



Hurland & The Island

Horsham

The place for everything



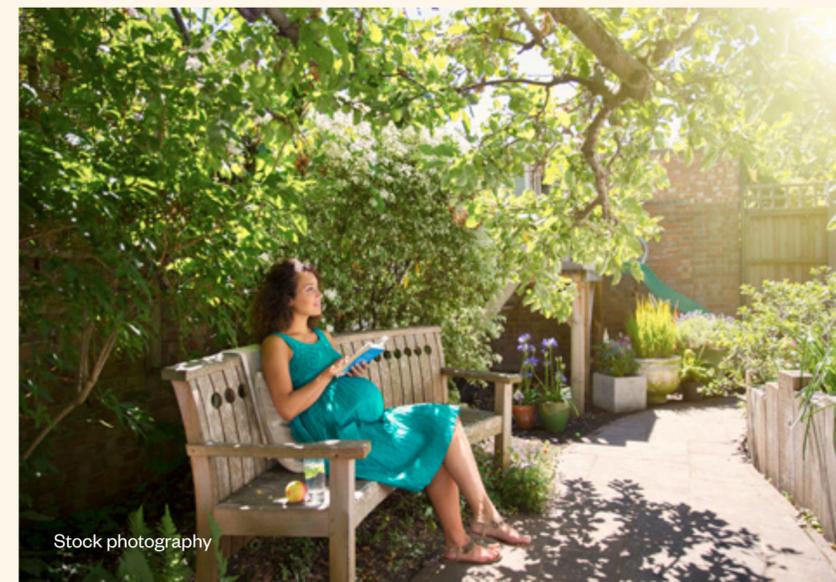
Stock photography



Superb homes desirable setting

Set in the growing community of Mowbray, deep in the West Sussex countryside yet moments from the sought-after market town of Horsham, Hurland & The Island is expected to attract buyers of all kinds.

These exceptional, energy efficient new 1 & 2 bedroom apartments and 2, 3 & 4 bedroom homes are in the ideal place; surrounded by walking and cycle routes, with excellent commuting links by road and rail and an array of local businesses close by too.



Stylish homes for every age and stage

Whatever your wants, needs and stage in life, there will be a home for you at Hurland & The Island. Whether you're looking to buy your first home, to upsize or downsize, the wide range of 1 & 2 bedroom apartments and 2, 3 & 4 bedroom houses will have you covered.

You can also expect light and spacious layouts, all with a high specification, and all set in a beautifully landscaped environment. The perfect place to come home to after a busy day.



Stock photography



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Great green spaces near the spectacular South Downs

Those who cherish the great outdoors will have much to explore and enjoy at Hurland & The Island and around the surrounding area.

From open spaces and ancient woodlands to network of footpaths, cycling routes, bridleways, ponds, parks, and play areas, everything that makes the natural world wonderful is here in abundance.

An ecological strategy is also in place to promote biodiversity and conserve the established environment.



Enjoy modern conveniences and traditional charm

With its delightful and peaceful village setting, Hurland & The Island offers everything you would expect of a traditional country lifestyle – yet with conveniences aplenty.

You'll find a selection of shops in the village centre, along with a supermarket, sports hub, and community facilities.

And if you're looking for an even greater selection of amenities, neighbouring Horsham is just a 10-minute drive.



Stock photography

Historic Horsham has the best of old and new

Set in leafy, upmarket West Sussex, Horsham is a charming market town that has it all. Steeped in history yet with an array of shops, bars, pubs and restaurants perfectly suited to modern tastes and requirements, it's the perfect place for an enjoyable day or evening out.

The popular Carfax hosts twice-weekly markets, as well as regular events and entertainment, while the Capitol Theatre offers a varied programme of the performing arts, with something for everyone.



Top of the class for education

Have children? Bohunt Horsham is a new school catering for youngsters aged from 4 to 16, with 50 nursery places also available. It has state-of-the-art facilities and large playing fields, suitable for a variety of sports.

The College of Richard Collyer is a popular choice for older students, while Little Barn Owls Nursery & Farm School is a well-regarded local independent school.



