

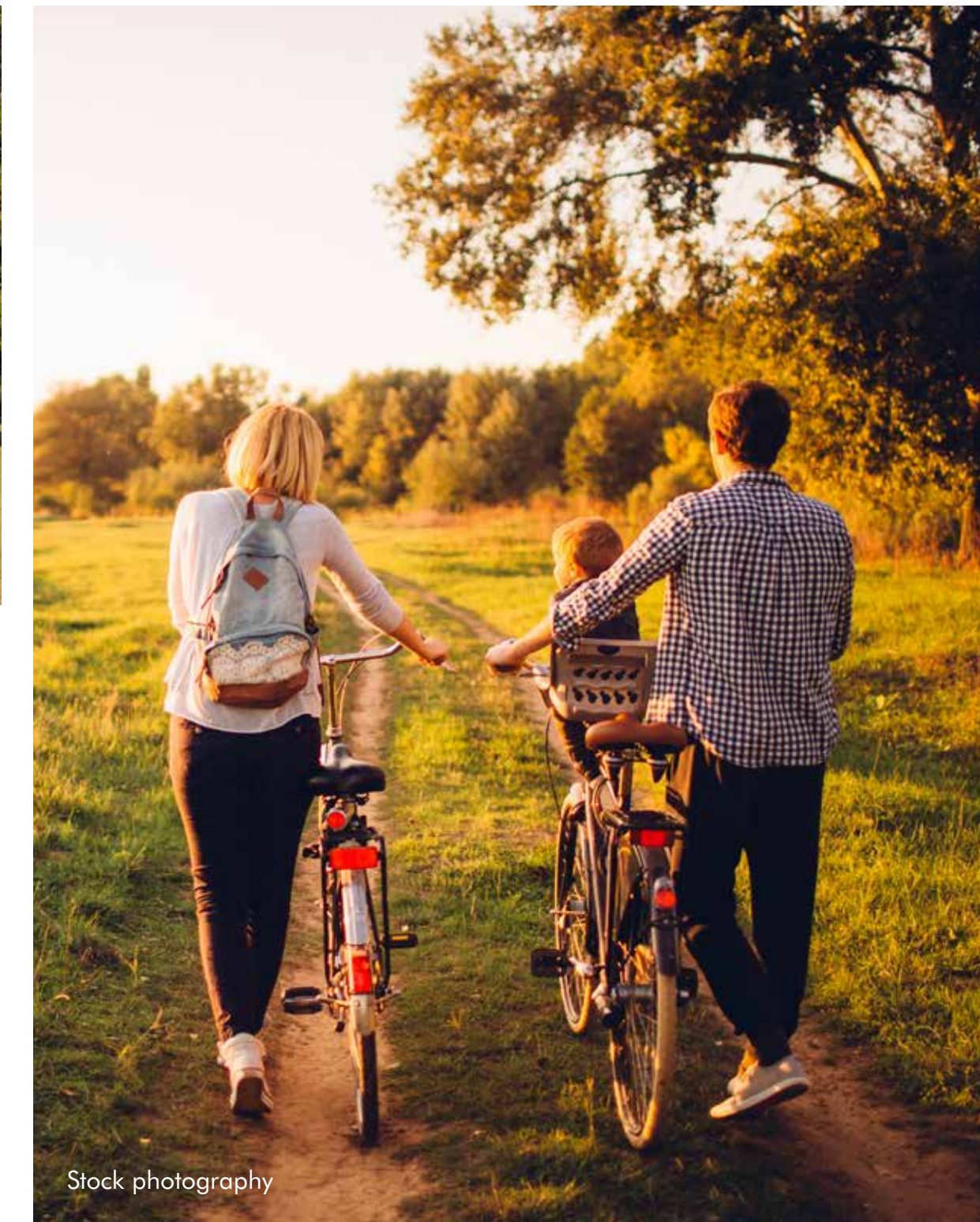
THIS IS CALA
AT UFFORD CHASE

GREAT BENTLEY



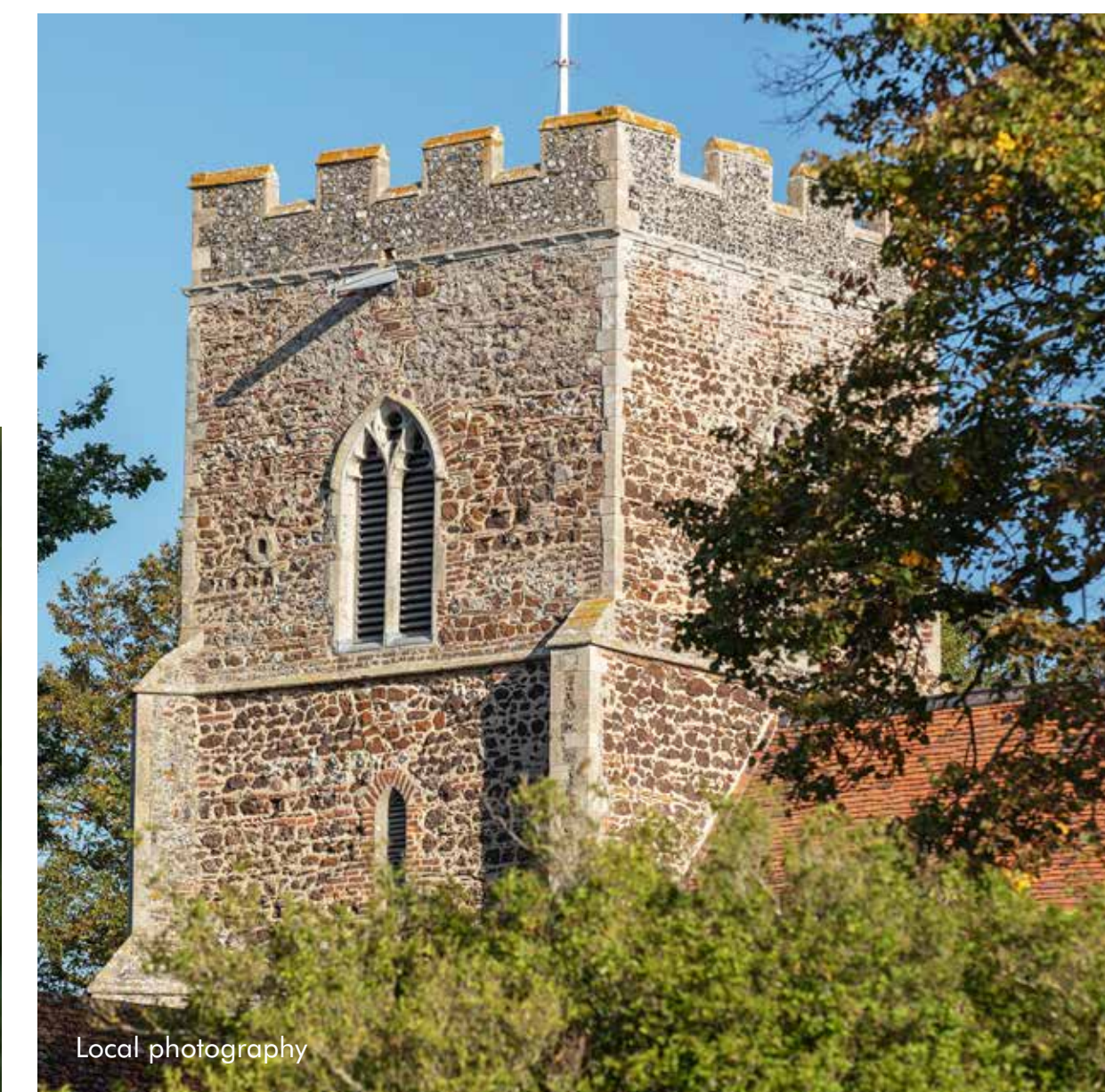


STYLISH HOMES
IN AN AWARD-WINNING SETTING



At Ufford Chase, you'll find an attractive choice of 3, 4 and 5 bedroom detached and semi-detached homes and 2 bedroom detached and semi-detached bungalows in a semi-rural setting on the edge of Great Bentley, winner of multiple Essex 'Village of the Year' awards.

With handy local shops and services, a friendly community spirit and a station with direct services to London and Colchester just down the road for commuting, school and leisure, Ufford Chase could be the ideal place to call home.



