LIGHTING AND INTERNAL FINISHES

- Recessed downlights to kitchen, bathroom and en suites. Pendant light fittings to hall and all other rooms
- Traditional gas central heating
- Double-glazed uPVC windows
- Solid floors to ground floor with timber engineered joists to first and second^ floors
- Power and light to loft spaces
- Amtico flooring to kitchen, utility room^, cloakroom, family bathroom and en suite^
- Ceramic wall tiles to full height around shower and half height around bath and to appliance walls in family bathroom and en suite



Photography from a previous CALA development

*Design subject to change, please consult your Sales Advisor for further information.

^ Selected plots only. †Not all domestic appliances have an EU energy label.

Please refer to Sales Advisor for further details. ††Proportions may vary, please refer to Sales Advisor for further information.

Specifications are correct at time of going to print. 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. For more information please speak to a Sales Advisor.



ENVIRONMENTAL DETAILS

- Energy efficient and thermostatically controlled gas central heating and A-rated boiler to minimise gas usage
- Double-glazed uPVC windows providing a high level of thermal insulation and reduced heat loss
- A or B-rated kitchen appliances to reduce water and energy use†
- Real time energy monitor installed to help track energy usage, reducing bills and environmental impact
- Dual flush mechanisms to toilets to reduce water use
- High levels of insulation within roof spaces and external wall cavities to limit heat loss in the winter and reduce heat gain in the summer
- Dusk-to-dawn sensors to external lighting to reduce electricity usage
- A significant proportion of low energy lighting to all homes††
- Significant amounts of recycling of waste materials and packaging during the construction of each home to reduce the environmental impact of the development

SECURITY

- Outside lighting to front door with motion sensor allowing dusk-to-dawn operation
- External street lighting, where shown, with dusk-to-dawn sensors
- Multi-point locking system to front door
- Power spur for future fitting of alarm

EXTERNAL DETAILS

- Outside water tap
- Landscaped front garden, rear garden finished with top soil
- Outside lighting to front, side^ and rear doors.
- Power and light to garage^

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 Advisor 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.

CALA HOMES (SOUTH HOME COUNTIES) LTD
TILFORD HOUSE, FARNHAM BUSINESS PARK,
WEYDON LANE, FARNHAM, SURREY, GU9 8QT
T: 01252 736797
CALA.CO.UK



CRESSWELL PARK

ANGMERING

SPECIFICATION

VIBURNUM HOUSE AND ACACIA COURT APARTMENTS
& THE LANCE AND THE NAYLOR



SPECIFICATION

KITCHEN*

- Professionally designed contemporary kitchen, with laminate work surfaces
- Stainless steel 1½ bowl sink with drainer and mixer tap
- Built-in stainless steel single oven, gas hob and extractor hood
- Stainless steel splashback to hob area
- Integrated fridge/freezer
- Integrated dishwasher
- Integrated washer dryer

BATHROOM AND EN SUITE*

- White Roca sanitaryware with Vado chrome fittings
- Thermostatic showers to en suite
- Mixer tap to bath with hand held shower attachment
- Heated towel rails to all bath/shower rooms and en suites

MEDIA AND COMMUNICATIONS

- Pre-wiring and fittings for TV/FM/DAB satellite to sitting room with a distribution loop to remaining rooms with TV socket
- TV/FM/DAB sockets at high level to kitchen, sitting room and master bedroom
- Telephone sockets to kitchen, sitting room and master bedroom

HEATING, LIGHTING AND INTERNAL FINISHES

- Recessed downlights to kitchen, bathroom and en suite. Pendant light fittings to hall and all other rooms
- Traditional gas central heating
- Double-glazed uPVC windows
- Solid floors
- Amtico flooring to kitchen, bathroom and en suite[^]
- Ceramic wall tiling to bathroom and en suite



Photography from a previous CALA development

*Design subject to change, please consult your Sales Consultant for further information.

[^]Selected plots only. †Not all domestic appliances have an EU energy label.

Please refer to Sales Consultant for further details. ††Proportions may vary, please refer to Sales Consultant for further information.

Specifications are correct at time of going to print. 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. For more information please speak to a Sales Consultant.



ENVIRONMENTAL DETAILS

- Energy efficient and thermostatically controlled gas central heating and A-rated boiler to minimise gas usage
- Double-glazed uPVC windows providing a high level of thermal insulation and reduced heat loss
- A or B-rated kitchen appliances to reduce water and energy use†
- Real time energy monitor installed to help track energy usage, reducing bills and environmental impact
- Dual flush mechanisms to toilets to reduce water use
- High levels of insulation within roof spaces and external wall cavities to limit heat loss in the winter and reduce heat gain in the summer
- A significant proportion of low energy lighting to all apartments††
- Significant amounts of recycling of waste materials and packaging during the construction of each apartment to reduce the environmental impact of the development

SECURITY

- Intercom entry system to Viburnum House and Acacia Court apartments only
- Outside lighting with motion sensor allowing dusk-to-dawn operation
- External street lighting with dusk-to-dawn sensors
- Multi-point locking system to front door

EXTERNAL DETAILS

- Cycle store
- Communal gardens to Viburnum House and Acacia Court only

MANAGEMENT SERVICES

- CALA Homes will appoint a professional managing agent who will be a member of the Association of Residential Managing Agents to provide on going management services. Please refer to your sales consultant for further details.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 02.04.19. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.

CALA HOMES (SOUTH HOME COUNTIES) LTD
TILFORD HOUSE, FARNHAM BUSINESS PARK,
WEYDON LANE, FARNHAM, SURREY, GU9 8QT
T: 01252 736797
CALA.CO.UK



PERFECTLY LOCATED

Cresswell Park, Roundstone Lane, Angmering, West Sussex, BN16 4AY



REGIONAL MAP



LOCAL AREA MAP

WHAT'S NEAR



ON FOOT

- Haskins Garden Centre – 0.5 mile
- The Spotted Cow – 0.5 mile
- Angmering Village Centre – 0.8 mile
- Angmering Train Station – 0.9 mile
- The Angmering School – 1 mile
- St Margaret's CofE Primary School – 1.5 miles
- Highdown Hill viewpoint – 2 miles



BY CAR

- Ham Manor Golf Club – 1.7 miles
- Waitrose (Rustington) – 2 miles
- Littlehampton – 3.6 miles
- Worthing – 5.6 miles
- Arundel – 7.5 miles



BY RAIL (FROM ANGMERING)

- Chichester – 17 mins
- Brighton – 32 mins
- Portsmouth – 51 mins
- Gatwick Airport – 55 mins
- London Victoria – 1 hr 28 mins

CALA HOMES – THE UK’S MOST UPMARKET MAJOR HOMEBUILDER

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.



IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (South Home Counties) 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 Advisor 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 18.11.16. CALA (South Home Counties) Limited, registered in England company number 08800163. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.

CALA HOMES (SOUTH HOME COUNTIES) LTD
TILFORD HOUSE, FARNHAM BUSINESS PARK,
WEYDON LANE,
FARNHAM,
SURREY, GU9 8QT
T: 01252 736797
CALA.CO.UK

