



ST PETER'S QUARTER
CHERTSEY

CALA HOMES

BUILT FOR YOUR NEXT CHAPTER



ST PETER'S QUARTER

THE LIVING SPACE AND SETTING YOU'VE LONGED FOR

Set in a superbly-located area of the historic Surrey town of Chertsey, and with marvellous green spaces on your doorstep – including the attractive parklands of Homewood Park – St Peter's Quarter offers you the perfect new home you're looking for.

Whether you're a first-time buyer, a growing family or relocating, the flexible, light and roomy interiors of our contemporary 2, 3 and 4 bedroom homes and 1 and 2 bedroom apartments enable you to adapt your living space to perfectly meet your changing needs.

St Peter's Quarter is the ideal escape from the hustle and bustle of the city, in a fresh and relaxing environment as part of a vibrant community with a great social life for all ages.



Local area photography



Photography from a previous CALA development



Stock photography





Photography from a previous CALA development





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.



CONSUMER CODE FOR HOMEBUILDERS

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



*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.



Photography from a previous CALA development



Stock photography



SERVICE WITH A WIDE RANGE OF SMILES

Premier quality homes deserve a customer service to match. CALA is committed to making your journey to a whole new lifestyle as enjoyable as the destination itself. Supporting you every step of the way, we work hard to ensure a straightforward and smooth-running move. From initial enquiry through to handing over the keys and beyond, we'll help your dream home come true.

Here are just some of the many happy comments we've received from CALA homeowners:



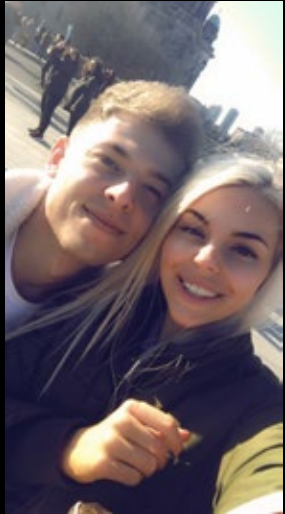
"It was two days before our wedding and I was in the salon having my nails done and David called me and said – you'd better come down to Brookwood and see this house. We looked at The Cotterdale property on Friday, bought it on Saturday morning and then got married on Sunday! Now we're expecting our first baby! The house is great – good quality, as you would expect from CALA, and the aftercare team are fantastic. We're really happy here."

LUCY & DAVID HARPER, PURCHASERS AT BROOKWOOD FARM

"We were impressed by the variety of properties on offer and decided to purchase a stunning five-bedroom townhouse, which boasts plenty of space for all our needs. I wouldn't hesitate to recommend a CALA home to my friends and family, the design of our property has been really well thought-out and the quality of the finish is the best I have seen on a new build house, having lived in two previous new builds by different developers."

JENNIFER & TOM BOSSON, PURCHASERS AT VIRGINIA GATE





COUPLE RESERVE FIRST HOME DURING LOCKDOWN SEPARATION

The prospect of spending months apart during the coronavirus lockdown spurred on Grace Presswell and her partner Matt Smith to take the plunge and reserve their first home together. Thanks to CALA Homes' range of virtual buying options and the opportunity to reserve a home remotely, Grace and Matt were able to continue with their property search.

Grace says: "When I came across the CALA development at Mindenhurst, I expected that the development would be temporarily closed, so visited the CALA website to view some images and the site plan. However, I was pleasantly surprised to see a range of virtual tours and remote buying options available. We viewed a number properties virtually including 3D models and walk-around features. This gave us a great feel for the space, layout and quality of each home."

The two-bedroom Dinfield home features an impressive sitting room with French doors opening out to the rear garden, alongside a separate kitchen and cloakroom. Upstairs, the master bedroom has an en suite and fitted wardrobe, while the second bedroom has use of the main family bathroom.

Grace says: "We really can't wait to move into our first home together – it's certainly been a long time coming. Our experience with CALA has been great so far and a real pleasure. Someone has always been available to speak to us and, as first time buyers, it's nice to have some expert guidance, which is exactly what the CALA team provided."

GRACE PRESSWELL & MATT SMITH, PURCHASERS AT CALA AT MINDENHURST



"We were keen to find our new family home before our daughter was born. We had looked at other new build developments in the area but the homes at Imber Riverside were heads and shoulders above the rest. The property is ideal for our needs as a family and gives us plenty of space to grow. We have already become good friends with another couple at Imber Riverside who have also recently had a child. It's been really nice to feel like part of a new community.

The sales team have been brilliant. They were really knowledgeable and after talking through the available options, we knew the ease and convenience of Part Exchange was perfect for us."

FRANCIS & LOUISE SCHUBERT, PURCHASERS AT IMBER RIVERSIDE



CHERTSEY

A BREATH OF FRESH AIR

One of England's most historic market towns, Chertsey nestles on the Thames in the Borough of Runnymede. This charming and friendly town enjoys a vibrant community life, reflected in the independent artisan shops, bars and restaurants in the unspoiled centre and a lively calendar of events which includes the Black Cherry Fair, dating back to 1444.

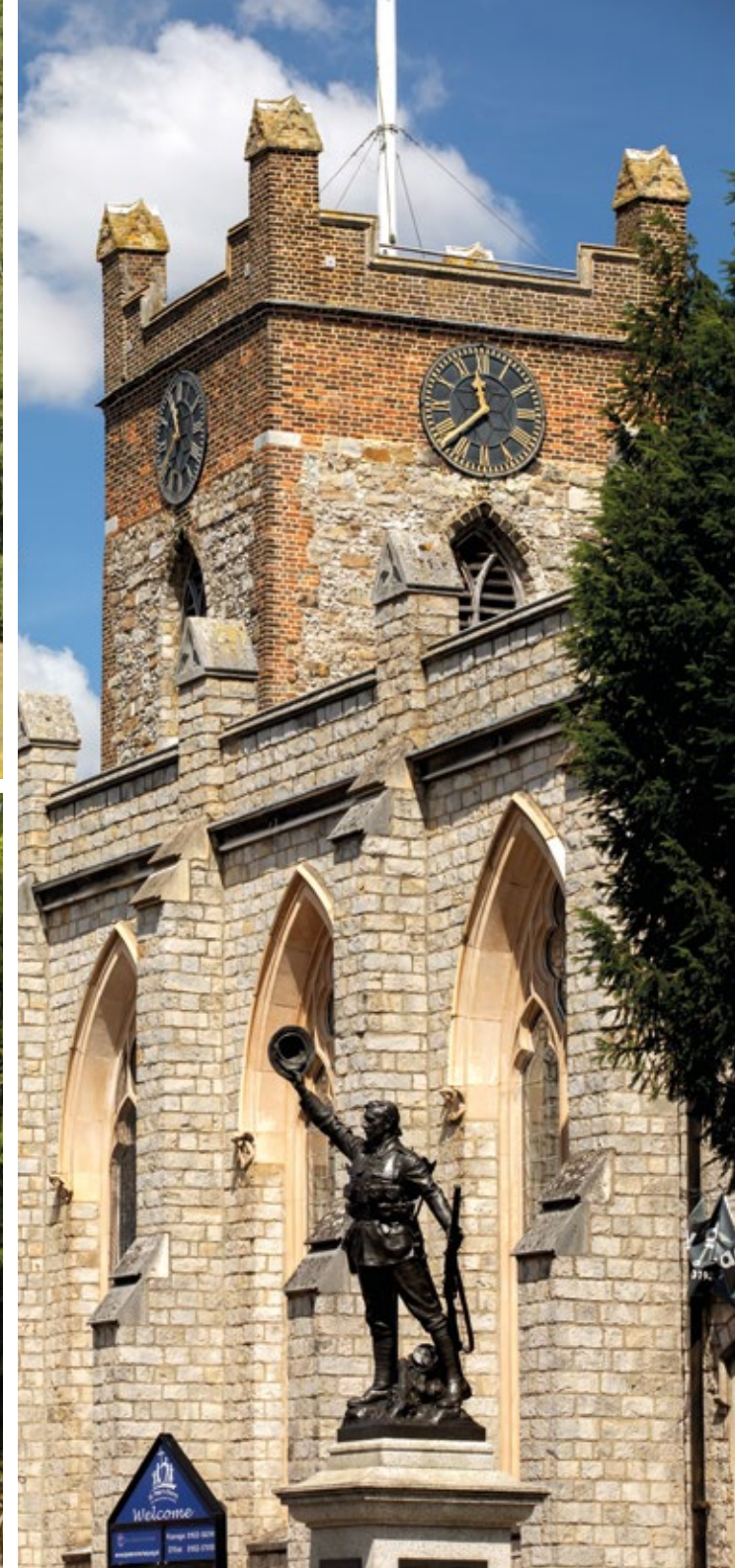
Wherever you go in and around Chertsey, you're never far from green spaces and water, with riverside paths and nature trails along the banks of the Bourne, picturesque Chertsey Bridge and Lock on the Thames – and the marvellous wildlife meadows of Chertsey Meads, with its popular picnic areas and playgrounds.

