



GILCHRIST GARDENS

ERSKINE



CALA HOMES

BUILT FOR YOUR NEXT CHAPTER



GILCHRIST GARDENS

THE PERFECT ESCAPE TO AND FROM CITY LIFE

The attraction of Gilchrist Gardens is obvious to see. Situated in sought-after Erskine, this selection of terraced and detached homes is creating an exclusive new family community within easy commuting distance of Glasgow.

Part of CALA's contemporary Light and Space Collection, our impressive low maintenance homes range from 902 to 2,470 sq ft, complemented by a high specification throughout. Surrounded by beautiful scenery and plentiful amenities on the south bank of the River Clyde, you can have the best of everything on your idyllic Renfrewshire doorstep.



Photography from a previous CALA development



Lifestyle photography



Photography from a previous CALA development





A typical Darroch showhome



A typical Avon viewhome



A typical Logan showhome



BUYING NEW IS BETTER WITH CALA



CALA PEACE OF MIND

A 10-year NHBC Buildmark Warranty, 24-hour response service for emergency calls and after-sales service for two years following all purchases.



MOVE CHAIN-FREE

Our 100% Part Exchange* service frees you from being in a chain. For more information and to use our part exchange calculator to see what you could save, visit cala.co.uk/part-exchange.



MORE CHOICE

With a selection of kitchens and bathrooms, you can choose the cabinets, tiles and floorings to suit you. Choices are subject to build stage.



A VIBRANT NEW COMMUNITY

Many residents of new developments find that they quickly become part of an inclusive community of like-minded people.



LESS MAINTENANCE

A new build home requires lower maintenance compared to an old house, saving you time and money.



THE BEST OF BOTH

CALA homes balance modern contemporary design with traditional architecture to enhance their characterful surroundings.



ENERGY EFFICIENT

Enjoy reduced gas and electricity bills and a better insulated, more energy efficient home, compared to a Victorian home with some modern updates.**



SAFE AS HOUSES

Built with safety in mind, our homes comply with the latest Health and Safety standards, including modern consumer units and ample, well positioned sockets, multi-point locks and mains powered smoke alarms.



ALL THE MOD CONS

New built-in kitchen appliances covered by manufacturers' warranties and the latest water efficient bathroom fittings. Also a boiler and heating system complete with at least a two year warranty.



FREEDOM TO PERSONALISE

A brand new home is the golden opportunity to make it your own. Its blank canvas can bring out the interior designer in you and give you the freedom to stamp your personality on everything.



MORE LIGHT AND SPACE

Our Light & Space Collection is thoughtfully designed to promote sustainability and wellbeing. Maximising natural light, some homes also feature three-zone kitchens to create open plan living and breakaway rooms for relaxation, such as formal lounges and private studies.



CONSUMER CODE FOR HOMEBUILDERS

We comply with the Consumer Code for Homebuilders, giving you peace of mind during the purchase process.

**CONSUMER
CODE FOR
HOMEBUILDERS**

www.consumercode.co.uk

*CALA will obtain 2 independent valuations based on achieving a sale in a 4-6 week period, part exchange considered subject to CALA's purchasing criteria, terms and conditions. Up to 100% part exchange available on selected plots, subject to terms and conditions and not in conjunction with any other offer. Incentives are available at selected developments on selected homes. For terms and conditions on all CALA incentives, please visit cala.co.uk/terms. **Source: The NHBC Foundation 2016.



Lifestyle photography



SERVICE WITH A WIDE RANGE OF SMILES

CALA Homes is committed to making your journey into your brand new home as seamless as possible. Providing quality care from the moment we receive your first enquiry to handing you the keys of your dream home, our friendly team is with you every step of the way.

Here are just some of the many happy comments we've received from CALA homeowners who found their move simple and straightforward.



"WE BOUGHT OUR NEW HOME WITH CALA HOMES AND FOUND THE PROCESS FROM ENQUIRY TO COMPLETION TO BE INCREDIBLY WELL MANAGED AND HASSLE FREE."

Purchaser at Kinnaird Oaks, Larbert



"MOVING INTO A NEW APARTMENT HAS BEEN WONDERFUL. THE DESIGN AND FINISH OPTIONS WERE FANTASTIC, ESPECIALLY THE CHOICES FOR THE KITCHEN AND BATHROOM."

Purchaser at 21 Mansionhouse Road, Glasgow



"WE CANNOT THANK CALA HOMES AND THE SUPERB SALES ADVISORS ENOUGH. THEY HAVE BEEN SO PROFESSIONAL, INFORMATIVE AND EXCEPTIONALLY FRIENDLY."

Purchaser at Riverside, Bothwell





ERSKINE

FROM COUNTRY CHARM TO CITY CHIC

What was once a small village has flourished into a popular commuter town with a vibrant community spirit.

Everyday needs are catered for at Bridgewater Shopping Centre, including supermarkets, restaurants, a doctor, dentist, optician, chemist, bank and library. There's also a swimming pool, while Erskine Community Sports Centre features a multipurpose hall and gym facilities.

Get your fashion fix and leisure kicks at nearby intu Braehead, which together with all the high street brands and eateries, boasts a multi-screen cinema, tenpin bowling alley, soccer circus, curling rink and one of Europe's largest indoor 'real' snow slopes.

Connecting Renfrewshire to West Dunbartonshire, the famous Erskine Bridge offers spectacular views and tucked in below it, Boden Boo is a beauty spot with woodland walks and cycle trails. It's also part of the 40-mile long Clyde Walkway, stretching from Glasgow's west end to New Lanark Heritage Site.

Further afield, Castle Semple Country Park is ideal for family picnics, hiring bikes, sailing, paddle sports and powerboating.

You can perfect your swing at local courses, including Erskine Golf Club and Mar Hall, a five-star hotel and spa resort set in around 200 acres, which has superb views over the Clyde and is a favourite with visiting celebrities.

Meanwhile, Ingliston Country Club in neighbouring Bishopton has been voted the UK's 'Best Equestrian Venue' providing lessons for all ages and standards.

A quality education is guaranteed here too, with several highly regarded primary and secondary schools* to choose from.

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





EASY COME, EASY GO

Gilchrist Gardens homeowners can look forward to the perfect balance of city and country life. Especially when Paisley is only around five miles away and Glasgow city centre is some 15 miles from Erskine via the M8 motorway.

To catch the train, nearby Bishopton station offers regular services to Glasgow Central in around 18 minutes. Or a half hourly bus service is available from the Bridgewater Centre.

You're also well-connected to the great outdoors, with the Erskine Bridge leading towards the breath-taking beauty of Loch Lomond and The Trossachs, while the whole of the Clyde coast awaits you to the south. And international travellers will appreciate having Glasgow Airport around five miles from home.

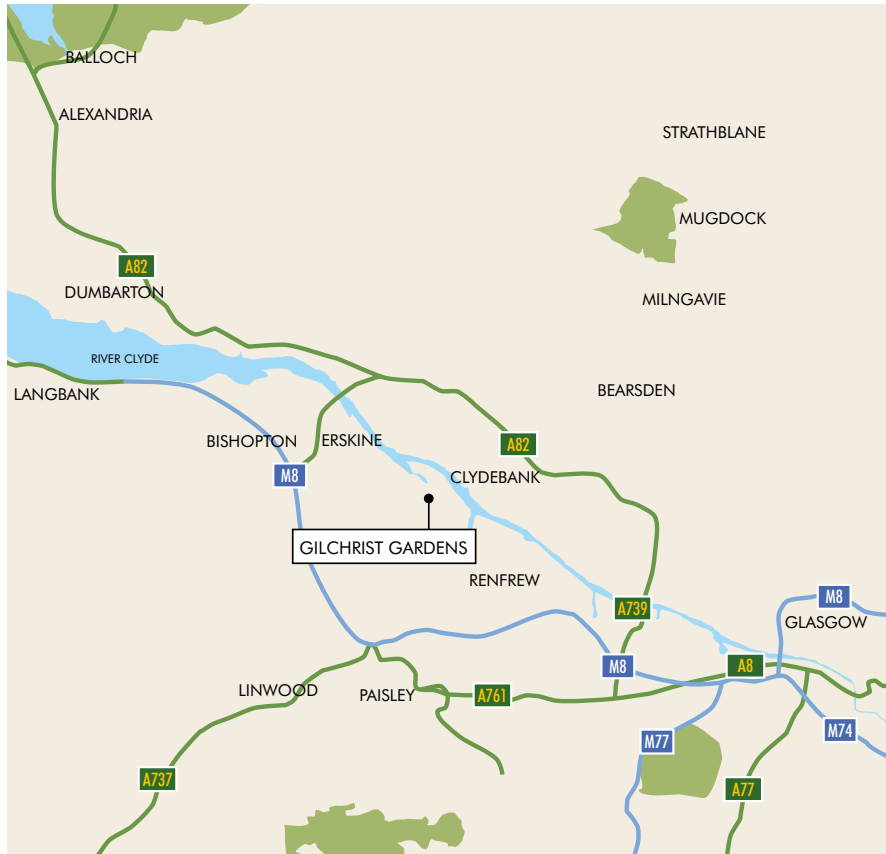
Distances and journey times are approximate and are taken from Google Maps and scotrail.co.uk



Local photography is courtesy of Scottish Viewpoint

PERFECTLY LOCATED

CALA HOMES, GILCHRIST GARDENS, FLORISH ROAD, ERSKINE, PA8 7DJ



REGIONAL MAP



LOCAL AREA MAP

SUPERBLY CONNECTED



ON FOOT

- St Anne's Primary School – 0.7 miles
- Inchinnan Primary School – 0.8 miles
- Barsail Primary School – 0.9 miles
- Newshot Nature Reserve – 0.9 miles