Places to go



Eating out – Whatever taste and style you’re looking for, there will be an eatery to suit in Horsham. From French favourites at Côte to tasty Thai at Giggling Squid and succulent steaks and burgers at Smith & Western, there’s a venue for all occasions here.



Sports and leisure – Sports fans will find a variety of local clubs and facilities, offering everything from football, rugby and cricket to basketball and even frisbee. The Pavilions in the Park leisure centre at Horsham Park also has a soft play centre and indoor and outdoor swimming pools.



History and heritage – Looking to learn more about the area and its origins? Horsham Museum is the perfect place to go, with a family-friendly environment and an ongoing programme of exhibitions, events and workshops. The Wings Museum, meanwhile, provides a fascinating insight into life during the Second World War, while the National Trust Nymans garden is ideal for a relaxing afternoon out.



Local photography



Local photography



Things to do



Parks and nature – You won't have far to go to enjoy some beautiful open green spaces. Horsham Park, Southwater Country Park and Warnham Park and Nature Reserve are all within easy reach of home.



Culture and entertainment – Horsham's Everyman Cinema shows all the latest blockbusters, while the Capitol Theatre will have a show for everyone. Alternatively, you'll find ten pin bowling, Lazer World and more in nearby Crawley.



Shopping – Historic Carfax hosts regular markets and is home to independent boutiques, while you'll find high street names at Swan Walk.



Family days out – Fancy a day out at the seaside? Brighton is just 45 minutes away by road. Or jump on a train and in an hour or so, you can enjoy everything London has to offer.





Getting around



By foot: Mowbray's shops, supermarket, school and public spaces and amenities are all within an easy stroll.



By car: Mowbray links directly on to the A264, with connections to the A24 and M23 for London and the south coast. The M25 is just 25 minutes away.



By rail: Mowbray is served by 2 stations, Littlehaven and Horsham, with regular services to Crawley, Gatwick, London Bridge and Victoria, Clapham Junction and the south coast.



By bus: It takes 15 minutes to get into Horsham town centre, and 24 minutes to Crawley.

Journey times are approximate. Train journey times are accurate as of November 2025 and are sourced from thetrainline.com and theaa.com

Superbly connected



On foot

- Bohunt Horsham School – 0.3 miles
- Little Barn Owls Nursery and Farm School – 0.3 miles
- Littlehaven Station – 1.2 miles
- Mowbray Village Centre shops – 2.2 miles



By car

- Olive Tree – 2.3 miles
- Horsham Station – 3.1 miles
- Capitol Theatre – 3.3 miles
- The Pavilions in the Park – 3.4 miles
- College of Richard Collyer – 3.6 miles
- Restaurant Tristan – 3.6 miles
- Huxleys Birds of Prey Centre – 3.7 miles
- Chesworth Farm – 4.0 miles
- John Lewis at Home – 4.2 miles
- Warnham Park and Nature Reserve – 4.3 miles
- Carfax market square – 4.5 miles
- Swan Walk – 4.6 miles
- Crawley – 6.3 miles
- Nymans – 8.2 miles
- Wings Museum – 9.7 miles
- Gatwick Airport – 15 miles



From Littlehaven Station

- Horsham – 4 mins
- Crawley – 9 mins
- Gatwick Airport – 18 mins
- London Bridge – 49 mins
- London Victoria – 56 mins



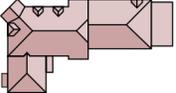
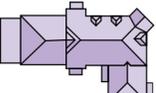
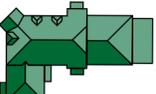
From Horsham Station

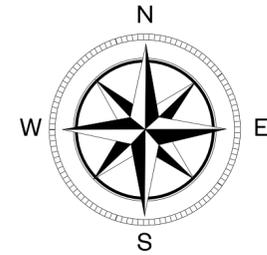
- Crawley – 8 mins
- Gatwick Airport – 8 mins
- London Bridge – 53 mins
- Brighton – 54 mins
- London Victoria – 56 mins
- Portsmouth – 1 hour