There's an abundance of parks and public spaces for all ages too. At St Peter's Quarter, for instance, you have 57 acres of Homewood Park to explore. Horse trails and cycle paths, woodland walks and landscaped lakes – all on your doorstep! There are fabulous views over the surrounding countryside to savour with a visit to St Ann's Hill – and when the weather's less kind there's lots to do indoors, from working out or relaxing at the Riverbourne Health Club, or dropping into Squire's Garden Centre for coffee and cake at the Café Bar. Chertsey offers a great range of pubs and restaurants to suit all tastes – along with local shops and Sainsbury's.

A short drive takes you to a wealth of other shops and stores in surrounding centres like Woking and Staines-on-Thames and, closer to home, the Farm Shop at Lyne offers locally grown fruit and veg, a traditional butchers shop – and a popular café, for light lunches. Ideal for refuelling – speaking of which, you're handily located for great family days out, from the thrills and spills of Thorpe Park to the tranquillity of Virginia Water and Windsor Great Park.

Schooling options are excellent too. Meadowcroft Community Infant School, Pycroft Grange Primary School, Lyne & Longcross CofE Aided Primary School and Salesian School all enjoy Ofsted 'good' or 'outstanding' status, while Sir William Perkin's School provides a private alternative.

That's Chertsey for you. A wonderful and welcoming place to set up home and enjoy life to the full.





ALL THE RIGHT CONNECTIONS

St Peter's Quarter is set on the western edge of Chertsey, with green spaces and countryside all around – yet with swift and simple connections by road, rail and air for an easy commute or exploring further afield.

Just 18 miles south west of central London and 1 mile from Junction 11 of the M25, with direct access to the A3 and M3, St Peter's Quarter is ideal for travel to nearby towns or the city.

By rail from Chertsey Train Station, just under 2 miles from your home, you can get to Weybridge in 8 minutes then reach London Waterloo in just 28 minutes. Alternatively, driving 5.7 miles north to Weybridge Railway Station or 5.2 miles south to Woking Railway Station, makes the journey to Waterloo even faster – with direct services taking under half an hour.

If you're planning to explore further afield for business or for pleasure, Heathrow Airport is a straightforward 15 minute drive away.

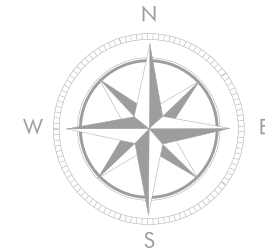
A smart new home with all the right connections. Simply perfect.


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





ST PETER'S QUARTER


THE DEVELOPMENT





- 


THE MAYFIELD
5 BEDROOM HOME
PLOTS 3, 15, 26, 27, 28, 29, 30, 31, 32, 33, 42, 43,
44, 45, 46, 77 & 102
- 


THE LARFIELD
4 BEDROOM HOME
PLOTS 47, 60, 61, 62, 63, 64, 65, 79, 80, 81, 82, 83, 84,
87, 88, 108, 109, 115, 116, 117, 118, 119, 156 & 163
- 


THE LENHAM
4 BEDROOM DETACHED HOME
PLOTS 70, 71, 72, 73 & 74
- 


THE NATLAND
4 BEDROOM HOME
PLOTS 12, 13, 14, 21, 56, 57, 58, 59,
111, 112, 113 & 114
- 


THE NENHURST
4 BEDROOM HOME
PLOTS 1, 22, 25, 36, 66, 67, 85, 86 & 95
- 


THE OSMORE
4 BEDROOM HOME
PLOTS 11, 23, 35, 37, 69 & 75
- 


THE HUNSLEY
3 BEDROOM HOME
PLOTS 5, 6, 7, 8, 39, 40, 41, 48, 49, 54, 55, 135,
136, 153, 154, 165 & 166
- 


THE HIMSCOT
3 BEDROOM HOME
PLOTS 17, 18, 19, 128, 129, 130, 146, 147, 148,
149, 150, 151, 157, 158, 159, 160, 161 & 162
- 


THE ICKHURST
3 BEDROOM SEMI-DETACHED HOME
PLOTS 4, 9, 138, 139, 140, 141, 142 & 143
- 


THE KISWICK
3 BEDROOM DETACHED HOME
PLOTS 10, 16, 20, 24, 34, 38, 68, 76, 78, 101, 103,
120, 121, 134, 137, 144, 145, 152, 155 & 164
- 

THE GUYDON
2 BEDROOM SEMI-DETACHED HOME
PLOTS 50, 51, 52, 53, 89, 90, 91, 92, 104, 105, 106,
107, 122, 123, 124, 125, 126 & 127
- 