BY CAR

- Erskine Leisure Centre – 1.3 miles
- Bridgewater Shopping Centre – 1.4 miles
- Park Mains High School – 1.7 miles
- Erskine Community Garden – 2.1 miles
- Boden Boo – 2.8 miles
- Erskine Bridge – 3.2 miles
- Bishopton Station – 3.8 miles
- Mar Hall Hotel Golf & Spa Resort – 4.0 miles
- Erskine Golf Club – 4.2 miles
- Glasgow Airport – 4.5 miles
- Ingliston Country Club & Hotel – 4.8 miles
- Trinity High School – 5.1 miles
- intu Braehead – 6.3 miles



BY RAIL FROM BISHOPTON STATION

- Paisley Gilmour Street – 8 minutes
- Glasgow Central – 18 minutes





Lifestyle photography





CALA HOMES

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

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

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



ASPIRATIONAL
HOMES



FIRST CLASS
CUSTOMER
SERVICE



QUALITY
DESIGN AND
BUILD



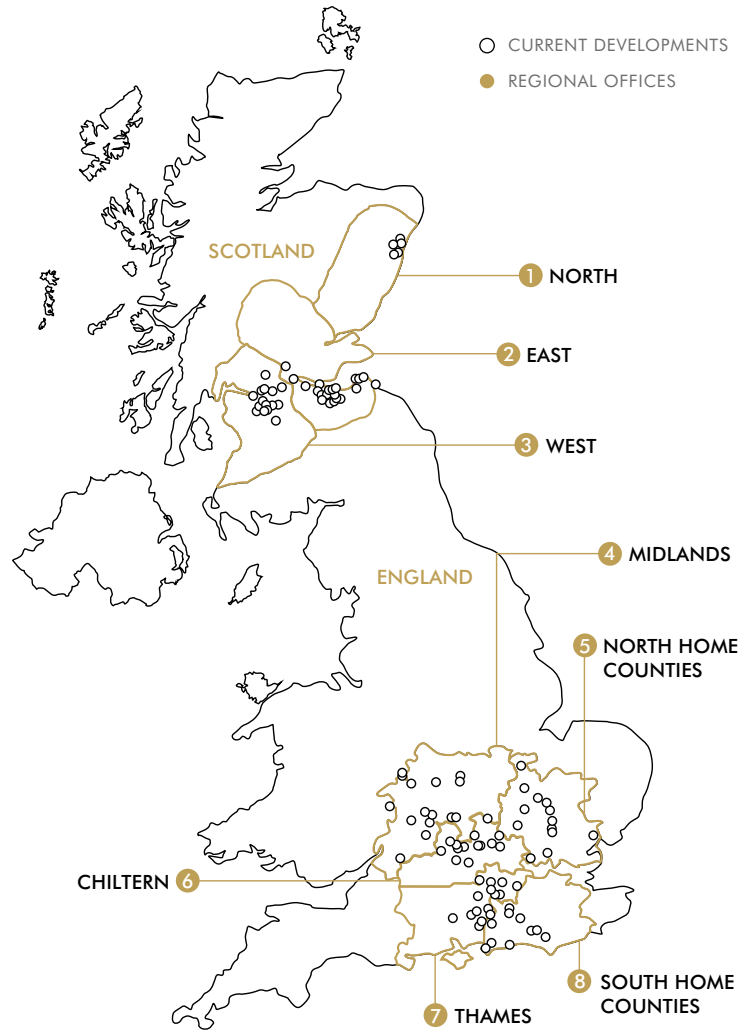
INVESTMENT IN
OUR PEOPLE



POSITIVE
LEGACY

CALA builds aspirational homes in desirable areas across the South East of England, the Midlands and Scotland. Properties range from starter homes to spacious family properties and we also work with local authorities and registered social landlords to provide much-needed affordable housing.

Building a strong, sustainable business that provides opportunities for our people and a positive legacy for future generations will remain at the heart of the CALA way.



SUSTAINABILITY THE CALA WAY

CALA has a rich heritage originally dating back to 1875. We started building homes in the 1970s and, for over 40 years, have been creating high quality, sustainable new homes and communities. However it is not just what we do, but the way we do it that matters to CALA.

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



LAND

Buying the right sites in sustainable locations that meet the needs of homeowners and are part of local communities.



COMMUNITY CONSULTATION

A collaborative approach to ensure the right design solution for the local area and valuable investment in affordable housing, local facilities and infrastructure.



ENVIRONMENT

A respectful approach to development, minimising the impact on natural resources and biodiversity and creating energy efficient homes.



DESIGN

Homes that meet the needs of customers and future generations and take inspiration from the local vernacular to enhance the areas in which we build.



PEOPLE

Creating an empowering and inclusive culture that puts the wellbeing of our people, partners, customers and local communities at the heart of our business.



CUSTOMERS

Delivering a first class customer experience from the first enquiry through to after-sales support.














DISCOVER MORE AT [CALA.CO.UK/SUSTAINABILITY](https://www.cala.co.uk/sustainability)







GILCHRIST GARDENS

ERSKINE

GILCHRIST GARDENS - ERSKINE

- 
THE ALLAN
 3 BEDROOM TERRACE HOME
 PLOTS 6, 14, 15, 23, 25, 52, 59, 60, 69, 76, 97, 104
- 
THE AVON
 3 BEDROOM TERRACE HOME
 5, 7, 13, 16, 22, 24, 26, 51, 53, 58, 61, 68, 70, 75, 77, 96, 98, 103, 105
- 
THE BARRIE
 4 BEDROOM DETACHED HOME
 PLOTS 27, 28, 32, 33, 86
- 
THE BLAIR
 4 BEDROOM DETACHED HOME WITH SINGLE GARAGE
 PLOTS 43, 44, 78, 79, 82, 83, 87, 88, 90, 91, 93, 94, 107, 108
- 
THE BRYCE
 4 BEDROOM DETACHED HOME
 PLOTS 30, 31, 46, 50
- 
THE CLELAND
 4 BEDROOM DETACHED HOME
 PLOTS 42, 80, 84, 89
- 
THE COLVILLE
 4 BEDROOM DETACHED HOME
 PLOTS 34, 47
- 
THE DARROCH
 5 BEDROOM DETACHED HOME
 PLOTS 2, 35, 48, 49
- 
THE DEWAR SE
 5 BEDROOM DETACHED HOME
 PLOTS 29, 40, 81, 95, 106, 110, 193
- 
THE DEWAR IC
 5 BEDROOM DETACHED HOME
 PLOTS 45, 92, 109
- 
THE ELLIOT
 4 BEDROOM DETACHED HOME WITH DOUBLE GARAGE
 PLOTS 85, 111
- 
THE KENNEDY
 5 BEDROOM DETACHED HOME
 PLOTS 36, 39, 41, 191, 192, 195
- 
THE LOGAN
 5 BEDROOM DETACHED HOME
 PLOTS 1, 194

- 
THE MACRAE
 5 BEDROOM DETACHED HOME WITH DOUBLE GARAGE
 PLOTS 37, 38
- 
THE BOWDEN
 3 BEDROOM END TERRACE HOME
 PLOT 3
- 
THE BOWDEN
 3 BEDROOM MID TERRACE HOME
 PLOTS 9, 10, 11, 18, 19, 20, 55, 56, 63, 64, 65, 66, 72, 73, 100, 101
- 
THE COLONSAY
 4 BEDROOM END TERRACE HOME
 PLOTS 4, 8, 12, 17, 21, 54, 57, 62, 67, 71, 74, 99, 102

-  DENOTES DEVELOPMENT BOUNDARY
-  DENOTES 1.8M TIMBER FENCE
-  DENOTES 1.8M TIMBER FENCE WITH FEATURE PIERS
-  DENOTES RETAINING WALL
-  DENOTES 1M POST & WIRE FENCE

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





GILCHRIST GARDENS

SPECIFICATION



Photography from a previous CALA development



DESIRABLE IN EVERY DETAIL

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

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

SPECIFICATION

KITCHEN & UTILITY ROOMS

- Stylish kitchens with Bosch appliances (Avon and Allan housetypes) and Siemens appliances (all other housetypes)
- Laminate worktops to kitchen (Allan and Avon housetypes)
- Quartz worktops to kitchen (Barrie to MacRae and Bowden and Colonsay housetypes)
- Four/five zone induction hob (as design dictates)
- Built in single oven
- Built in oven/microwave combination (Barrie to MacRae and Bowden and Colonsay housetypes)
- Built in fridge freezer (Allan to Elliot and Bowden and Colonsay housetypes)
- Built in tall fridge (Kennedy to MacRae housetypes)
- Built in tall freezer (Kennedy to MacRae housetypes)
- Built in dishwasher
- Contemporary tap in kitchens & utility (where applicable)
- 1½ bowl stainless steel sink in kitchens
- Single bowl stainless steel sink in utility rooms

CLOAKROOMS, BATHROOMS & EN SUITES

- White sanitaryware from the Laufen range
- Contemporary taps and fittings
- Glass finished shower enclosures
- White shower trays
- Thermostatic shower valves and heads
- Chrome towel warmers
- Full height tiles to bath and shower enclosures
- Vanity units to bathroom, master en suite and cloakroom

DECORATION

- Internal walls will be finished in a choice of 3 colours*
- Ceilings will be finished in Covermatt White emulsion
- Pre-finished white pass doors
- Satin white paint to skirtings and facings

WARDROBES

- Stylish sliding or bi-fold wardrobe doors with shelves and hanging rails to all bedrooms (as design dictates)