Distances and journey times are approximate and are taken from Google Maps and www.thetrainline.com

Hurland & The Island

The development

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|--|---|--|
|  The Bayberry
2 Bedroom semi-detached and terraced home |  The Fennel
3 bedroom detached and semi-detached home |  The Silverbell
4 bedroom detached home |
|  The Fir
2 bedroom detached and semi-detached home with study |  The Laurel
3 bedroom detached and semi-detached home with study |  Katherine House
1 & 2 bedroom apartments |
|  The FOG A
2 bedroom coach house |  The Mulberry
4 bedroom semi-detached and detached home |  Beatrice House
2 bedroom apartments |
|  The FOG B
2 bedroom coach house |  The Orphine
4 bedroom detached home |  Charlotte House
1 & 2 bedroom apartments |
|  The Dandelion
3 bedroom detached and terraced home |  The Palm
4 bedroom detached home |  Diana House
1 & 2 bedroom apartments |
|  The Hurland
3 bedroom detached home |  The Rockrose
4 bedroom detached home |  Affordable Rent |
|  The Hemlock
3 bedroom semi-detached and detached home with study |  The Samphire
4 bedroom detached home |  Shared Ownership |



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 consultants prior to reservation. B: Bin collection point. BS: Bin store. OS: Cycle store. SS: Sub station.

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. Cala Homes (South Home Counties) Limited operates a policy of continual product development and the site layout shown in this brochure insert is indicative only. Information contained is accurate at time of publication on 30.01.26. See the main brochure for the full Consumer Protection statement.