THE COACH HOUSE
2 BEDROOM COACH HOUSE
PLOTS 131-133
- 

HAYWOOD HOUSE
1 & 2 BEDROOM APARTMENTS
PLOTS 182-196
- 

LAKE HOUSE
1 & 2 BEDROOM APARTMENTS
PLOTS 197-212
- 

WESSEX HOUSE
1 & 2 BEDROOM APARTMENTS
PLOTS 167-181
- 

CUSTOMER RECEPTION



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



Computer generated image - The Mayfield

THE MAYFIELD

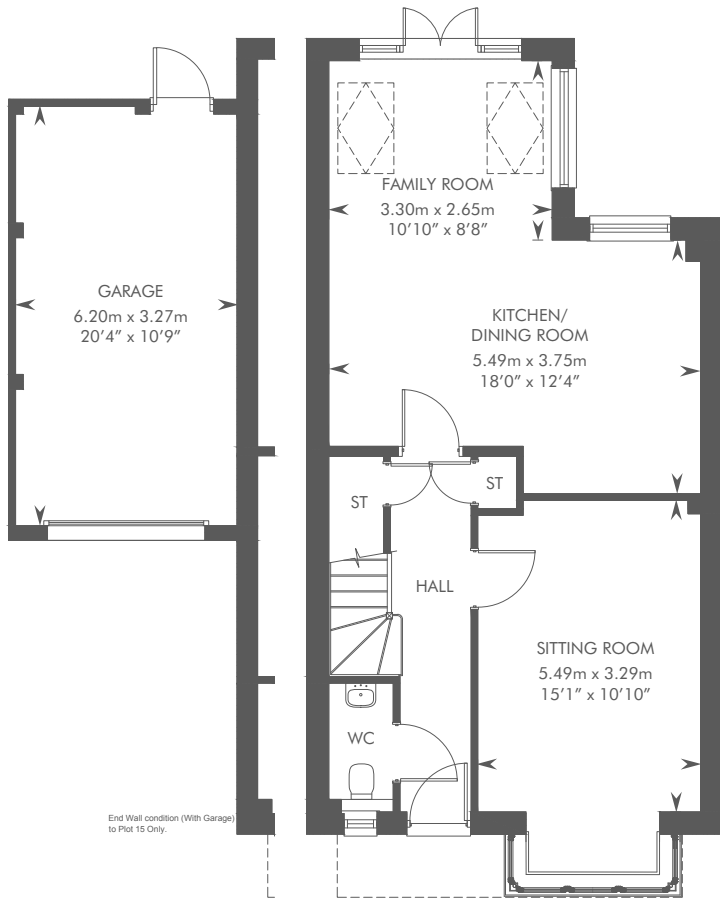
5 BEDROOM DETACHED HOME



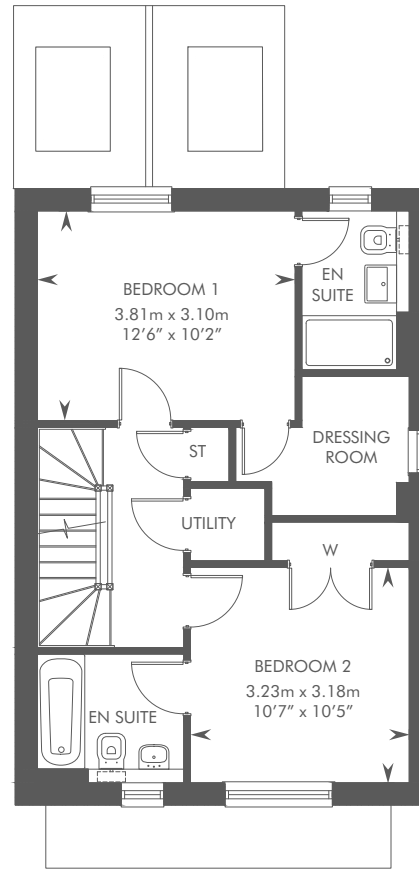
THE MAYFIELD

PLOTS: 3, 15, 30, 31, 32, 33, 45, 46 & 77 – AS SHOWN

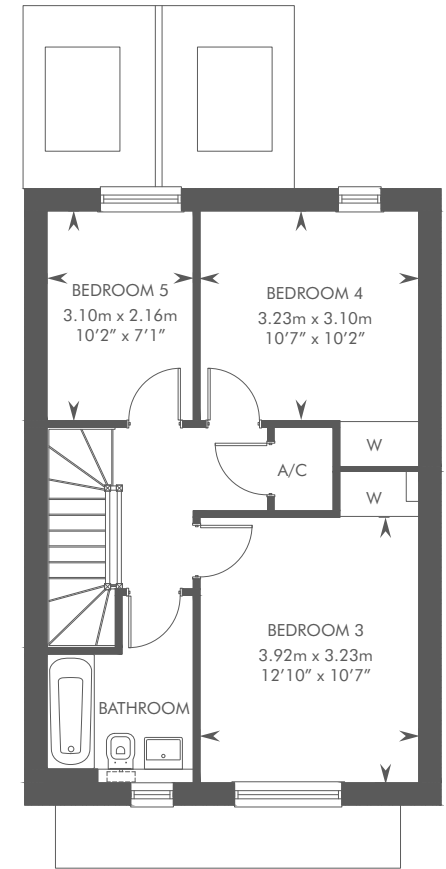
PLOTS: 26, 27, 28, 29, 42, 43, 44 & 102 – HANDED



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe. A/C: Airing cupboard. : Keylite window.

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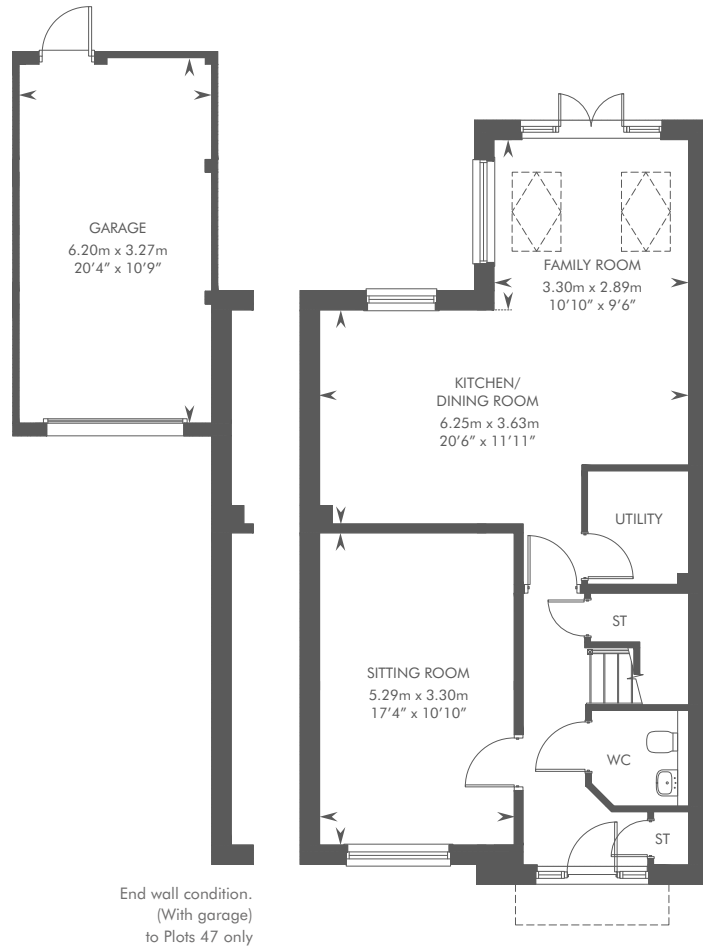
Computer generated image - The Larfield

THE LARFIELD

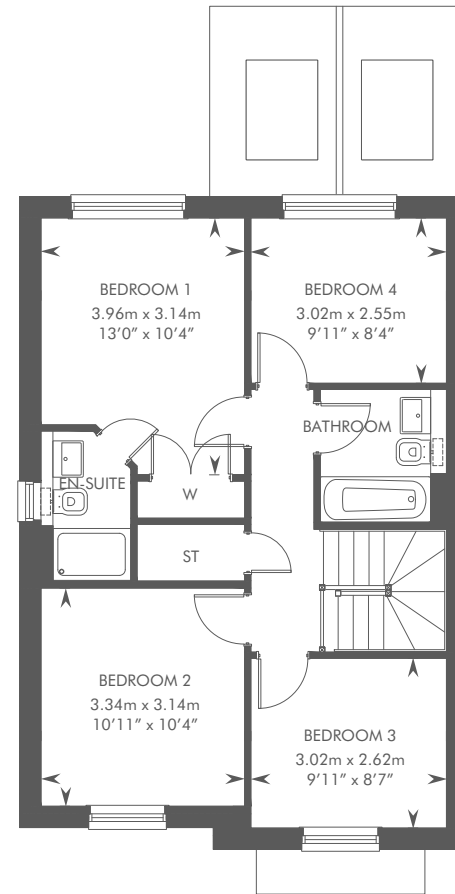
4 BEDROOM DETACHED HOME



THE LARFIELD
 PLOTS 47, 60 & 79 – AS SHOWN
 PLOTS 65, 84 & 119 – HANDED



GROUND FLOOR



FIRST FLOOR

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

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Computer generated image - The Larfield

THE LARFIELD

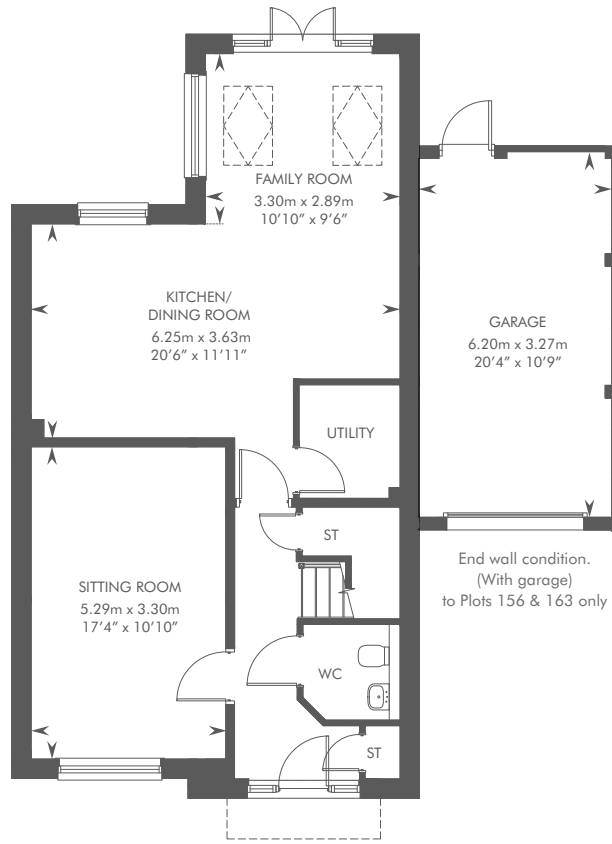
4 BEDROOM LINKED AND SEMI-DETACHED HOME



THE LARFIELD

PLOTS 62, 64, 81, 83, 88, 109, 116, 118 & 156 – AS SHOWN

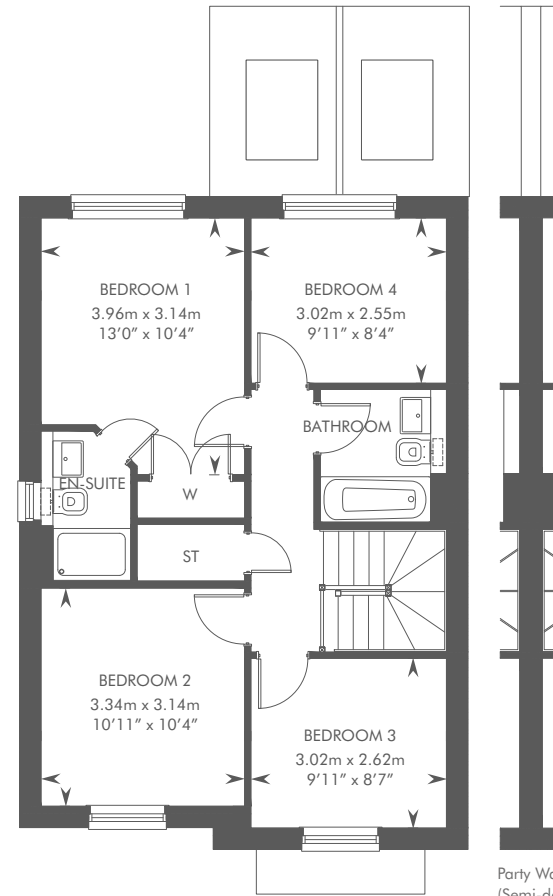
PLOTS 61, 63, 80, 82, 87, 108, 115, 117 & 163 – HANDED



GROUND FLOOR



Party Wall condition.
(Semi-detached) to
Plots 61/62, 63/64, 80/81,
82/83, 87/88, 108/109,
115/116 & 117/118 only.