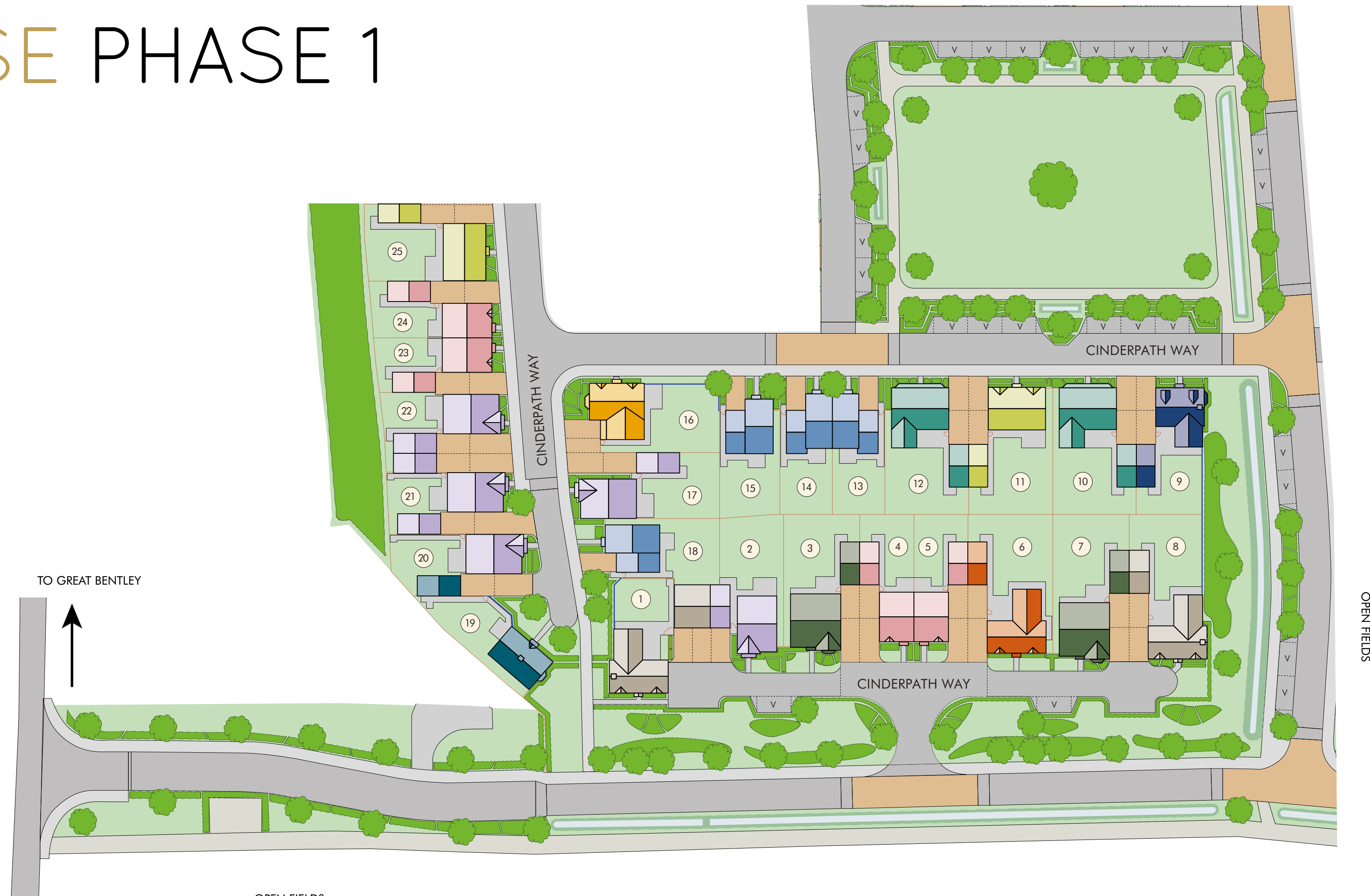
EVERYTHING YOU'RE LOOKING FOR

Whether you're looking for a relaxing village retreat, a first-time move or more space, flexibility and freedom for your growing family, there's a home at Ufford Chase to suit you perfectly. Thoughtfully designed and laid-out interiors with light and spacious rooms and high-quality specifications throughout combine with characterful exteriors to create the perfect environment for you, your lifestyle and your life stage.



UFFORD CHASE PHASE 1

- 
THE NOTLEY
 5 BEDROOM DETACHED HOME WITH GARAGE
 PLOTS 10 & 12
- 
THE KINFIELD
 4 BEDROOM DETACHED HOME WITH GARAGE
 PLOTS 2, 17, 20, 21 & 22
- 
THE LANMEAD
 4 BEDROOM DETACHED HOME WITH INTEGRAL GARAGE
 PLOT 16
- 
THE LENHAM
 4 BEDROOM DETACHED HOME WITH GARAGE
 PLOTS 11 & 25
- 
THE NENHURST
 4 BEDROOM DETACHED HOME WITH GARAGE
 PLOTS 3 & 7
- 
THE NESSFIELD
 4 BEDROOM DETACHED HOME WITH GARAGE
 PLOT 6
- 
THE NESSVALE
 4 BEDROOM DETACHED HOME WITH GARAGE
 PLOTS 1 & 8
- 