ELECTRICAL

- Ample power, TV and telephone points throughout
- Shaver socket in bathroom and each en suite
- Master TV console plate in main lounge/living area
- Multigrid switching of kitchen appliances sited on wall above/behind worktop
- Downlighter to kitchen, utility and all bath and shower rooms

SECURITY & SAFETY

- Alarm system
- Mains-wired smoke detectors
- Battery operated CO detectors

PLUMBING & HEATING

- Central heating via a hybrid air source heat pump and boiler system with radiators (Barrie to MacRae housetypes)
- Gas boiler with PV panels (Allan, Avon, Bowden and Colonsay housetypes)
- White PVCu double glazed windows (Barrie to MacRae housetypes)
- External grey PVCu double glazed windows (Allan, Avon, Bowden and Colonsay housetypes)

- Single zone system with programmable control (Barrie to MacRae housetypes)
- Two zone system (Allan, Avon, Bowden and Colonsay housetypes)
- Individual thermostatic control valves on radiators (except those with programmable thermostat)
- Insulation values in excess of 2015 legislation levels

EXTERNALS

- Turf to front garden and landscaping works as per landscaping design drawing
- Patio area with riven slabs
- External rear tap
- Monoblock driveways (except Allan, Avon, Bowden and Colonsay)
- Rough raked and rotovated rear garden
- Rotary drier with linking path access
- 1.8m screen fence at rear and between rear gardens
- A factoring company will be appointed to maintain all common areas with an annual fee payable by residents



Computer Generated Image – A typical Allan

THE ALLAN

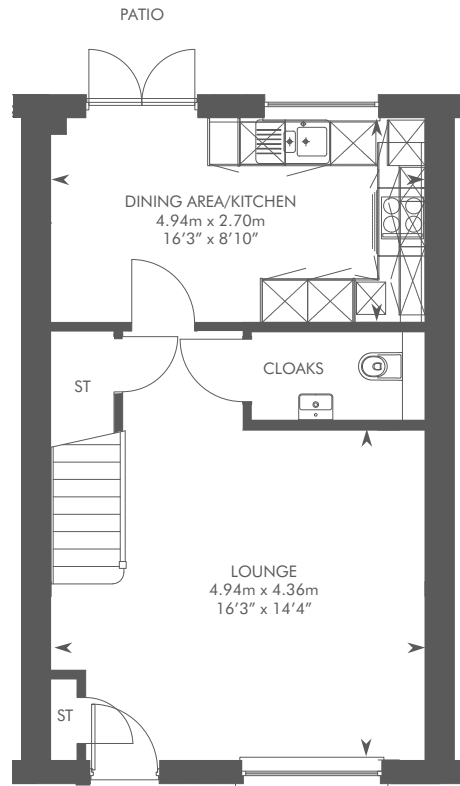
3 BEDROOM TERRACE HOME



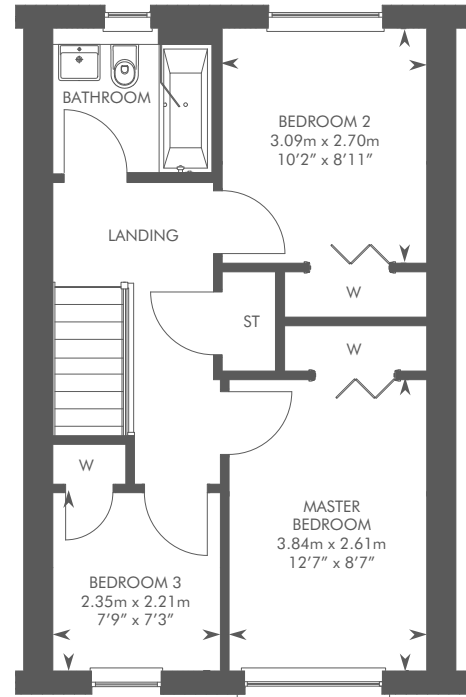
THE ALLAN

PLOTS 6, 14, 23, 59, 69, 76, 97, 104 – AS SHOWN

PLOTS 15, 25, 52, 60 – HANDED



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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THE AVON

3 BEDROOM TERRACE HOME

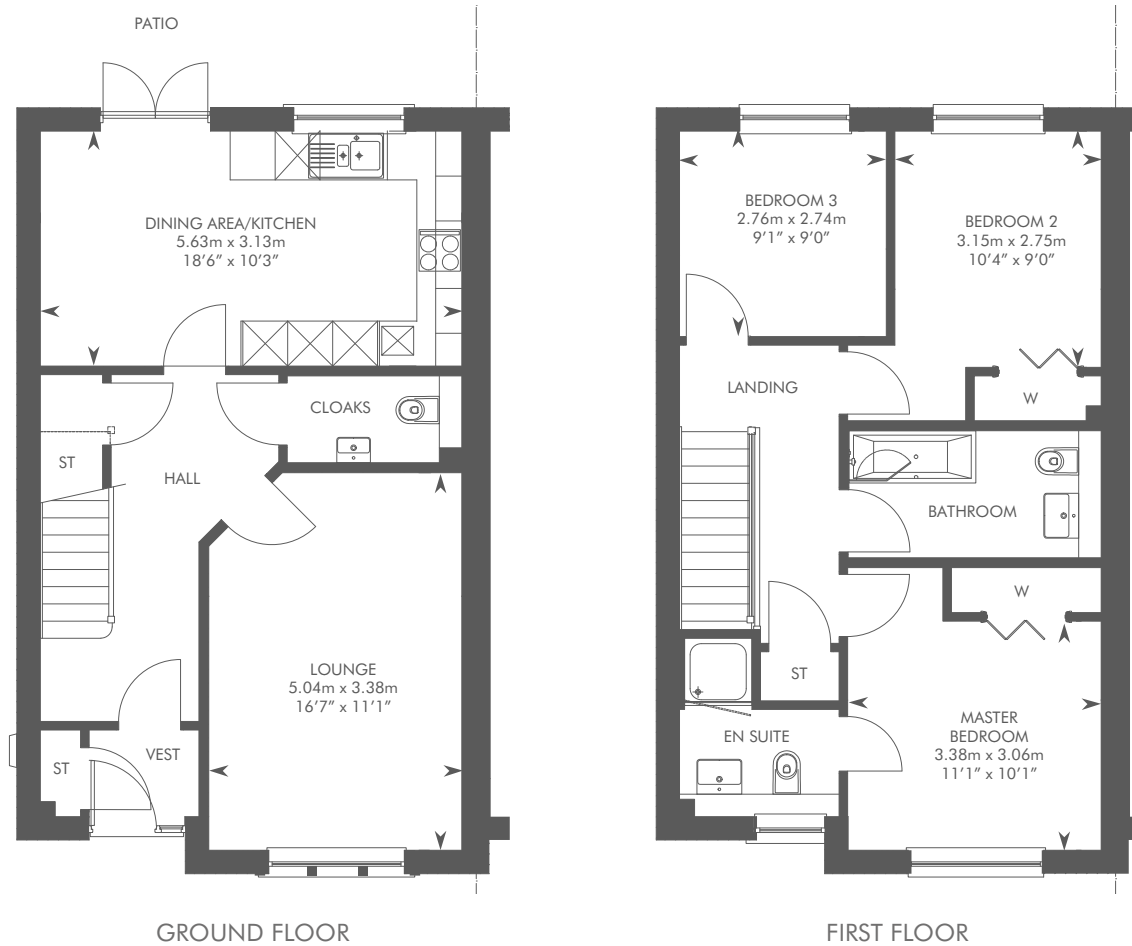


THE AVON

PLOTS 5, 13, 22, 51, 58, 68, 75, 96, 103 – AS SHOWN

PLOT 24 – MID TERRACE AS SHOWN

PLOTS 7, 16, 26, 53, 61, 70, 77, 98, 105 – HANDED



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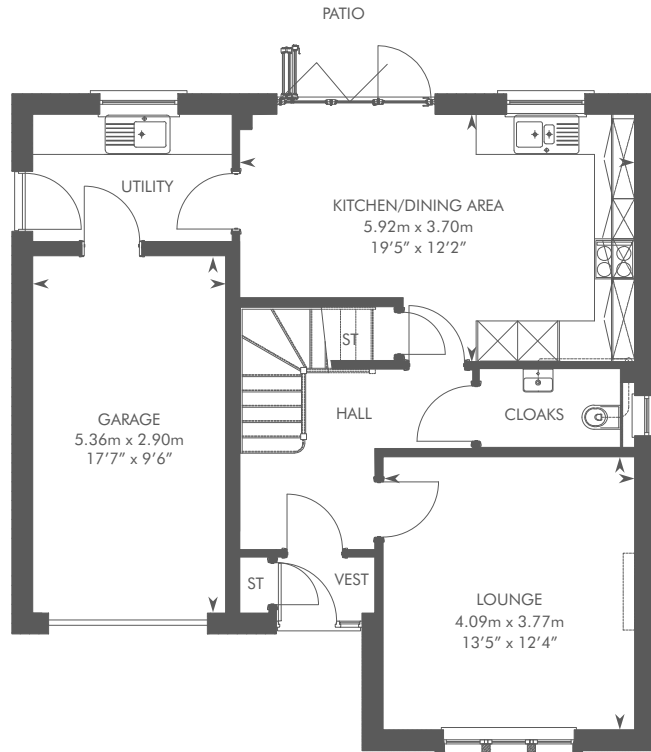