FIRST FLOOR

Party Wall condition.
(Semi-detached) to
Plots 61/62, 63/64, 80/81,
82/83, 87/88, 108/109,
115/116 & 117/118 only.

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

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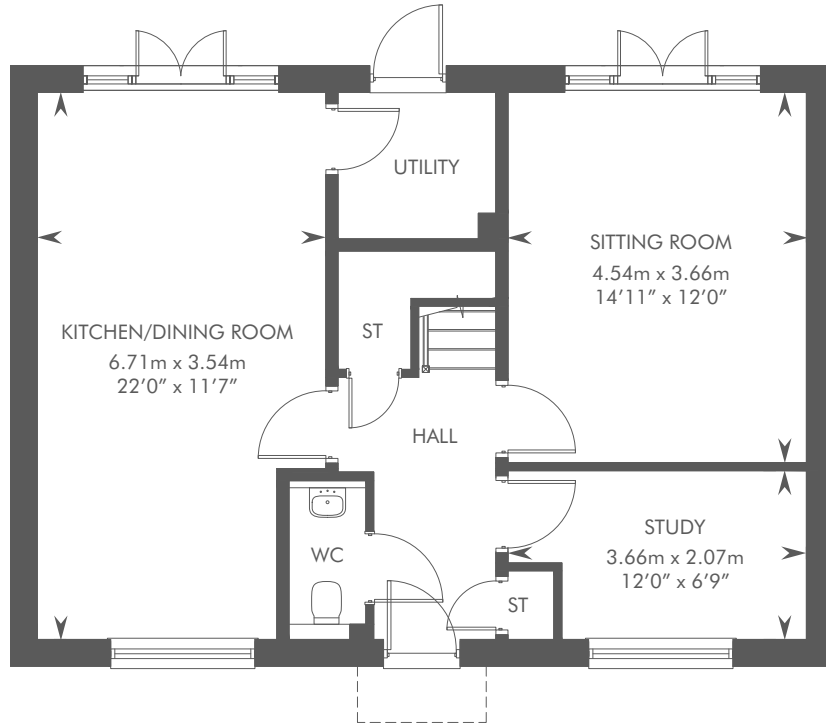
Computer generated image - The Lenham

THE LENHAM

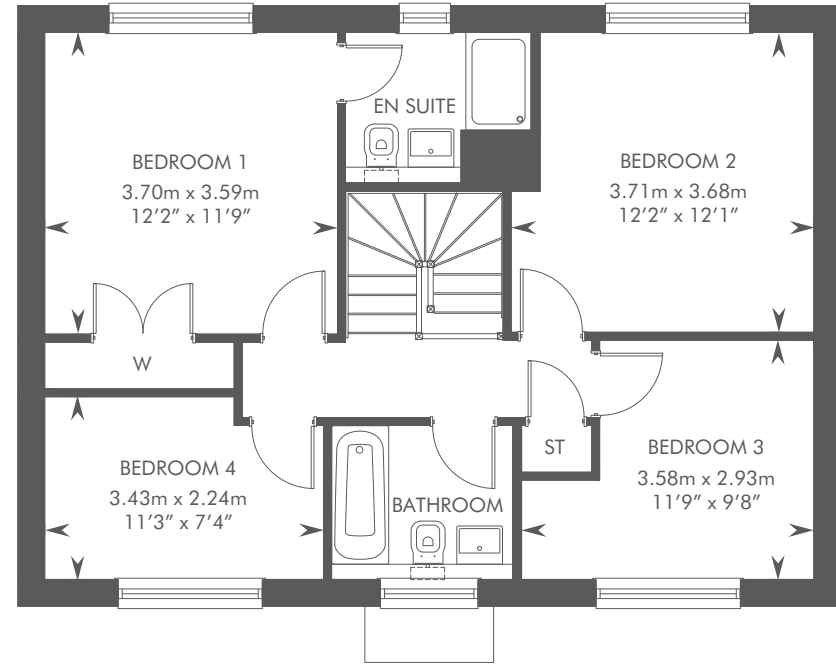
4 BEDROOM DETACHED HOME



THE LENHAM
PLOTS 70 & 71 – AS SHOWN
PLOTS 72, 73 & 74 – HANDED



GROUND FLOOR



FIRST FLOOR

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

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THE NATLAND

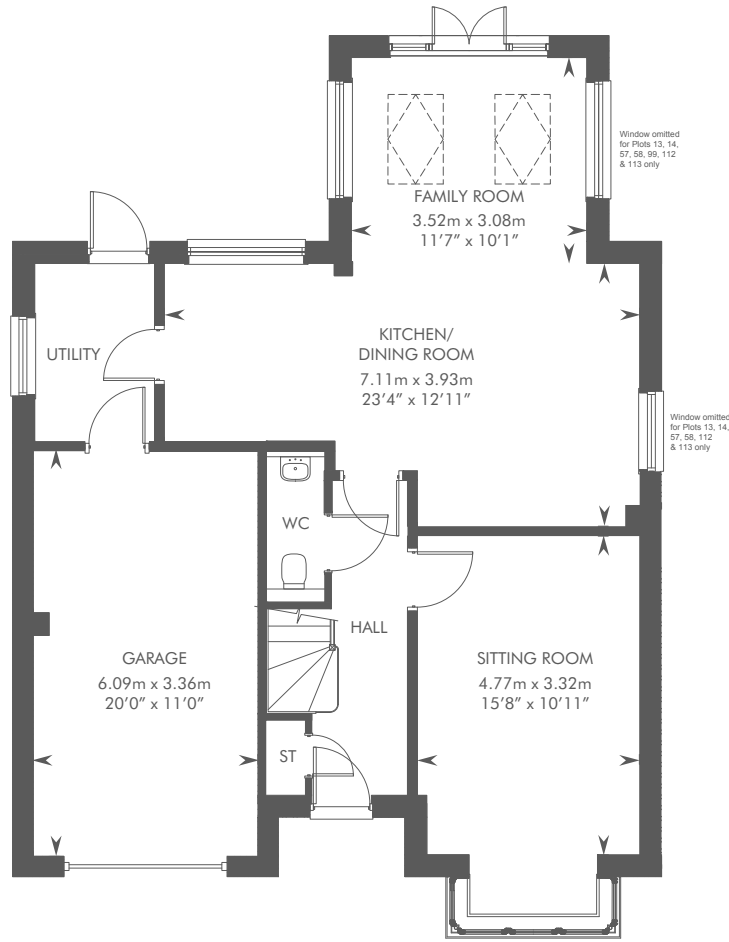
4 BEDROOM DETACHED HOME



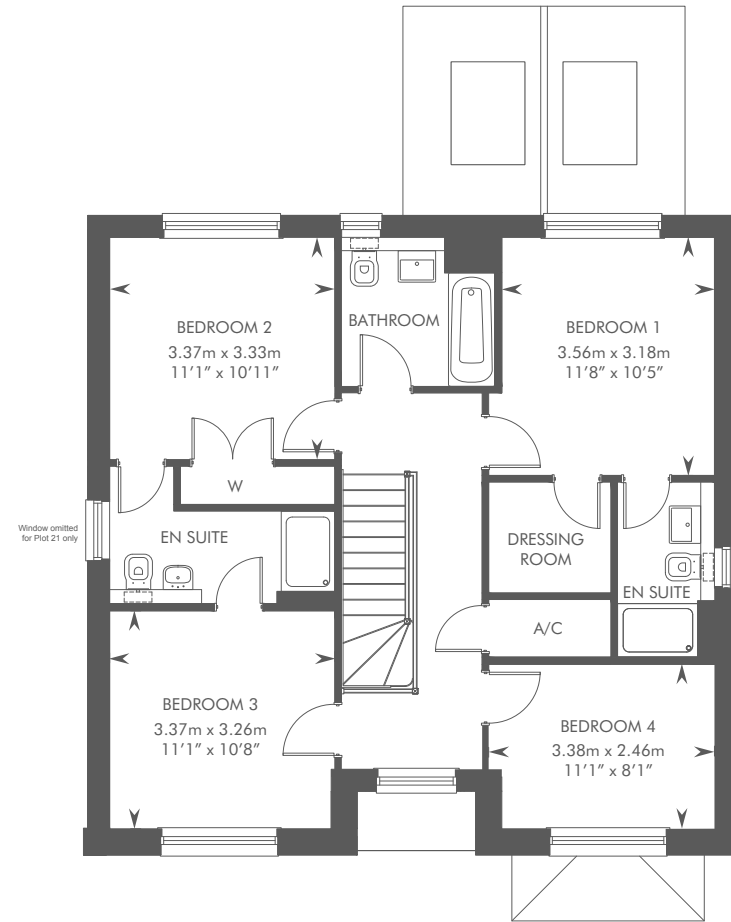
THE NATLAND

PLOTS: 12, 13, 14, 21, 56, 57, 97, 98, 111 & 112 – AS SHOWN

PLOTS: 58, 59, 99, 110, 113 & 114 – HANDED



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe. A/C: Airing cupboard. : Keylite window.