THE OATVALE
 4 BEDROOM DETACHED HOME WITH STUDY & GARAGE
 PLOT 9
- 
THE HIMSCOT
 3 BEDROOM SEMI-DETACHED HOME WITH GARAGE
 PLOTS 4, 5, 23 & 24
- 
THE HORNFORD
 3 BEDROOM DETACHED & SEMI-DETACHED HOME
 WITH INTEGRAL GARAGE
 PLOTS 13, 14, 15 & 18
- 
THE HURWICK
 3 BEDROOM DETACHED HOME WITH GARAGE
 PLOT 19



[View our interactive siteplan for our latest availability >](#)

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. V: Visitor parking space.

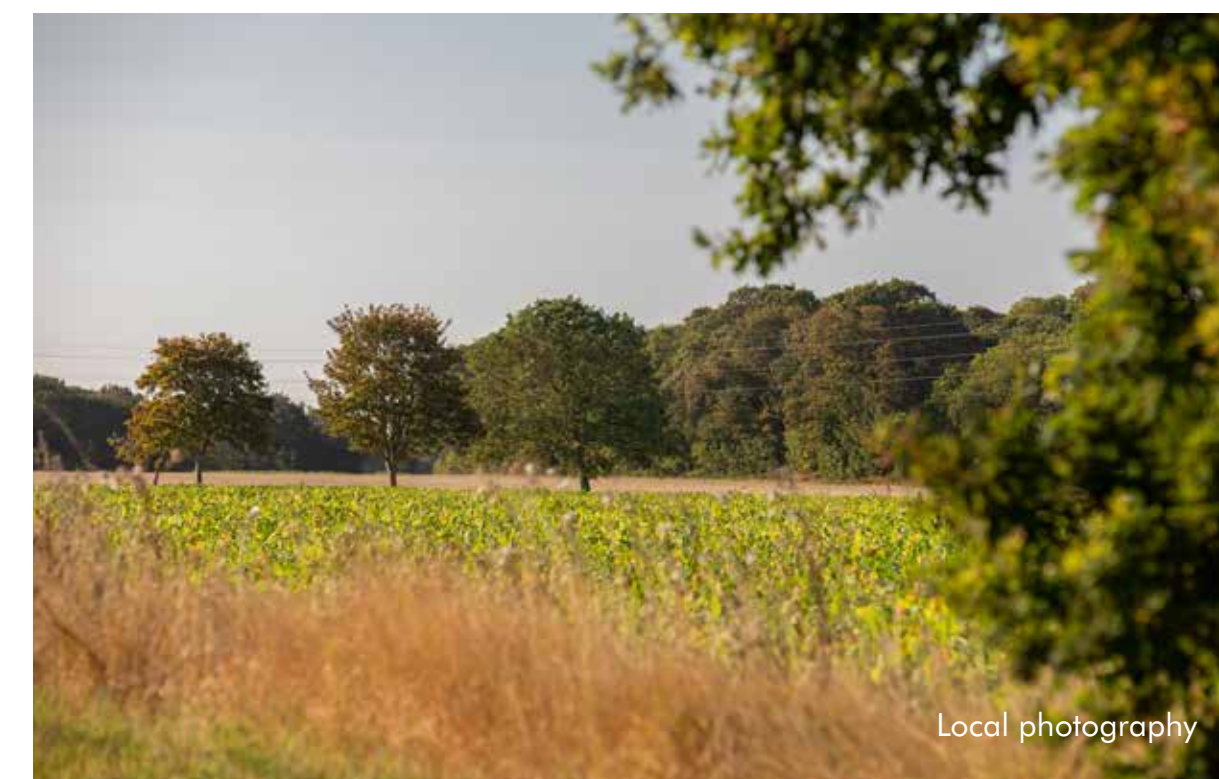
ABUNDANT GREEN SPACES

Ufford Chase offers panoramic views out across the countryside of the Tendring Hundreds and there are open fields and allotments alongside the site. With a 43-acre village green, said to be the second largest in England, right in the heart of the village - as well as a lovely little nature reserve - there are plenty of green spaces to enjoy at Great Bentley. You're only a few miles from popular beaches and coastal walks too, Ufford Chase really is a breath of fresh air.