THE BARRIE

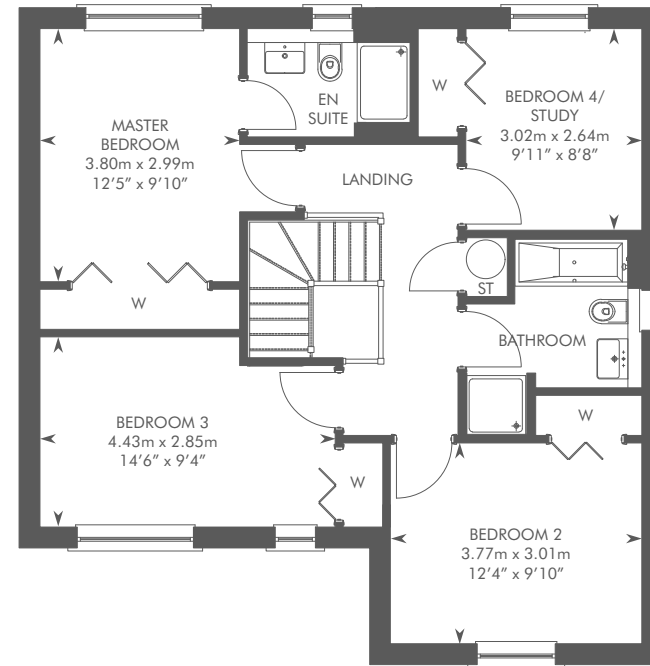
4 BEDROOM DETACHED HOME



THE BARRIE
 PLOTS 28, 33 – AS SHOWN
 PLOTS 27, 32, 86 – HANDED



GROUND FLOOR



FIRST FLOOR

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Computer Generated Image – A typical Blair.

THE BLAIR

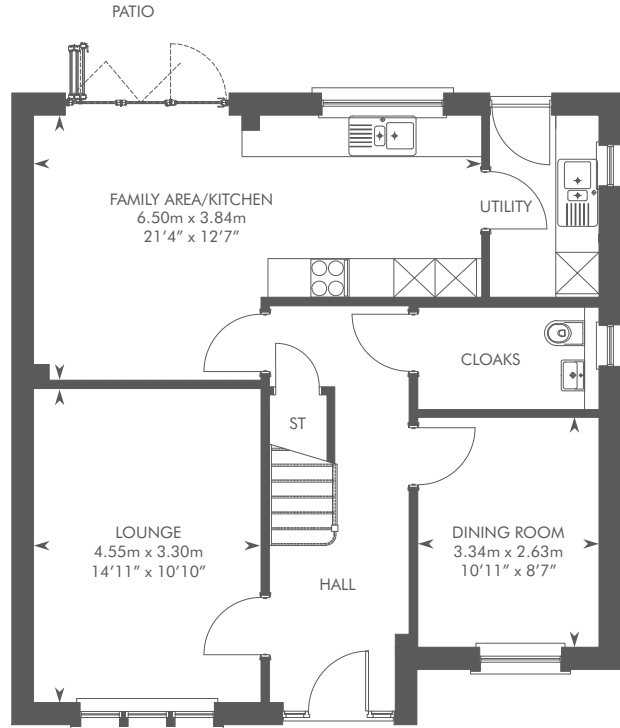
4 BEDROOM DETACHED HOME



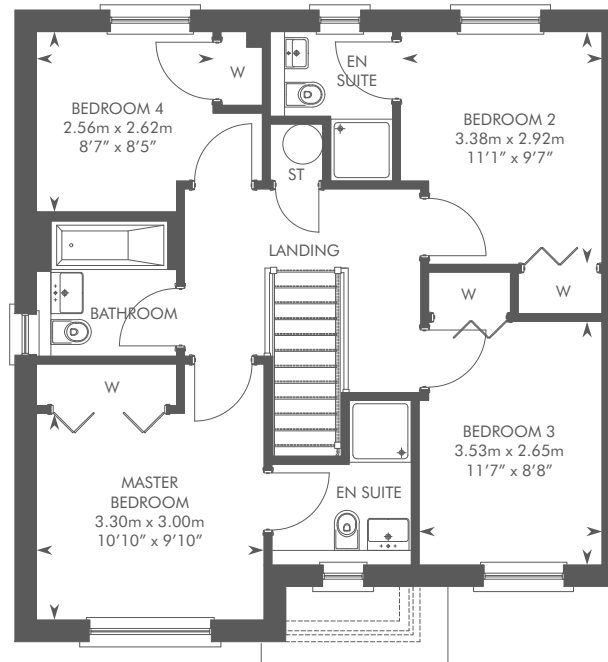
THE BLAIR

PLOTS 43, 78, 82, 87, 90, 93, 107 – AS SHOWN

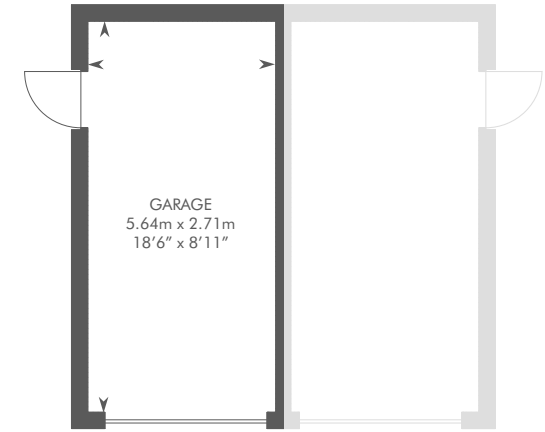
PLOTS 44, 79, 83, 88, 91, 94, 108 – HANDED



GROUND FLOOR



FIRST FLOOR



GARAGE

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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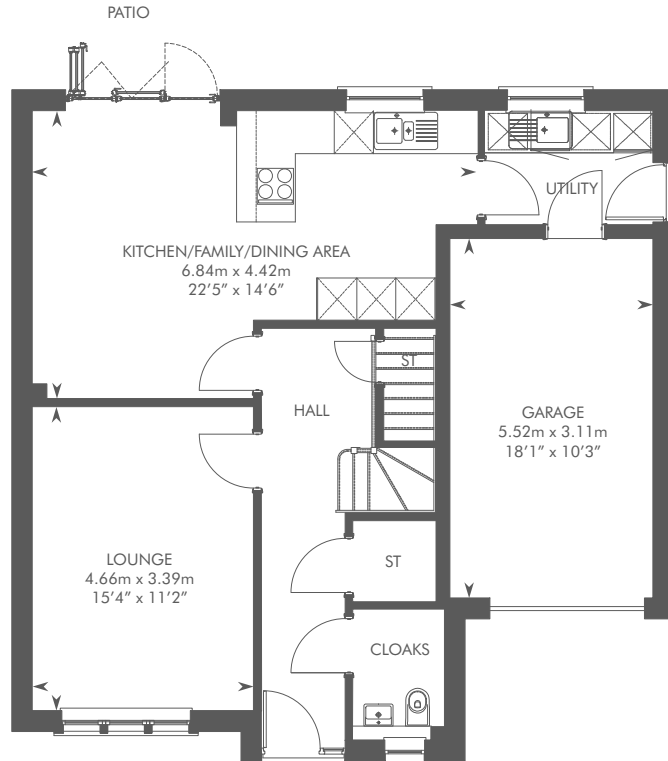
Computer Generated Image – A typical Bryce

THE BRYCE

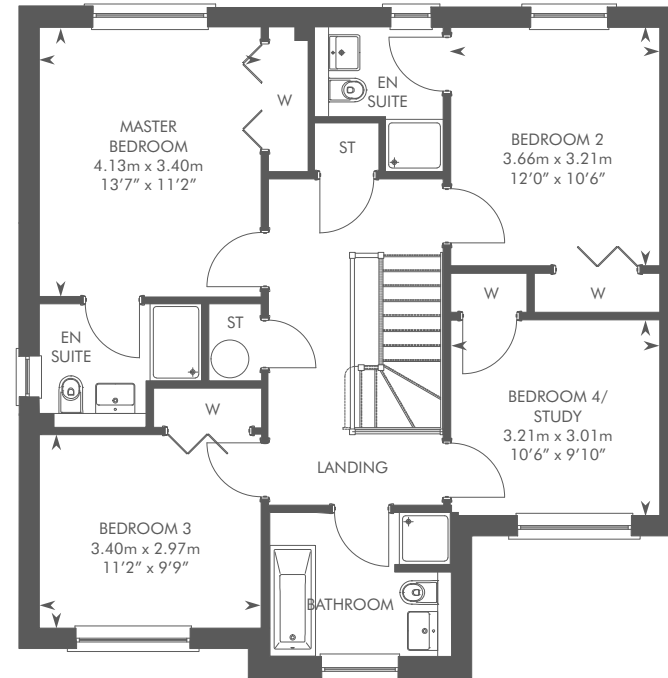
4 BEDROOM DETACHED HOME



THE BRYCE
 PLOTS 30, 31, 46 – AS SHOWN
 PLOTS 50 – HANDED



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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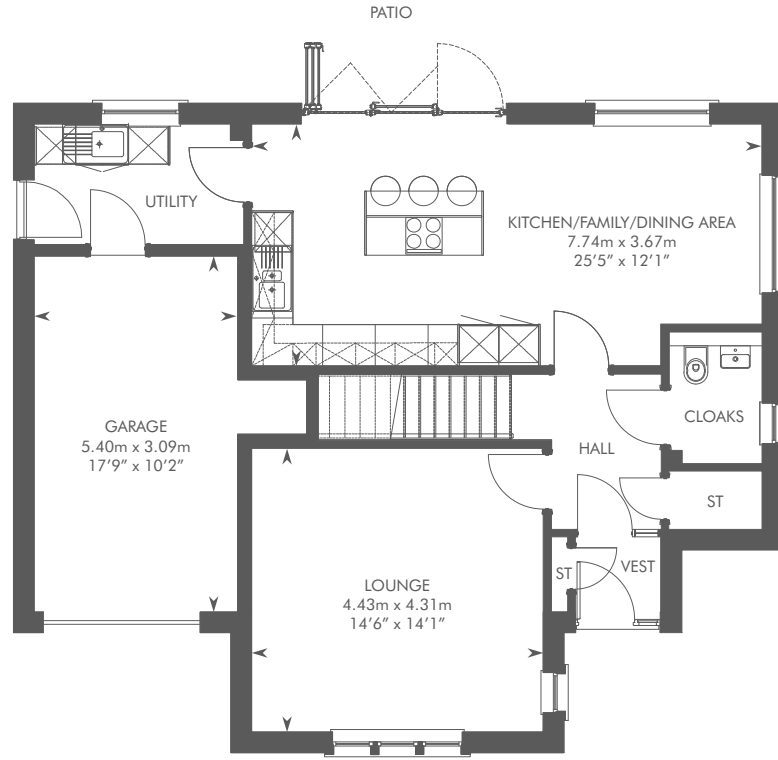
Computer Generated Image – A typical Cleland