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Computer generated image - The Nenhurst

THE NENHURST

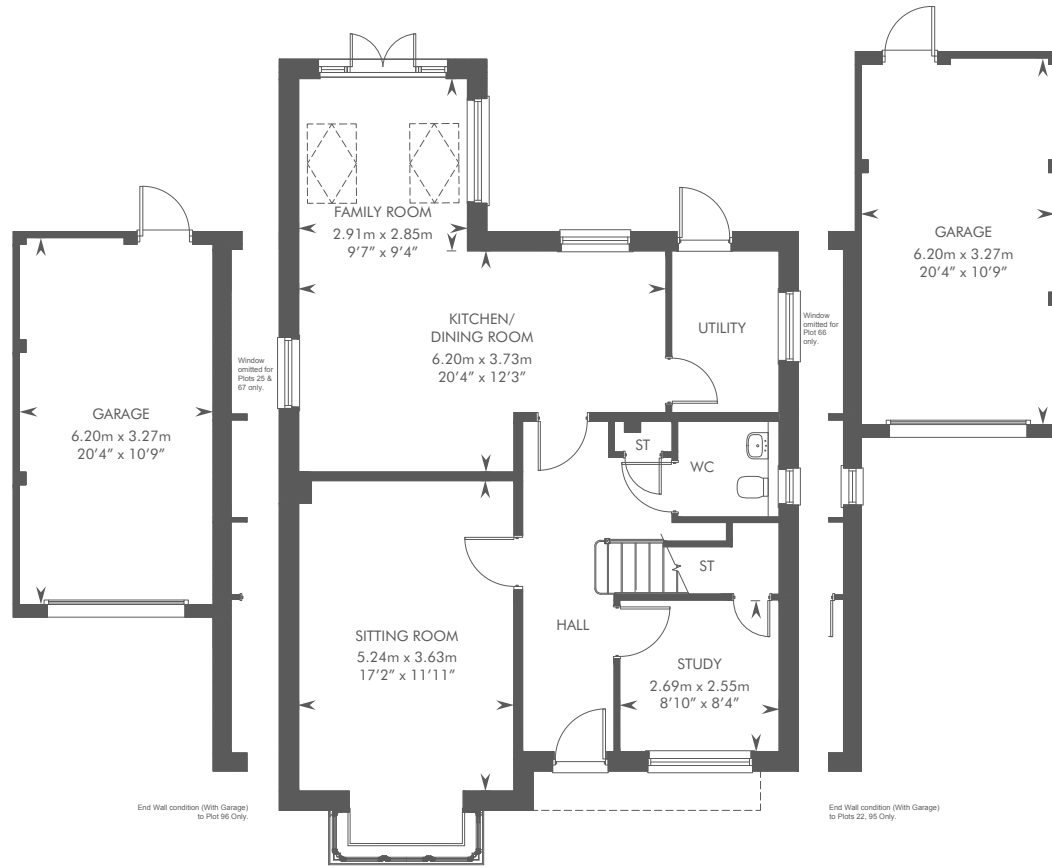
4 BEDROOM DETACHED HOME



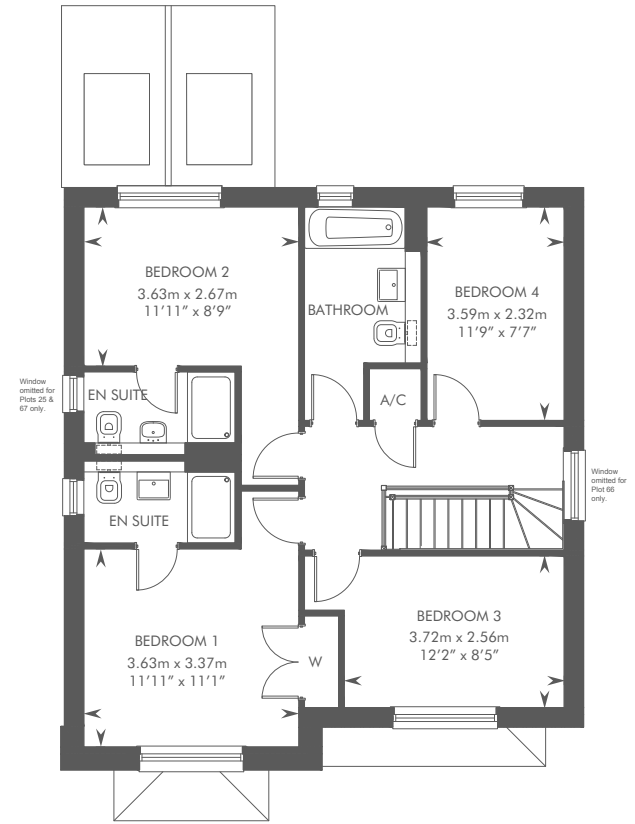
THE NENHURST

PLOTS: 22, 67, 85 & 95 – AS SHOWN

PLOTS: 1, 25, 36, 66, 86 & 96 – HANDED



GROUND FLOOR



FIRST FLOOR

Please ask your Sales Consultant for further details. ST: Store cupboard. W: Wardrobe. A/C: Airing cupboard. ☐: Keylite window.

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THE OSMORE

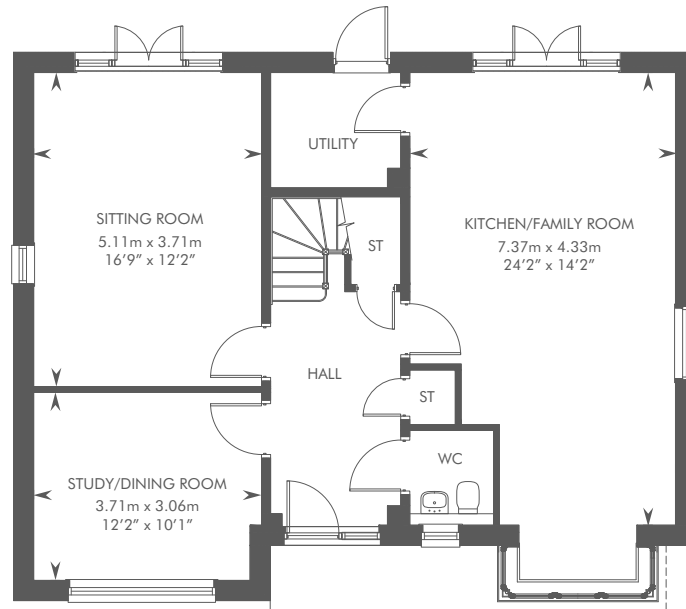
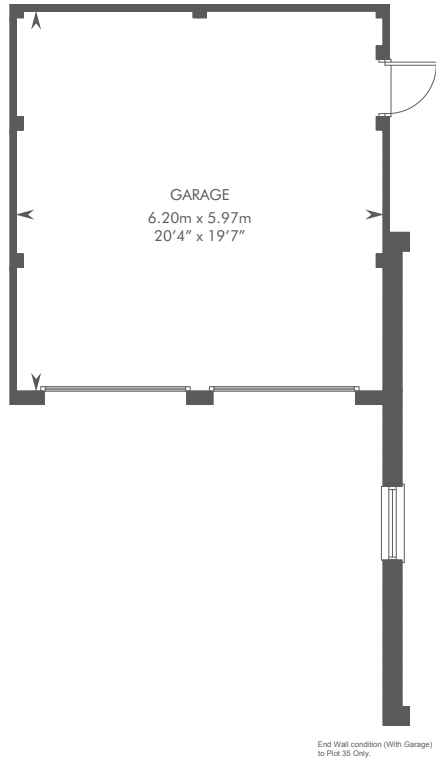
4 BEDROOM DETACHED HOME