Discover more about the area >



Local photography



Local photography



Local photography



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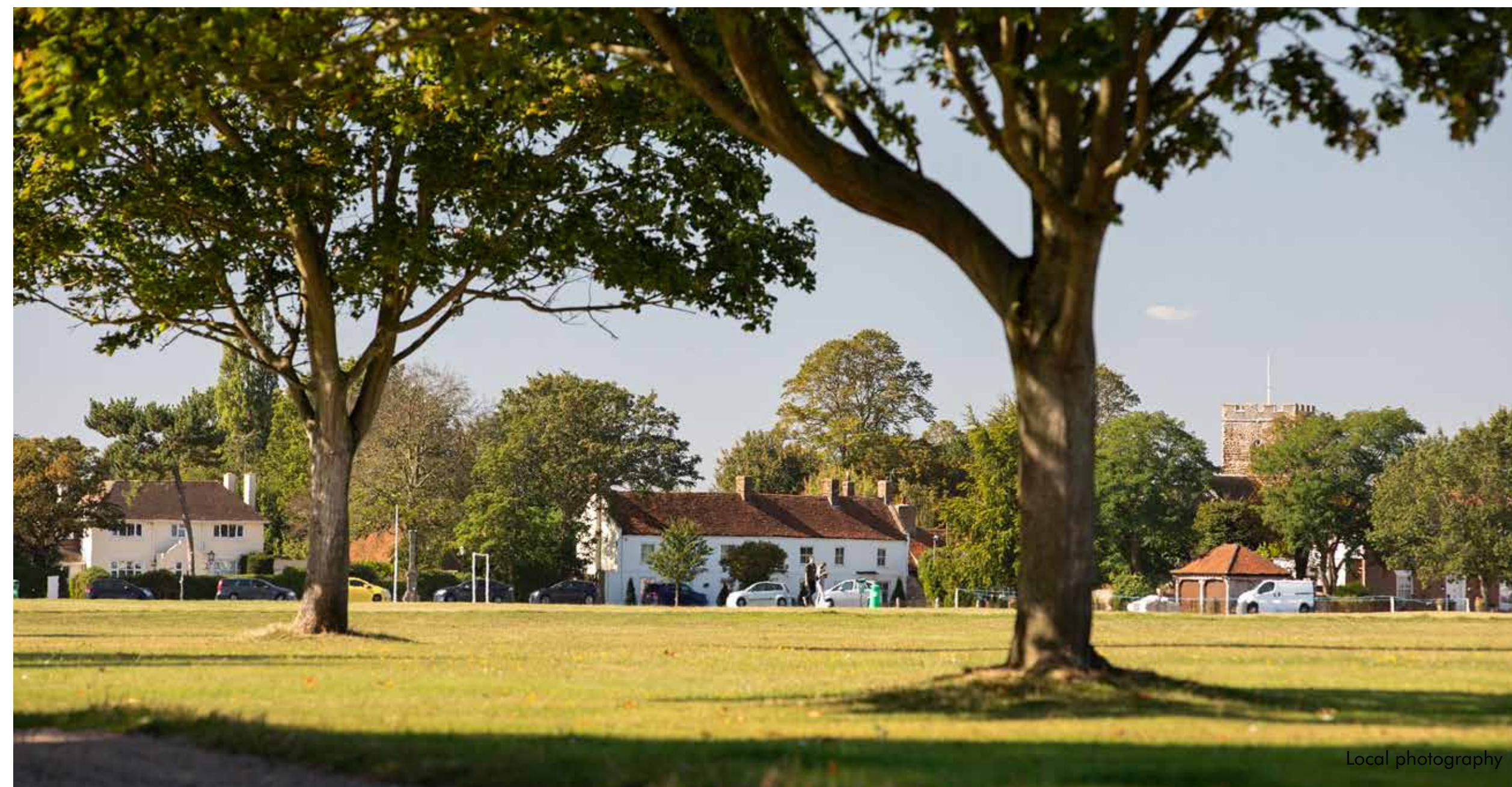
A HEALTHY, BALANCED LIFESTYLE

From cricket and football to indoor bowls and carnival, karate to knitting, drama to disco dancing and flower arrangement to fitness classes, there's a huge choice of clubs and activities to get involved in at Great Bentley, for all ages and interests - and local cycling tracks and walking trails to explore too. When it's time to relax, refresh and recharge your batteries you're spoilt for choice!



VIBRANT VILLAGE LIFE

Great Bentley is a welcoming and thriving community. Village life is centred around the green – part of an extensive conservation area – which hosts sports and family events all year round, including the much-loved annual Carnival & Fete, and the Village Hall is home to the Community Resource Centre. Add a sprinkling of independent shops, Tesco Express, café, restaurants and pubs, post office and pharmacy, and it's easy to see why Great Bentley attracts so many awards.



OUTSTANDING FOR EDUCATION

Schooling starts in the village with Great Bentley Primary School, rated as 'Outstanding' by Ofsted, and for older children there are excellent options in Colchester – including two highly rated Grammar Schools – then also at Clacton, Manningtree and Brightlingsea, with Colne Community School and College under five miles away.