Choose the home that's right for you



The Bayberry
2 bedroom
semi-detached
and terraced home



The Fir
2 bedroom
detached and
semi-detached
home with study



The FOG A
2 bedroom
coach house



The FOG B
2 bedroom coach
house



The Dandelion
3 bedroom
terraced and
detached home



The Fennel
3 bedroom
semi-detached
and detached
home

Choose the home that's right for you



The Hemlock
3 bedroom
semi-detached
and detached
home with study



The Hurland
3 bedroom
detached home



The Laurel
3 bedroom
detached and
semi-detached
home with study



The Mulberry
4 bedroom
semi-detached
and detached
home



The Orphine
4 bedroom
detached home



The Palm
4 bedroom
detached home

Choose the home that's right for you



The Rockrose

4 bedroom detached home



The Sapphire

4 bedroom detached home



The Silverbell

4 bedroom detached home

Choose the home that's right for you



Beatrice House
2 bedroom
apartments



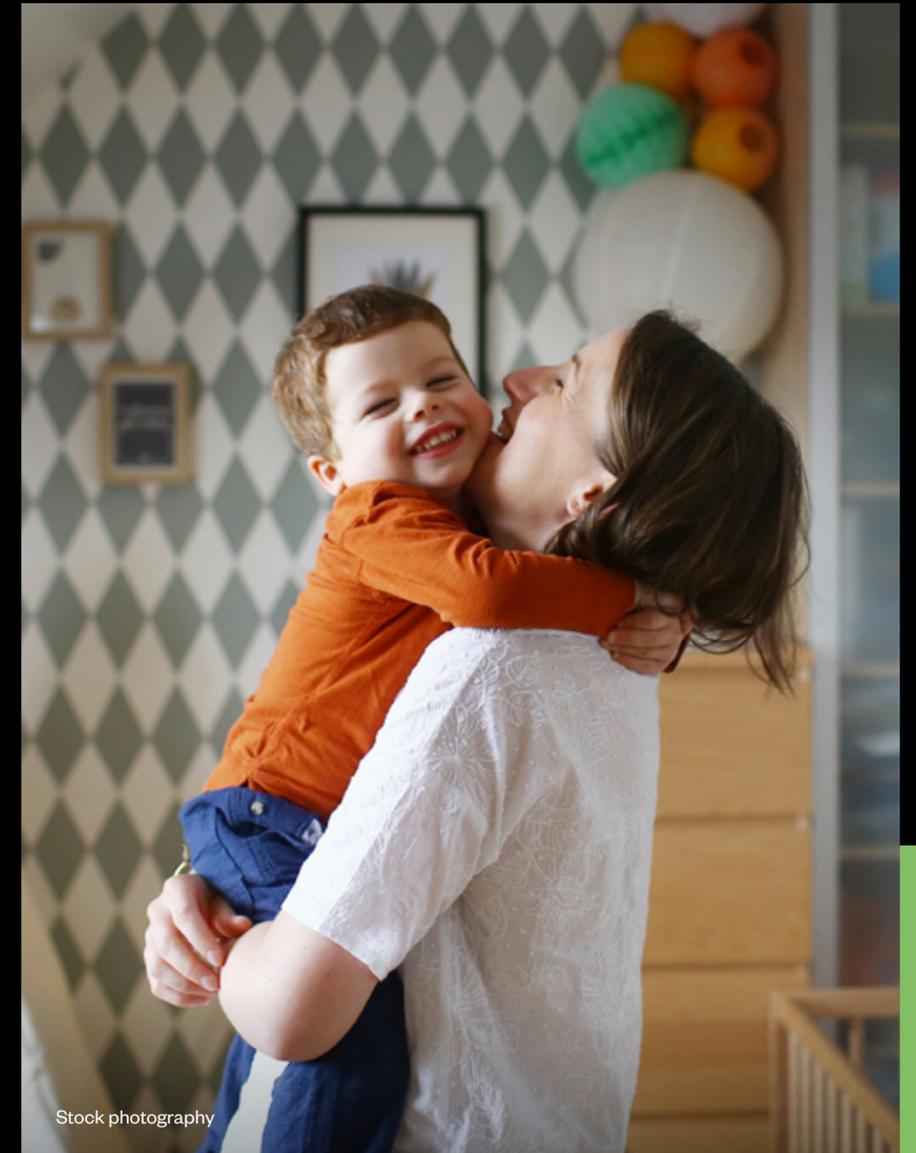
Charlotte House
1 & 2 bedroom
apartments



Diana House
1 & 2 bedroom
apartments



Katherine House
1 & 2 bedroom
apartments



Stock photography



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.

If you need adaptations to make your home more accessible (for example a fire alarm for the deaf or hard of hearing), we can install these for you subject to build stage. There is no installation fee, just a charge (at cost) for the product.

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 quality, it's the little things that make all the difference.



Photography from a previous Cala development



Stock photography

What our customers say



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“ We wanted a new build. Our previous house needed substantial work doing over the time we were living there and always felt like an ongoing process, so we wanted to leave that behind and find somewhere new, homely and ready.

to start living. Being able to choose finishes in areas like the bathroom and kitchen from the outset meant that we felt like we were moving into a newbuild with our own style.”

Our Cala Home was perfect. We lifted and shifted our furniture in and we were ready

The Staceyfounds,
Purchasers at St Peter's Quarter



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Why buy new

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

What's more, you're buying a complete blank canvas on which to stamp your own individual style. Your new home is covered by an NHBC or similar industry-regulated insurance scheme covering the structural integrity of your new home from years three to 10. The first two years of the warranty is provided by us.

This means we take responsibility for fixing any quality issues during this period after you move in. We also provide you a 24-hour response service for emergency calls. We take personal pride in our customer service.



Modern fixtures, fittings & technology



Hyper fast fibre optic broadband



Less maintenance



Energy efficient



A chain free move



A blank canvas



Cala Homes

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

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

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

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



Our values >



Aspirational homes >



First class customer service >



Quality design and build >



Investment in our people >



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Sustainability the Cala way

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

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

As part of our sustainability journey we are aiming to reduce our paper usage by 90%

across the company, including the customer journey, which is why we are aiming for online only brochures at our developments.

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

-  Environment >
-  Customers >
-  Design >
-  People >
-  Land >
-  Community consultation >



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HURLAND

Welcome to your new home

Hurland & The Island,
Lancett Drive off Moat Road,
Horsham, West Sussex, RH12 6AA