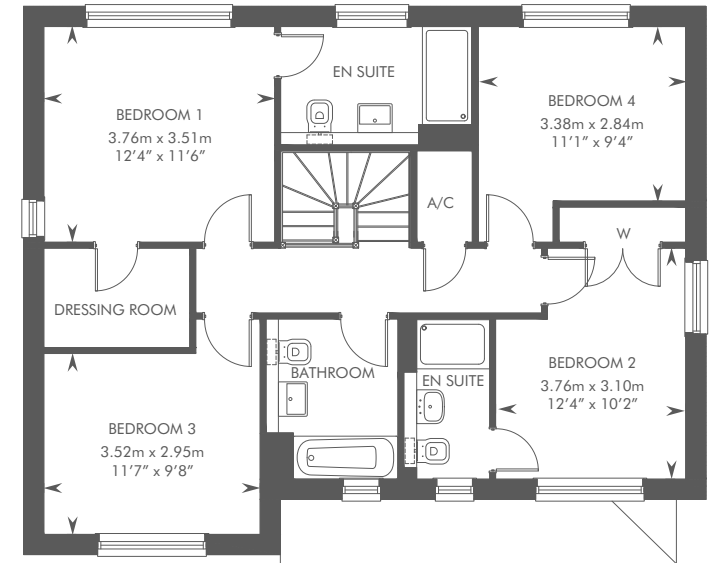
THE OSMORE

PLOTS: 23, 37, 69, 75 & 100 – AS SHOWN

PLOTS: 11 & 35 – HANDED



GROUND FLOOR



FIRST FLOOR

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

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Computer generated image - The Himscot

THE HIMSCOT

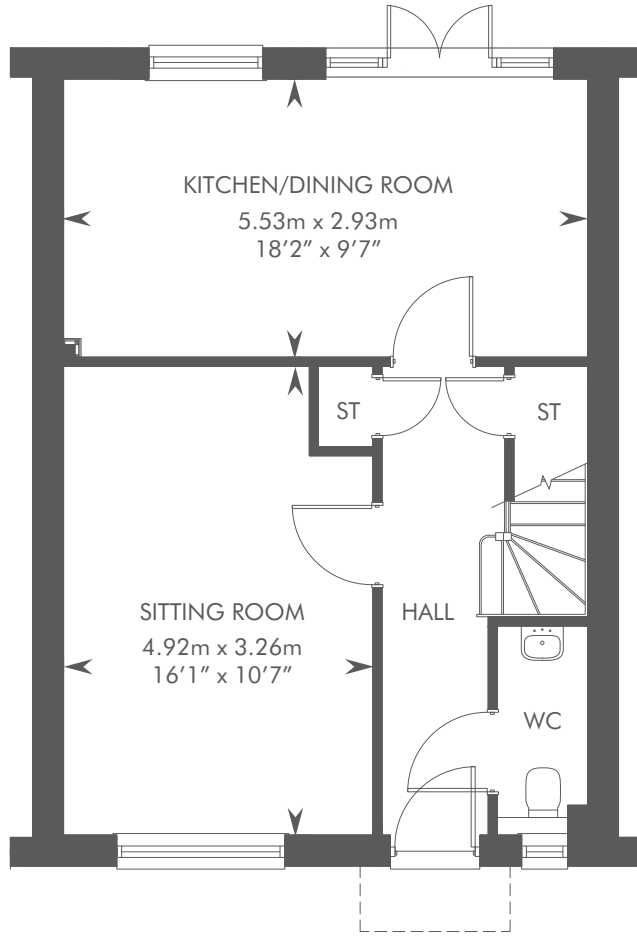
3 BEDROOM TERRACED HOME



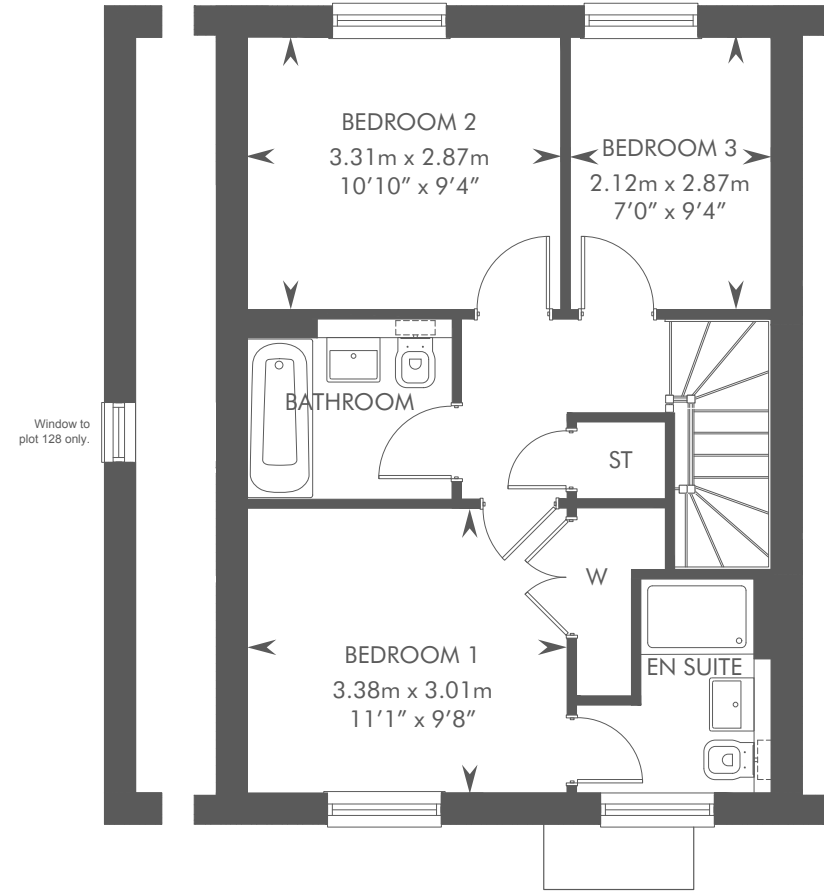
THE HIMSCOT

PLOTS: 146, 147, 148, 157, 158 & 159 – AS SHOWN

PLOTS: 128, 129, 130, 149, 150, 151, 160, 161 & 162 – HANDED



GROUND FLOOR



FIRST FLOOR

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

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Computer generated image - The Hunsley

THE HUNSLEY

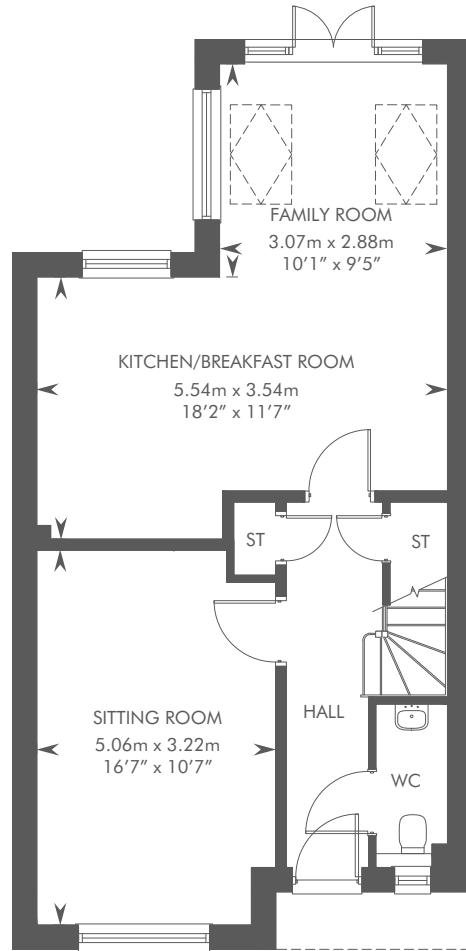
3 BEDROOM SEMI-DETACHED AND DETACHED HOME