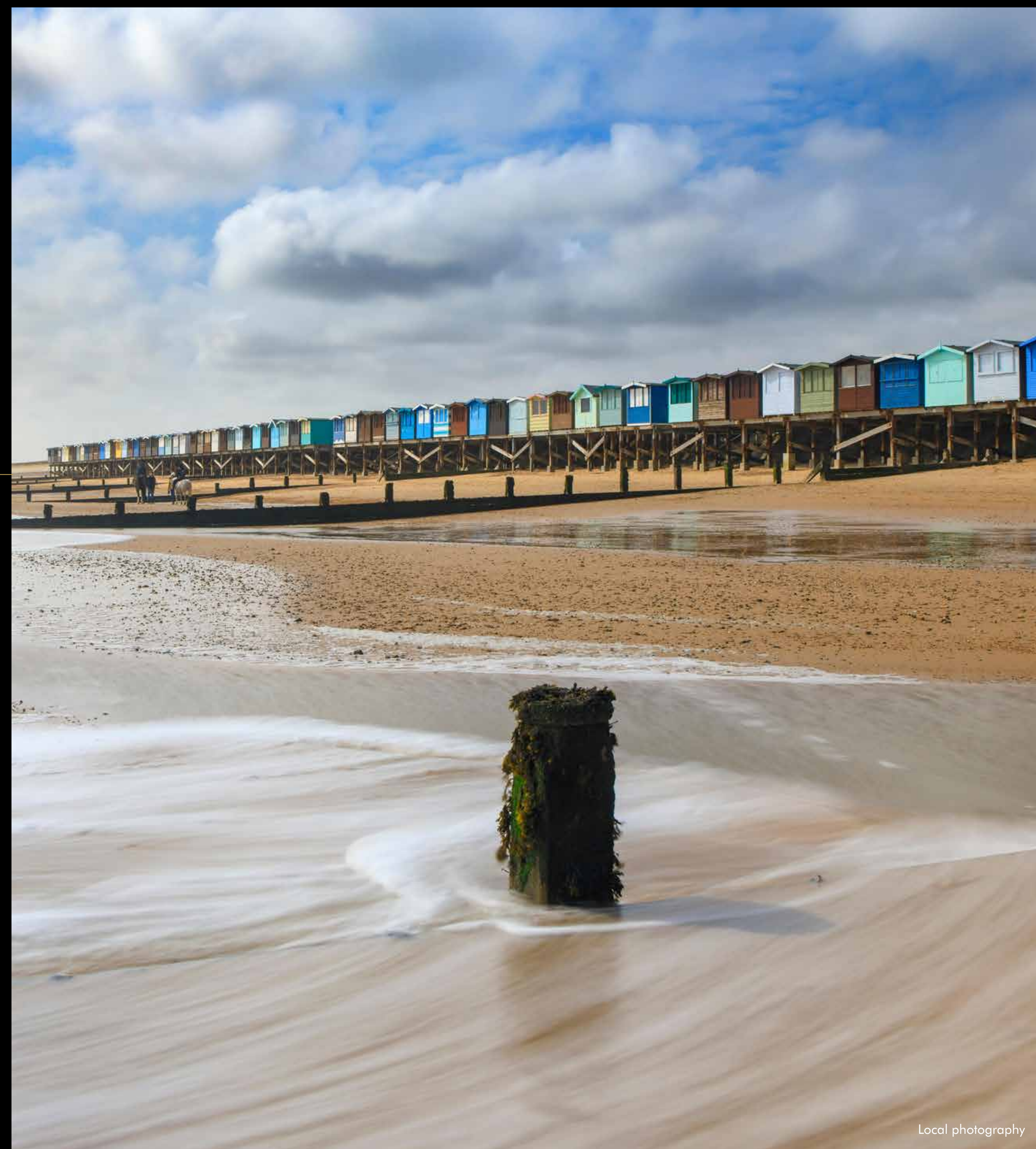
Local photography



Stock photography

GREAT FOR DAYS OUT


Open air swimming at Brightlingsea Lido or a jaunt on the ferry to Mersea Island. Paddling in the sea and exploring quaint streets and shops at Frinton-on-Sea or Walton-on-the-Naze. Exploring Constable Country, Colchester Zoo or Colne Valley Railway and Museum with the kids. Visiting Colchester and taking in some history, or relaxing at the cinema, theatre or leisure centre. There's a great choice of things to do - you don't have to go far for family fun!




PLACES TO GO

-  Eating out in the village includes The Plough pub, The Barn Café and the highly recommended Restaurant 43 on the green. You'll find some great eateries in the surrounding area too
-  Family days out at Clacton and Brightlingsea along the coast, High Woods Country Park, delightful old villages like Dedham... whether it's seaside or countryside there's lots to see and do
-  Sports and leisure at the village's many clubs, Colchester Leisure Centre with its fitness, fun pools and gym, Brightlingsea Community Lido, and a great choice of golf clubs



 Parks and nature, with the nature reserve in the village and the zoo at Colchester, country and coastal trails, bird sanctuaries, Fingringhoe Wick Nature Reserve and Cudmore Grove Country Park

 History and heritage at Roman Colchester with its castle and museums, Bourne Mill, timeless locations that inspired Constable and Gainsborough and the defences along the coastline

 Shopping and entertainment – pop into Colchester for its shopping centre and retail parks, independent stores and big supermarkets, cinema, theatre, galleries and a lively nightlife