THE CLELAND

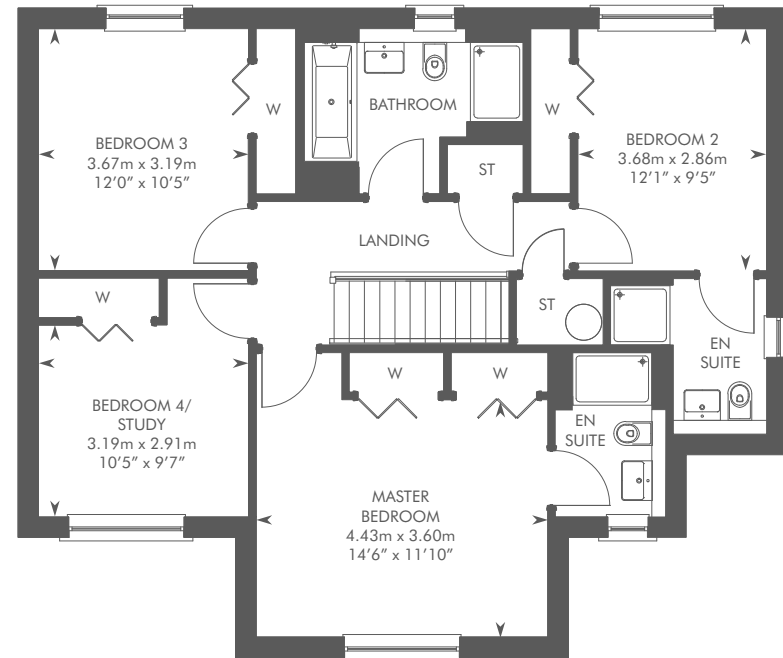
4 BEDROOM DETACHED HOME



THE CLELAND
 PLOTS 42, 80, 89 – AS SHOWN
 PLOTS 84 – HANDED



GROUND FLOOR



FIRST FLOOR

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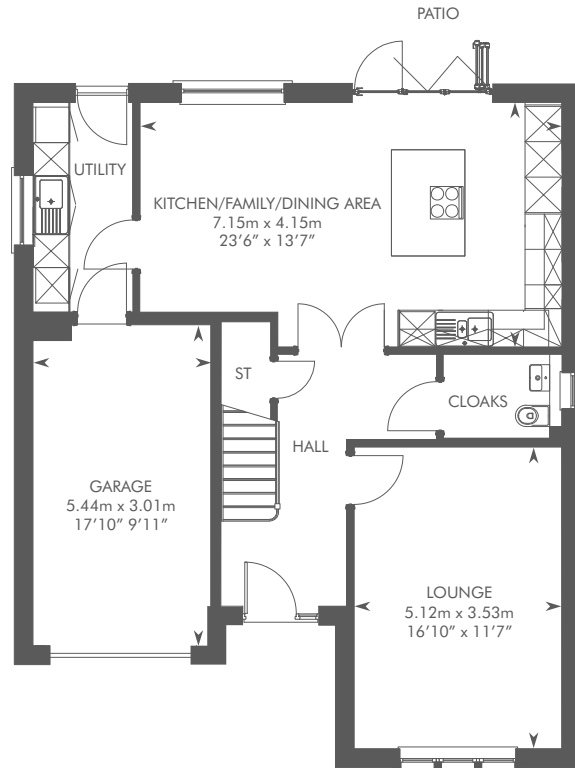
Computer Generated Image – A typical Colville

THE COLVILLE

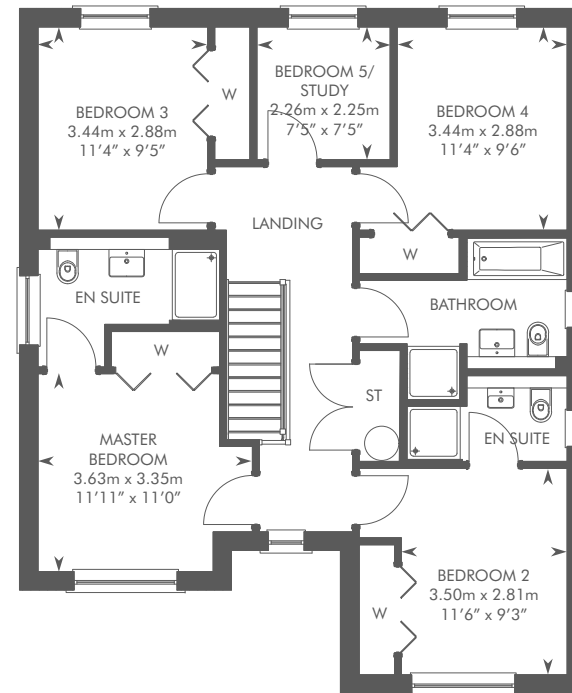
4 BEDROOM DETACHED HOME



THE COLVILLE
PLOTS 34, 47



GROUND FLOOR



FIRST FLOOR

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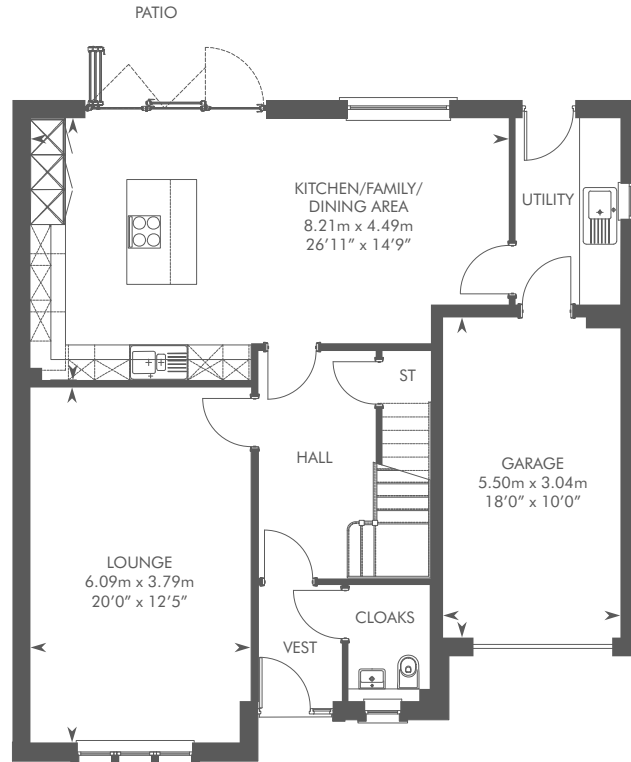


THE DARROCH

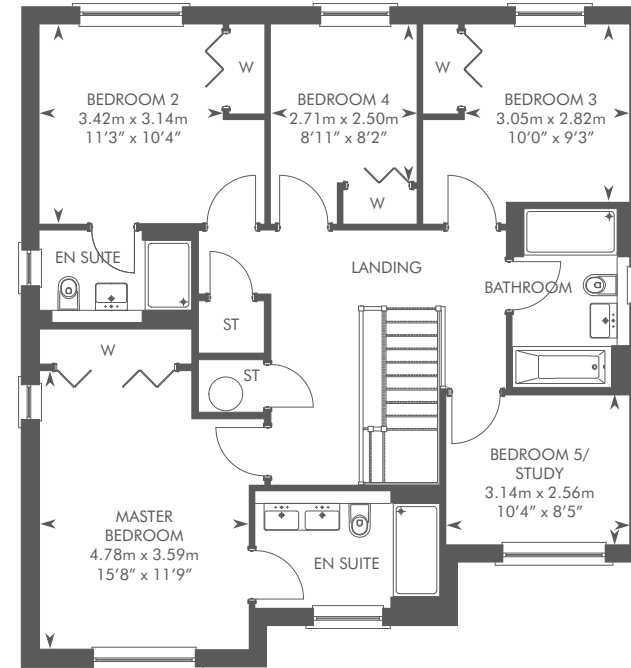
5 BEDROOM DETACHED HOME



THE DARROCH
 PLOTS 2, 35 – AS SHOWN
 PLOTS 48, 49 – HANDED



GROUND FLOOR



FIRST FLOOR

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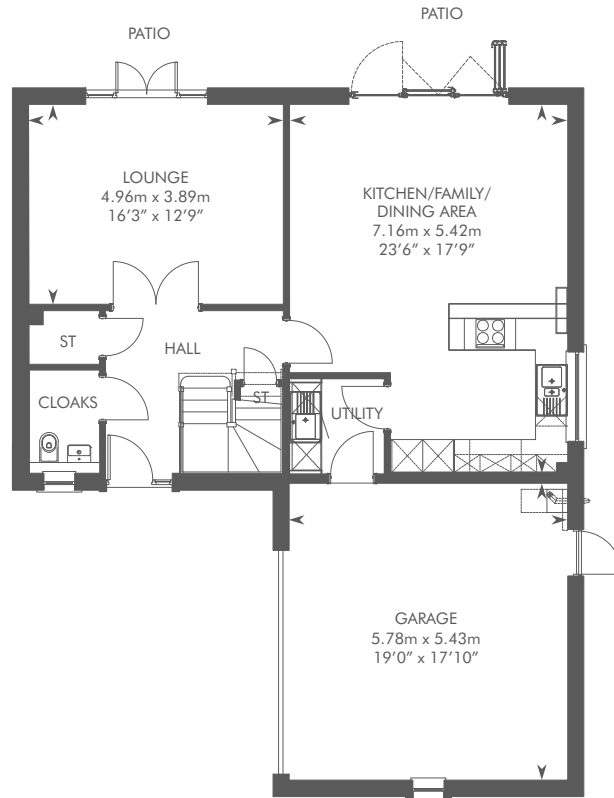
Computer Generated Image - A typical Dewar SE