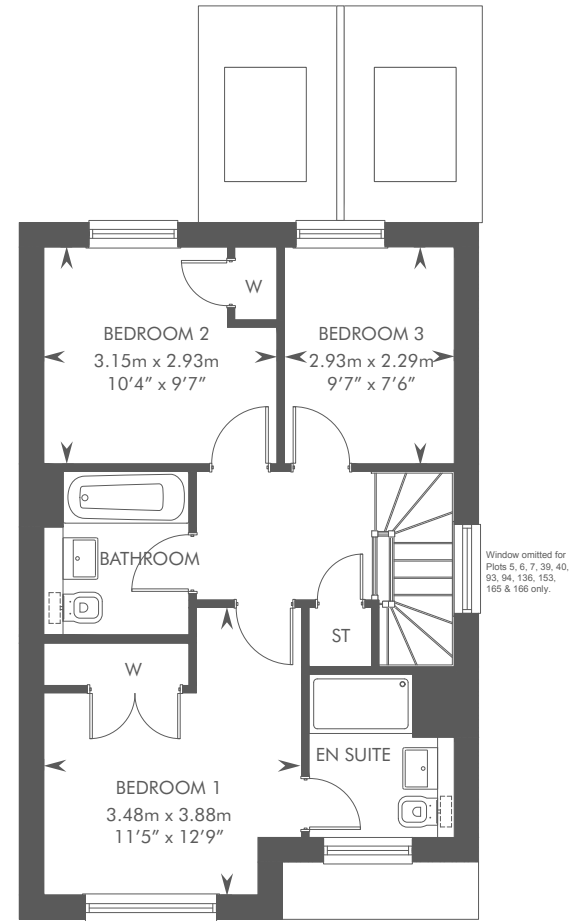
THE HUNSLEY

PLOTS: 5, 7, 48, 54, 93, 135, 154, 166 – AS SHOWN

PLOTS: 6, 8, 49, 55, 94, 136, 153, 165 – HANDED



GROUND FLOOR



Window omitted for Plots 5, 6, 7, 39, 40, 93, 94, 136, 153, 165 & 166 only.

FIRST FLOOR

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

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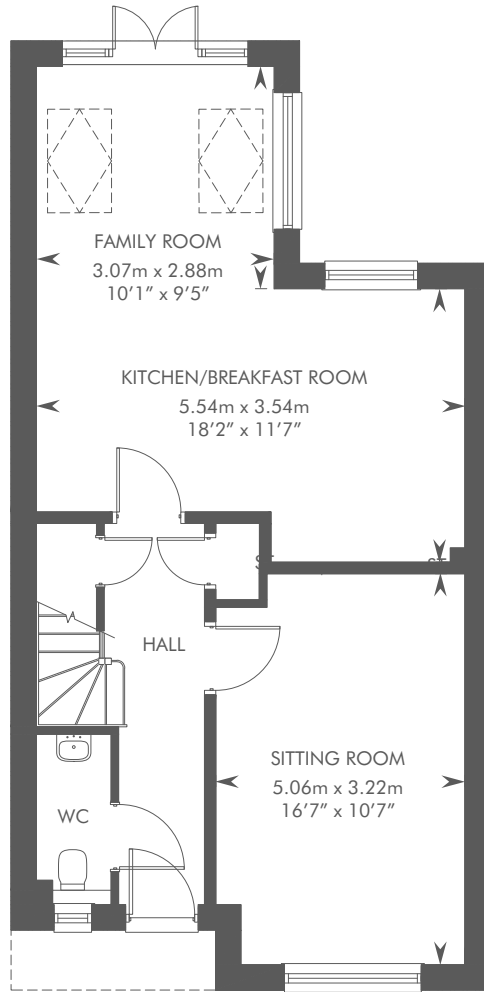
Computer generated image - The Hunsley

THE HUNSLEY

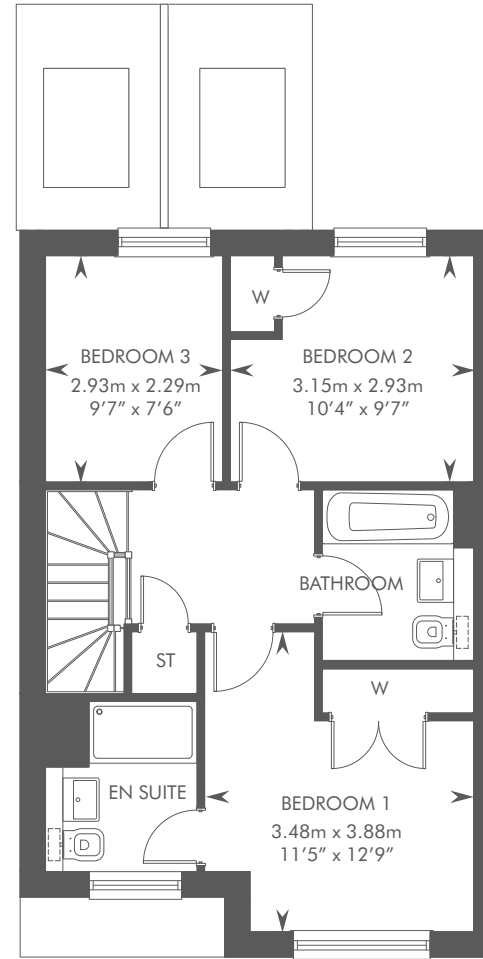
3 BEDROOM TERRACED HOME



THE HUNSLEY
 PLOTS: 39, 40 & 41 – AS SHOWN



GROUND FLOOR



FIRST FLOOR

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

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THE ICKHURST

3 BEDROOM DETACHED AND SEMI-DETACHED HOME



THE ICKHURST

PLOTS: 4, 139, 141 & 143 – AS SHOWN

PLOTS: 9, 138, 140 & 142 – HANDED



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. ST: Store cupboard. W: Wardrobe. A/C: Airing cupboard. : Keylite window.