Local photography

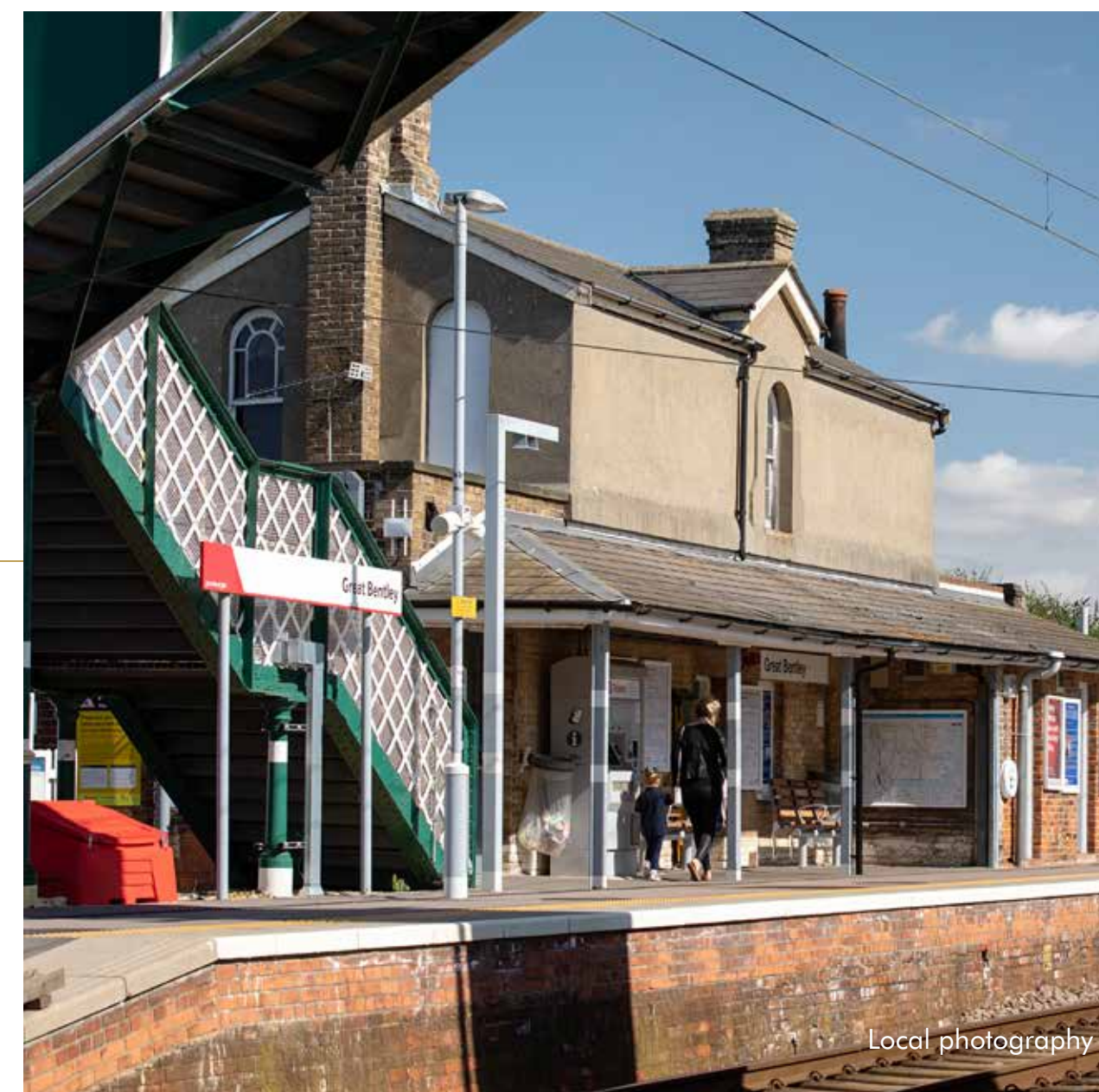


Stock photography

GETTING AROUND

-  By foot: Tesco Express, Great Bentley station and the local primary school are all less than half a mile from Ufford Chase
-  By car: Colchester is less than 10 miles away via the A120 and A12, and it's 22 miles to Ipswich, 27 miles to Braintree, 35 miles to Chelmsford and 45 miles to Stansted Airport
-  By train: Trains from Great Bentley run on the Sunshine Coast Line, direct to London Liverpool Street in 1 hour 22 minutes and Colchester or Clacton in 20 minutes
-  By bus: Bus services connect the village to Colchester, Clacton and Brightlingsea

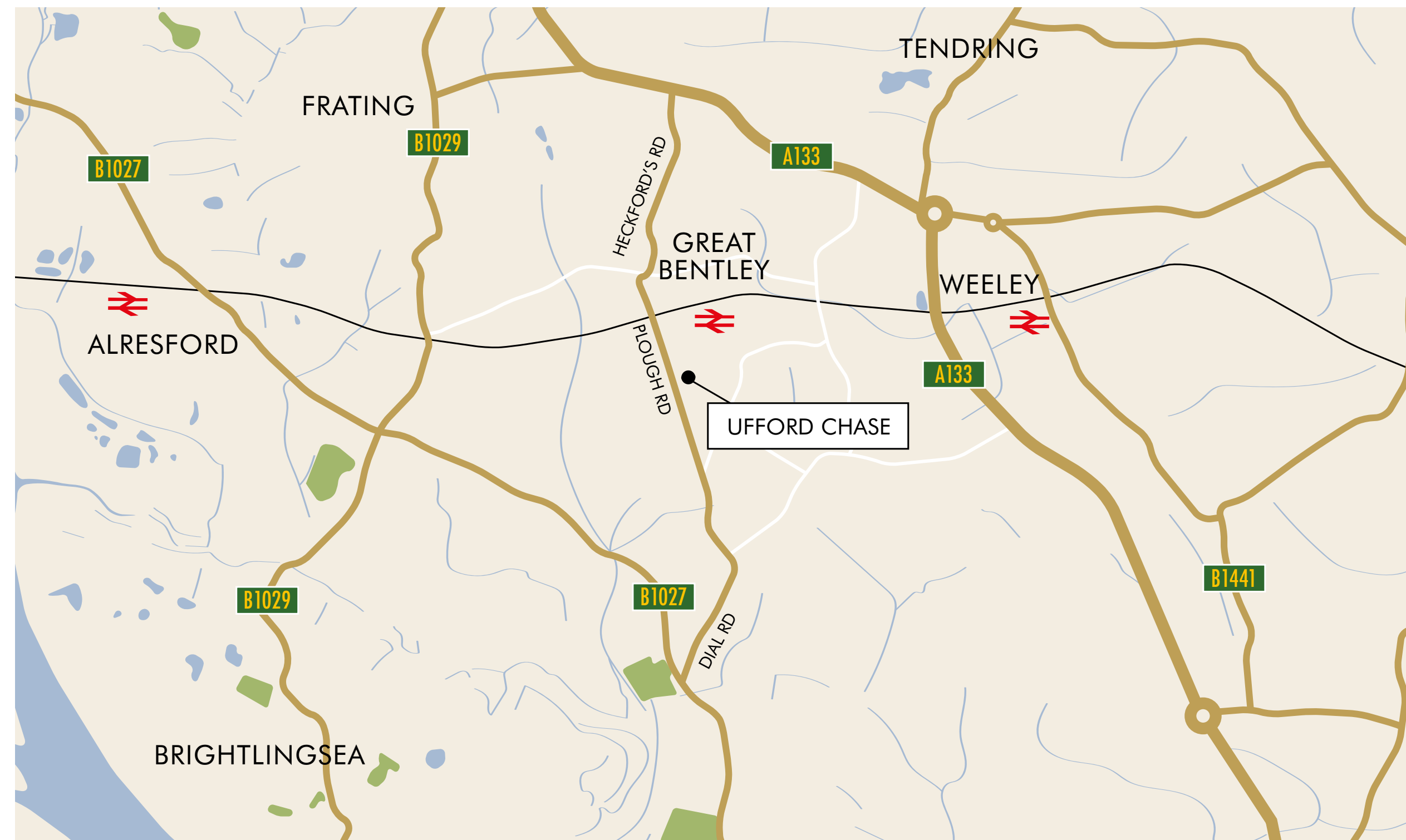
See a detailed view of the area and get directions >