THE DEWAR SE

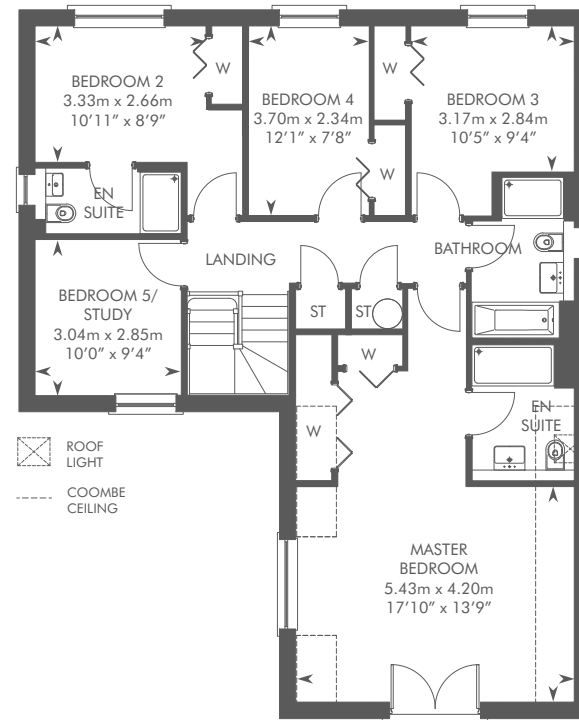
5 BEDROOM DETACHED HOME



THE DEWAR SE
 PLOTS 40, 95, 110, 193 – AS SHOWN
 PLOTS 29, 81, 106 – HANDED



GROUND FLOOR



FIRST FLOOR

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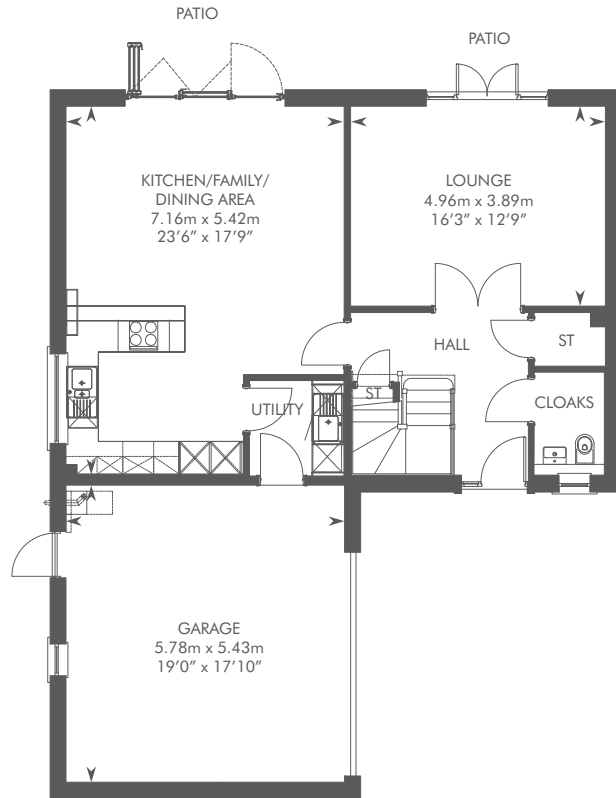
Computer Generated Image - A typical Dewar IC

THE DEWAR IC

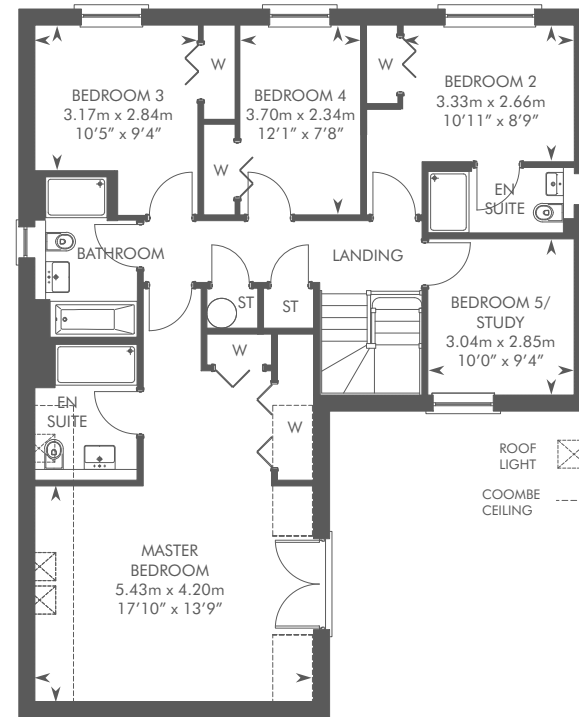
5 BEDROOM DETACHED HOME



THE DEWAR IC
 PLOTS 45, 92 – AS SHOWN
 PLOT 109 – HANDED



GROUND FLOOR



FIRST FLOOR

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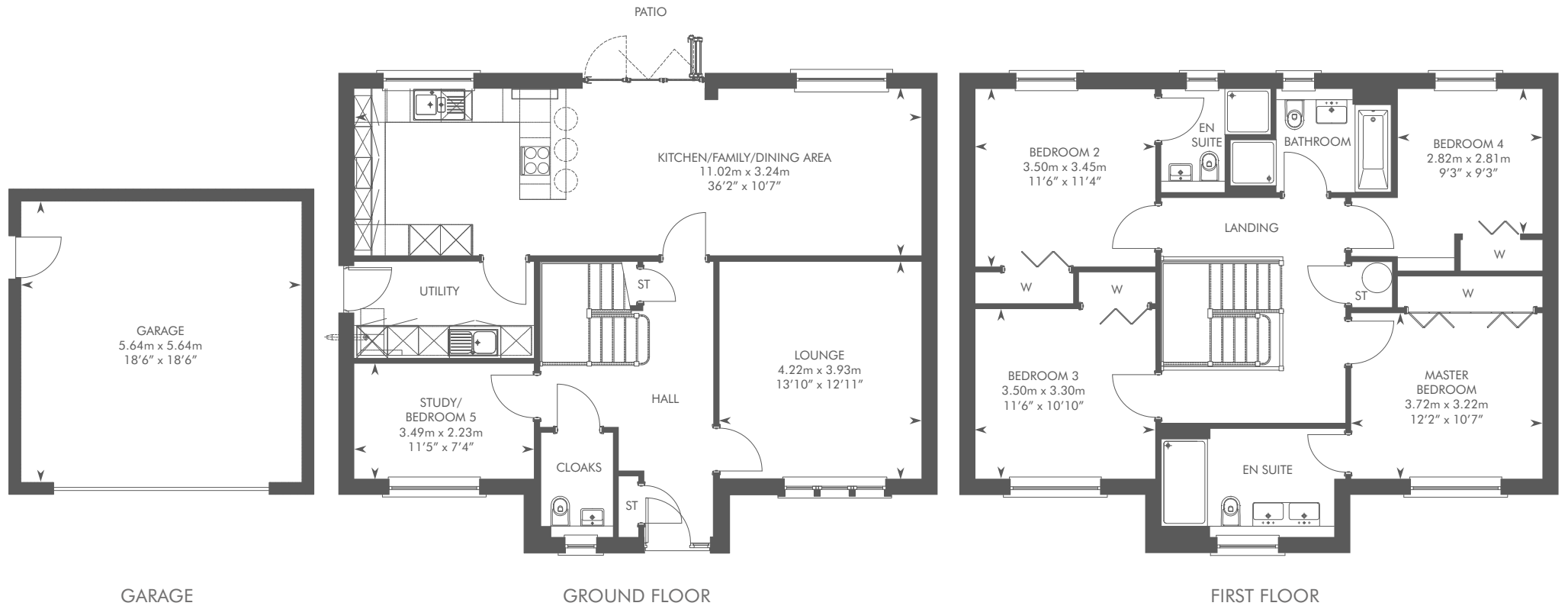