Local photography



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CHOOSE THE HOME THAT'S RIGHT FOR YOU



THE NOTLEY
5 bedroom detached home
with garage



THE LENHAM
4 bedroom detached home
with garage



THE KINFIELD
4 bedroom detached home
with garage



THE NENHURST
4 bedroom detached home
with garage



THE LANMEAD
4 bedroom detached home
with garage

[Click here for availability](#)



[See our virtual tours](#)





THE NESSFIELD

4 bedroom detached home with garage



THE NESSVALE

4 bedroom detached home with garage



THE OATVALE

4 bedroom detached home with study and garage



THE HIMSCOT

3 bedroom semi-detached home with garage



THE HORNFORD

3 bedroom detached and semi-detached home with integral garage



THE HURWICK

3 bedroom detached home with garage

[Click here for availability](#)



[See our virtual tours](#)



Stock photography

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

Find out more about the finishes in your chosen home.

[Click here to view the full specification >](#)



Photography from a previous CALA development



WHAT OUR CUSTOMERS SAY

"Moving into a house that was already fully designed and decorated was such a huge relief and absolutely fantastic. It's a beautiful home which the kids love. Space is what we were after and it's exactly what we now have at Audley Chase. Our garden in particular is far more open than at our previous home.

I can't speak highly enough of the CALA team. The end-to-end management has been

exceptional. Looking back, having started the part exchange process quite anxious, I now can't believe how easy it was. All of the people involved were as friendly, personable and in touch as much as possible, removing all of the negotiation. Nothing was too much of an ask, despite the pandemic looming over us all."

Beau Steele,
Purchaser at Audley Chase

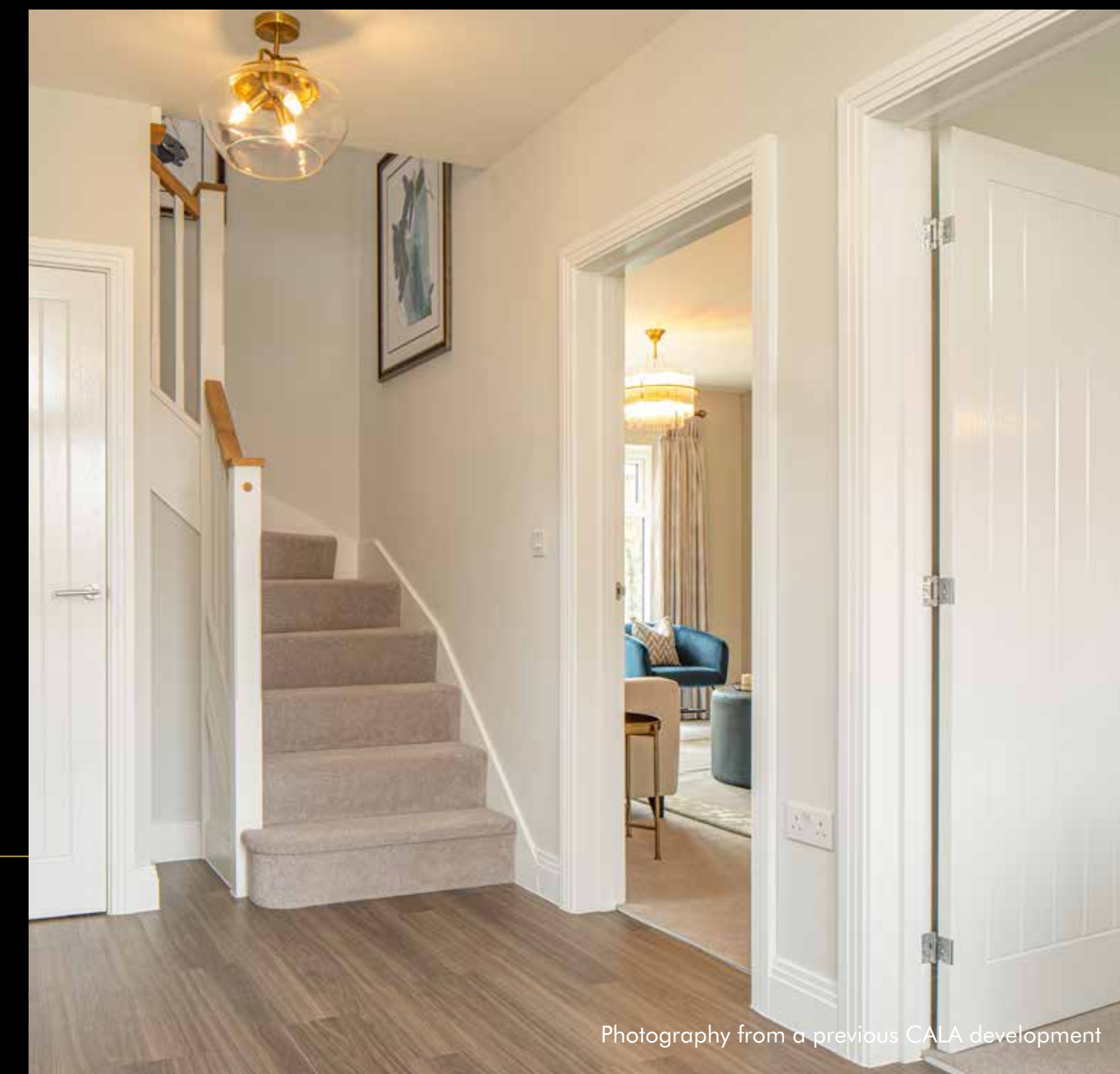
See more customer stories, reviews and ratings >



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.

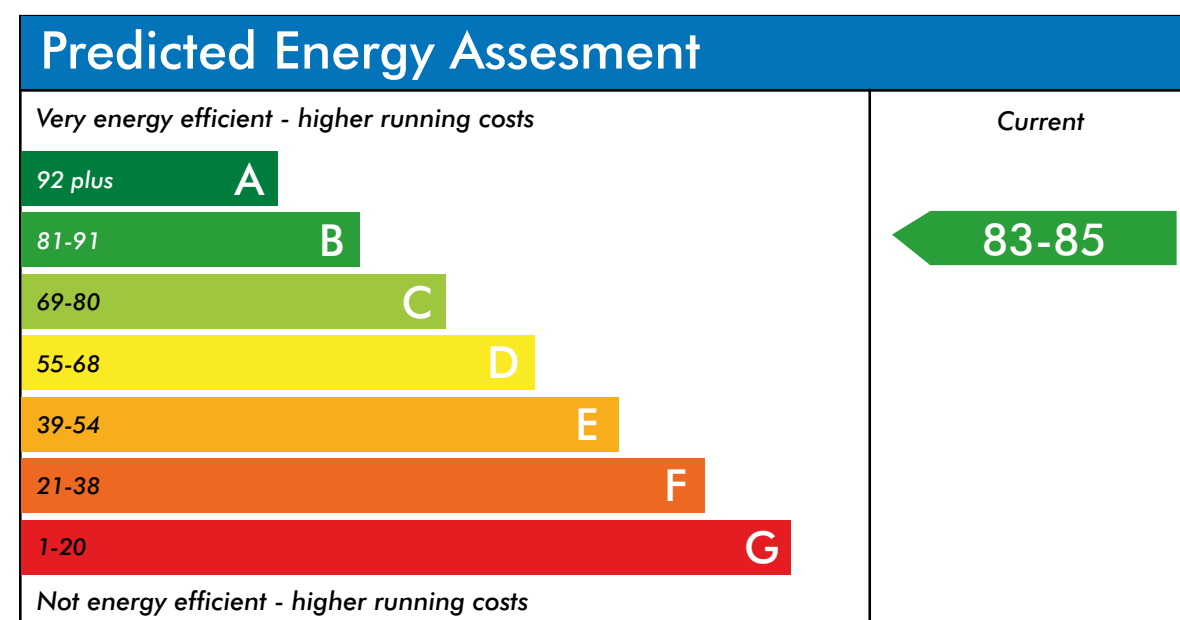
What's more, you're buying a complete blank canvas on which to stamp your own individual style.



CALA HOMES

-  ALL THE MOD CONS
-  HYPER FAST FIBRE OPTIC BROADBAND
-  CONSUMER CODE FOR HOMEBUILDERS
-  A VIBRANT NEW COMMUNITY
-  LOCATION, LOCATION, LOCATION
-  PEACE OF MIND
-  LESS MAINTENANCE

-  ENERGY EFFICIENT
-  SAFE AS HOUSES
-  A CHAIN FREE MOVE
-  HOMES DESIGNED FOR MODERN LIFE
-  INDIVIDUAL CHOICE
-  A BLANK CANVAS



CONSUMER CODE FOR HOMEBUILDERS
www.consumercode.co.uk



Click here to find out more about the top reasons to buy new >



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 icons below to find out more about CALA Homes.

-  OUR VALUES >
-  ASPIRATIONAL HOMES >
-  FIRST CLASS CUSTOMER SERVICE >
-  QUALITY DESIGN AND BUILD >
-  INVESTMENT IN OUR PEOPLE >



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.

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 this brochure is now online only.

Click on the icons below to find out more about our sustainability journey.

-  LAND >
-  COMMUNITY CONSULTATION >
-  ENVIRONMENT >
-  DESIGN >
-  PEOPLE >
-  CUSTOMERS >



Local photography



Stock photography

PICTURE YOUR NEW LIFE AT UFFORD CHASE, GREAT BENTLEY.

Visit our website to find out more or register your interest >



Ufford Chase, Plough Road,
Great Bentley, Essex, CO7 8LG

For more information,
please call 01206 805 239