Computer Generated Image - A typical Elliot

THE ELLIOT

4 BEDROOM DETACHED HOME





Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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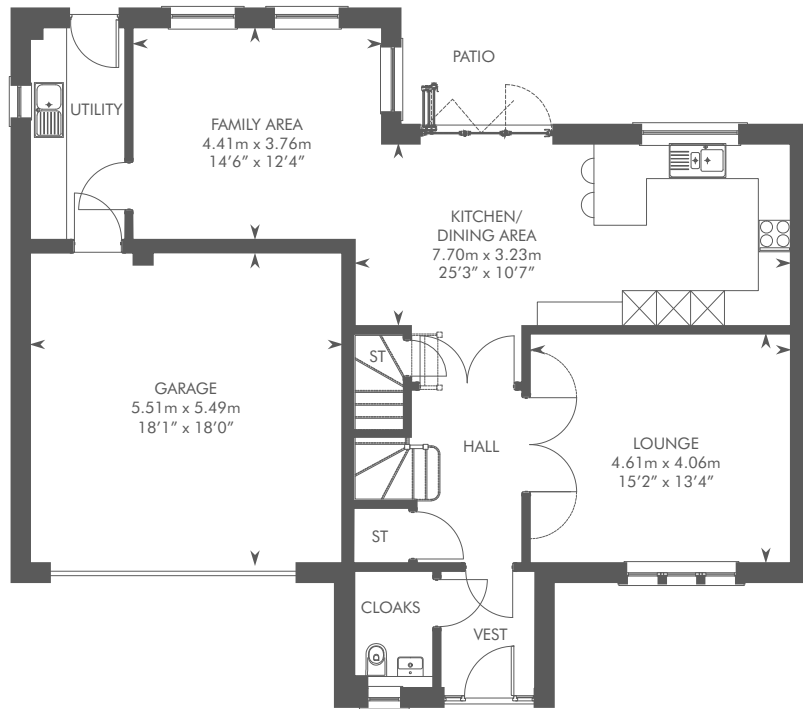
Computer Generated Image – A typical Kennedy

THE KENNEDY

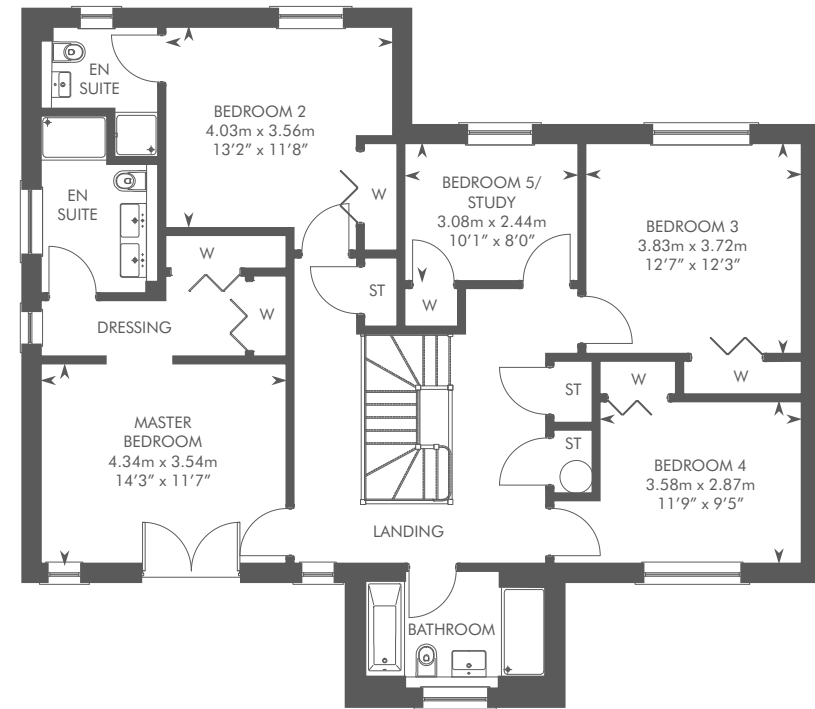
5 BEDROOM DETACHED HOME



THE KENNEDY
 PLOTS 36, 39, 191, 195 – AS SHOWN
 PLOTS 41, 192 – HANDED



GROUND FLOOR



FIRST FLOOR

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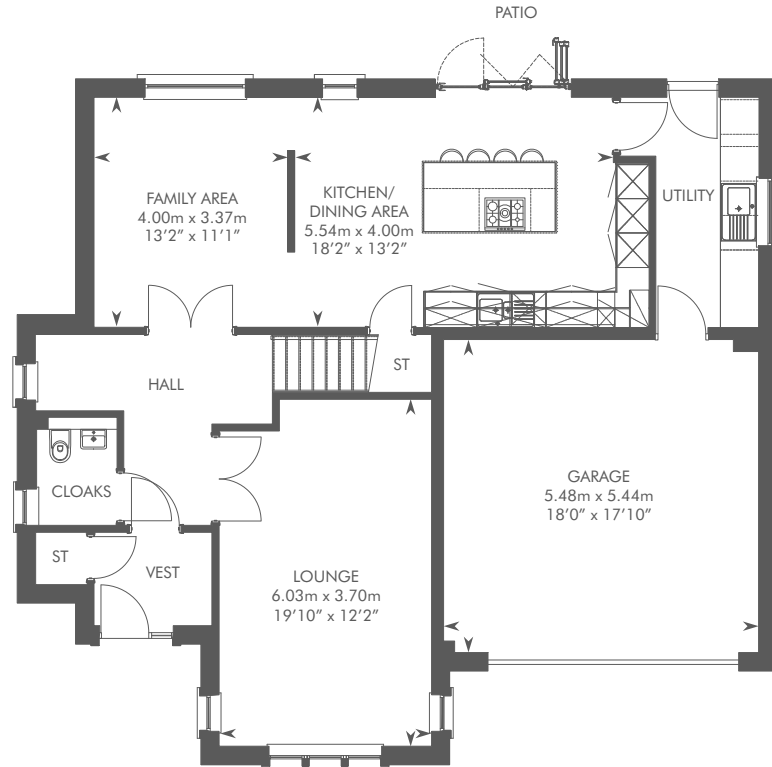


Computer Generated Image – A typical Logan

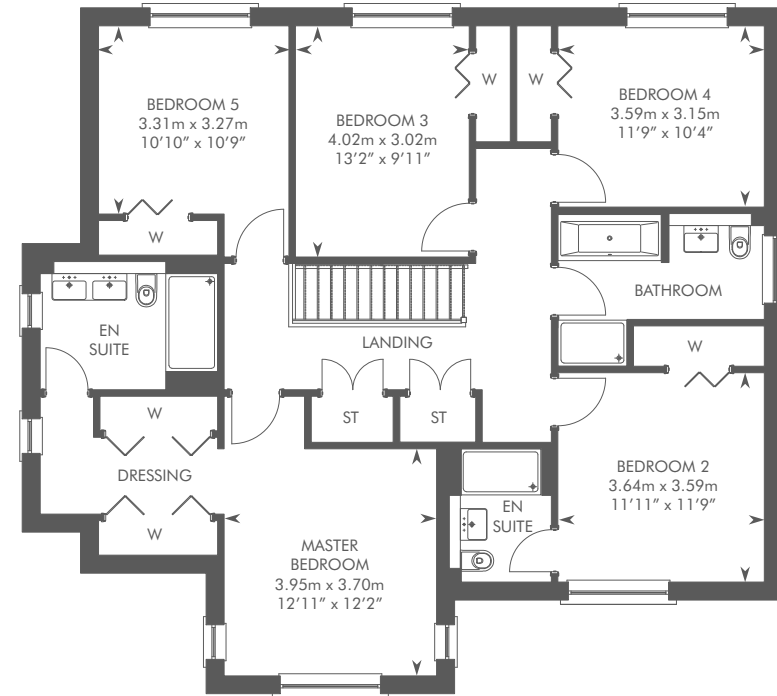
THE LOGAN

5 BEDROOM DETACHED HOME





GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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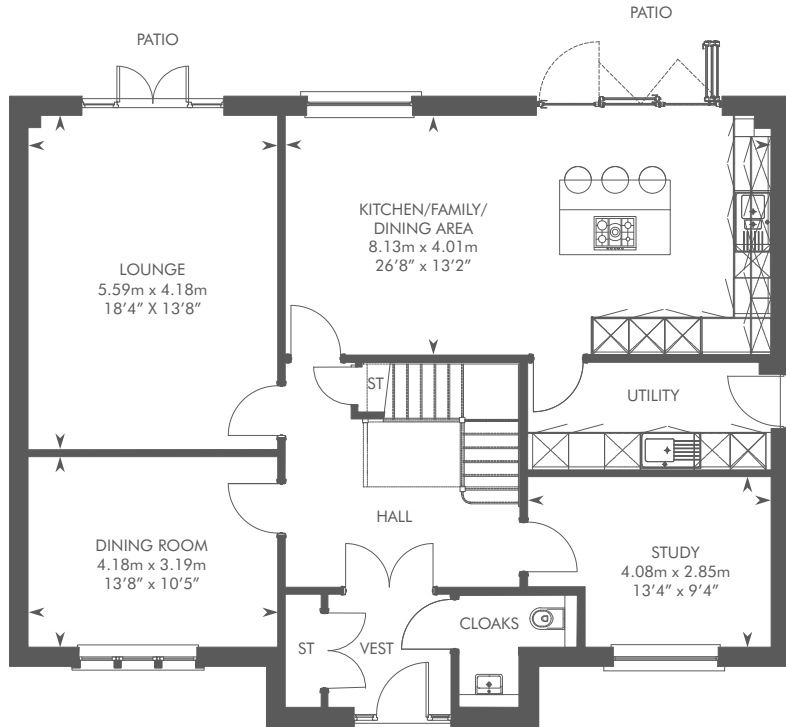
Computer Generated Image – A typical MacRae

THE MACRAE

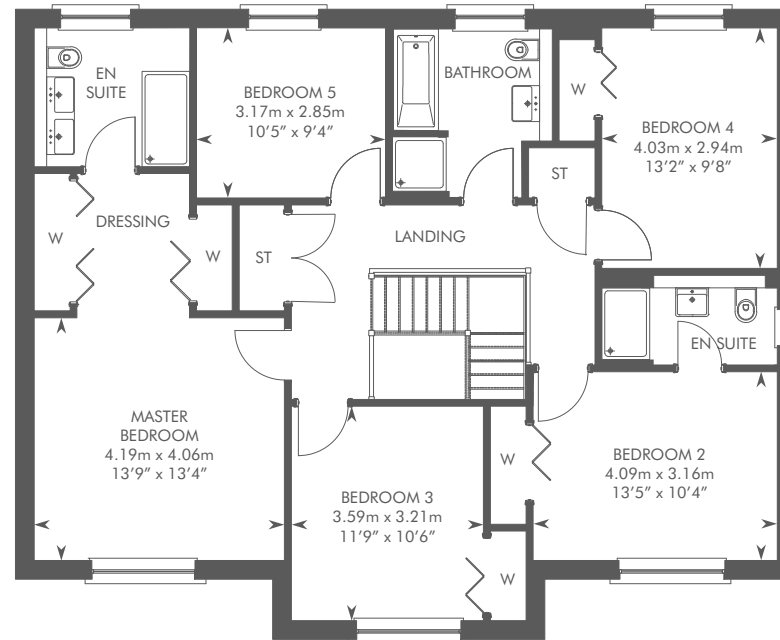
5 BEDROOM DETACHED HOME



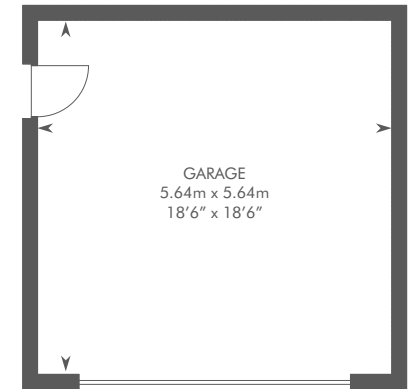
THE MACRAE
 PLOT 38 – AS SHOWN
 PLOT 37 – HANDED



GROUND FLOOR



FIRST FLOOR



GARAGE

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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Computer Generated Image – A typical Bowden

THE BOWDEN

3 BEDROOM TERRACE HOME

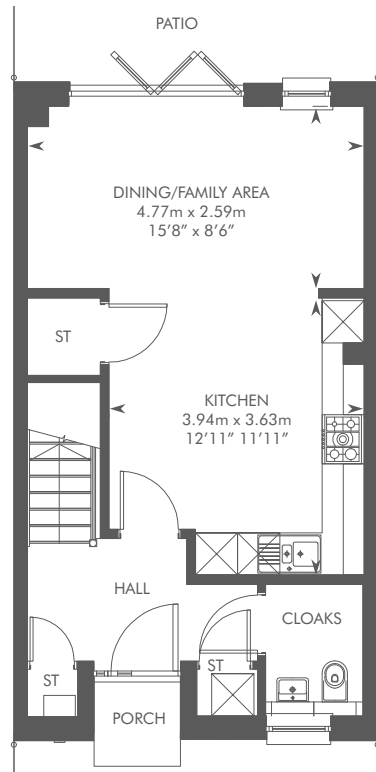


THE BOWDEN

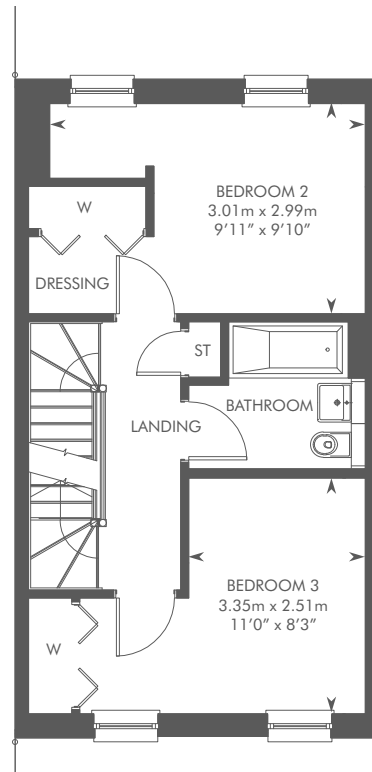
PLOTS 10, 19, 56, 64, 66, 73, 101 – AS SHOWN

PLOT 3 – END TERRACE AS SHOWN

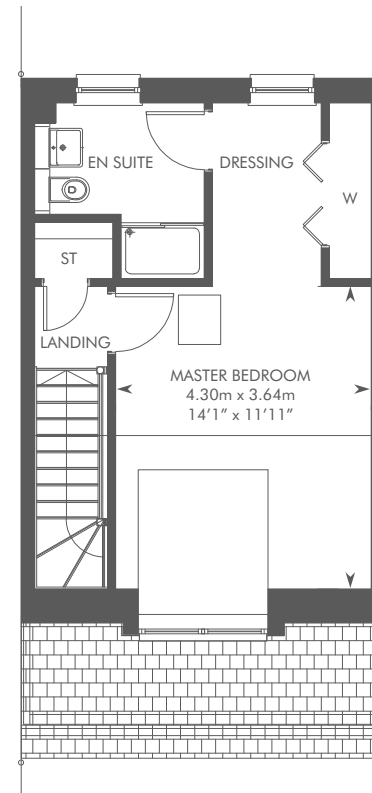
PLOTS 9, 11, 18, 20, 55, 63, 65, 72, 100 – HANDED



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe.

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THE COLONSAY

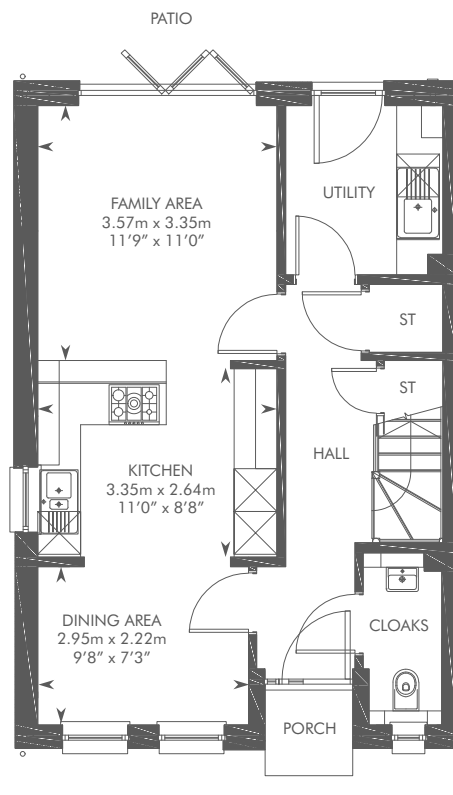
4 BEDROOM END TERRACE HOME



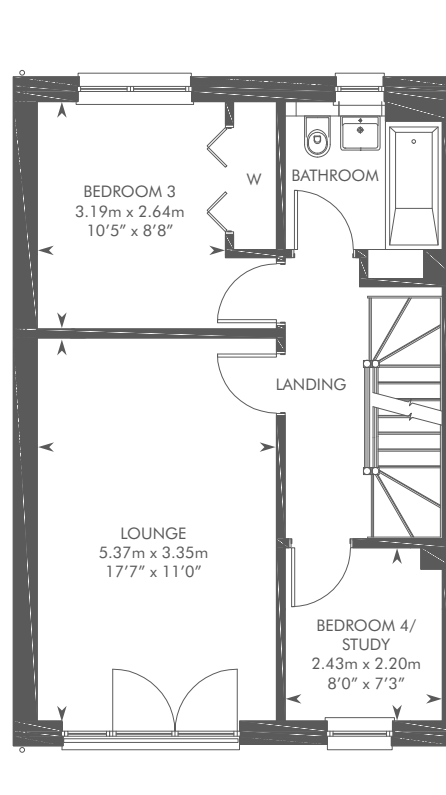
THE COLONSAY

PLOTS 8, 17, 54, 62, 71, 99 – AS SHOWN

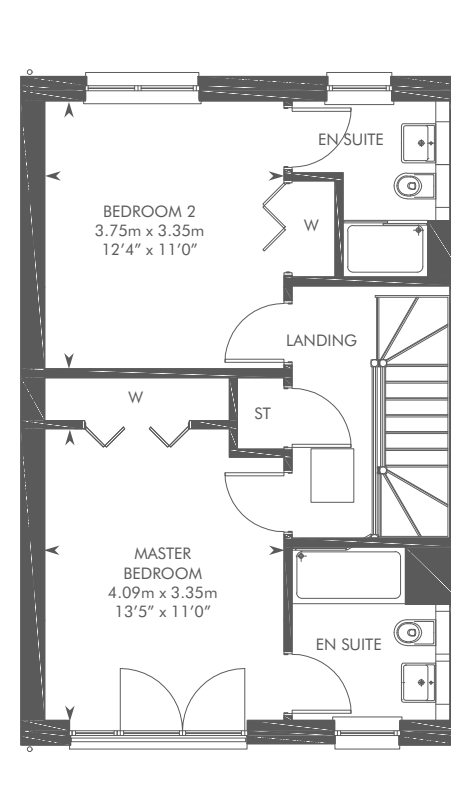
PLOTS 4, 12, 21, 57, 67, 74, 102 – HANDED



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

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