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THE KISWICK

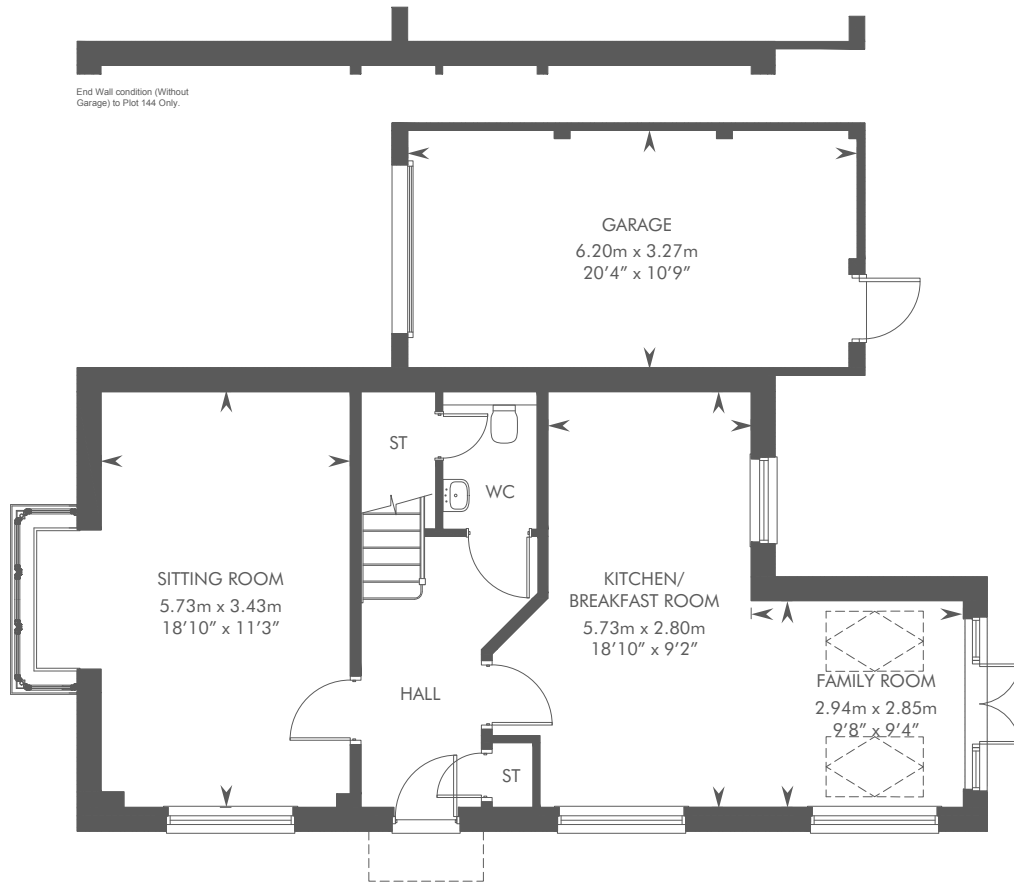
3 BEDROOM DETACHED HOME



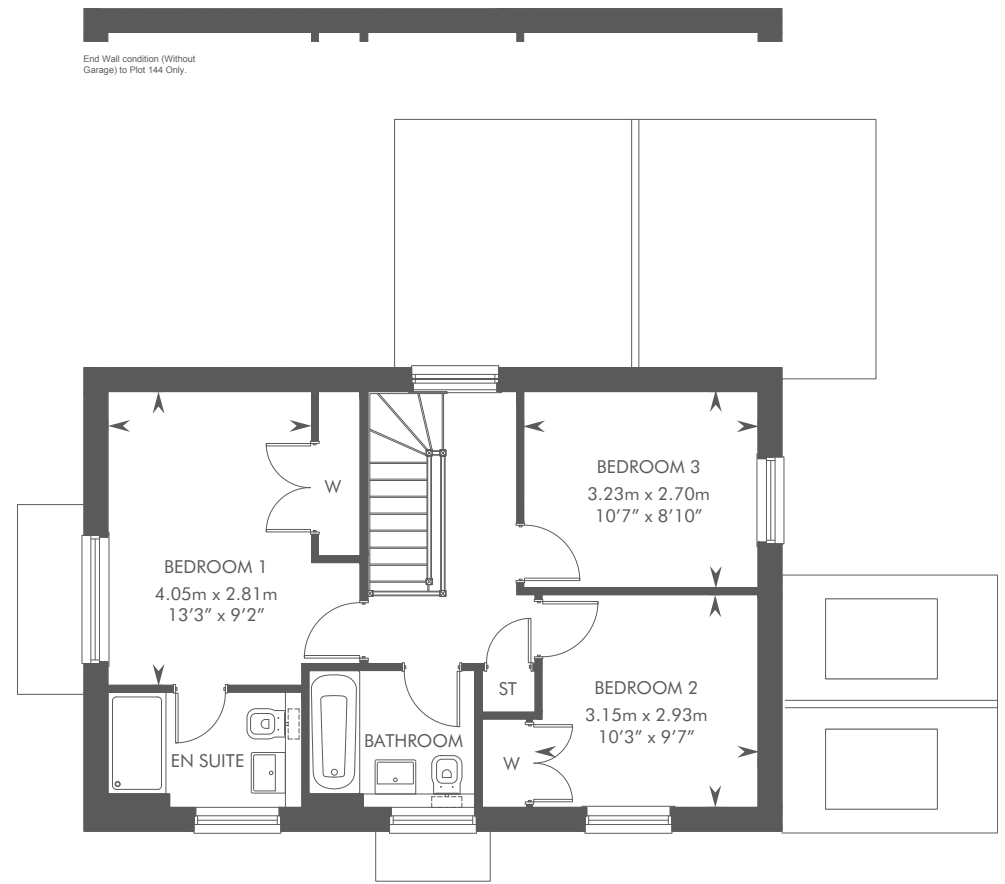
THE KISWICK

PLOTS: 10, 20, 24, 34, 76, 101, 120, 134, 152 & 155 – AS SHOWN

PLOTS: 16, 38, 68, 78, 103, 121, 137, 144, 145 & 164 – HANDED



GROUND FLOOR



FIRST FLOOR

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

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Computer generated image - The Guydon

THE GUYDON

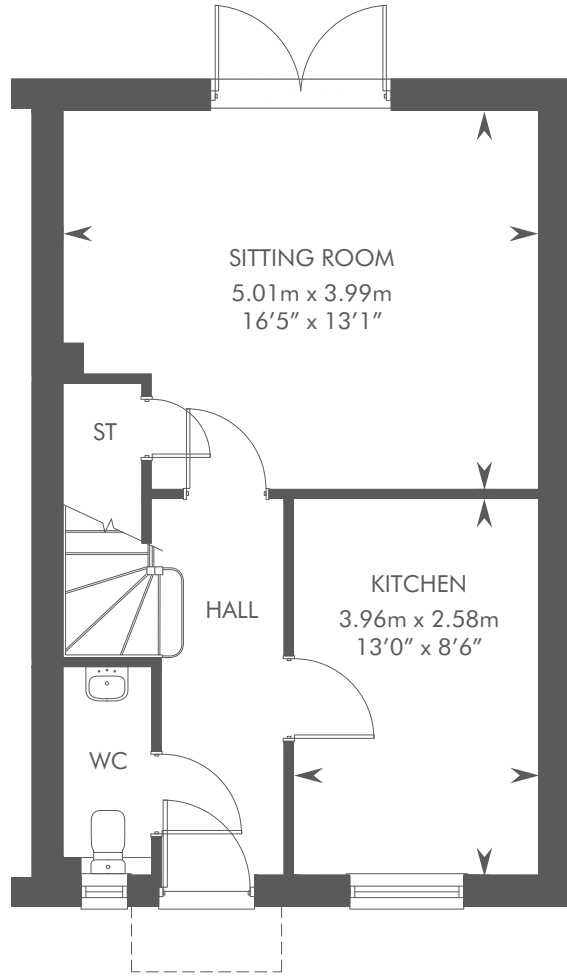
2 BEDROOM SEMI-DETACHED HOME



THE GUYDON

PLOTS 50, 52, 89, 91, 104, 106, 122, 124 & 126 – AS SHOWN

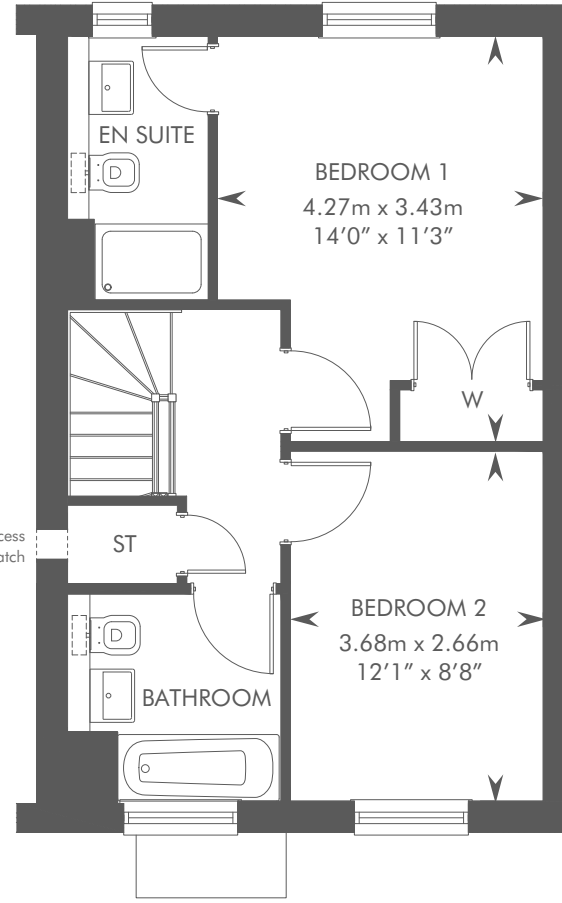
PLOTS 51, 53, 90, 92, 105, 107, 123, 125 & 127 – HANDED



GROUND FLOOR



Window to plot 126 only.



FIRST FLOOR



Window to plot 126 only.

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

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ST PETER'S QUARTER
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

KITCHENS

- Individually designed fitted Omega Kitchens
- Laminate work surfaces with matching up stand to The Guydon, The Ickhurst, The Hunsley, The Kiswick and The Himscot
- Stone work surfaces with matching up stand to The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst & the Mayfield
- 1½ bowl stainless steel sink with drainer and mixer tap
- Glass splash back to the hob to The Guydon, The Ickhurst, The Hunsley, The Kiswick and The Himscot
- Stone splash back to the hob to The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst and The Mayfield
- Under cupboard lighting
- Bosch single oven to The Guydon, The Ickhurst, The Kiswick and The Himscot
- Bosch double oven to The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst and The Mayfield
- Bosch 4 burner gas hob with wok burner The Guydon, The Ickhurst, The Hunsley, The Kiswick and The Himscot
- Bosch 5 burner gas hob with wok burner to The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst and The Mayfield
- Bosch stainless steel extractor hood
- Indesit integrated dishwasher to The Guydon, The Ickhurst, The Hunsley, The Kiswick and The Himscot
- Bosch integrated dishwasher to The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst and The Mayfield

- Indesit integrated fridge freezer to The Guydon, The Ickhurst, The Hunsley, The Kiswick and The Himscot
- Bosch integrated fridge freezer The Natland, The Osmore, The Lenham, The Larfield, The Nenhurst and The Mayfield
- Indesit integrated washer dryer to The Guydon, The Ickhurst, The Hunsley, The Kiswick, The Himscot and The Mayfield
- Amtico flooring in the open plan kitchen area

UTILITY ROOM

- Individually designed utility room to The Lenham, The Larfield, The Natland, The Nenhurst and The Osmore only
- Laminate work surfaces with matching up stand
- Stainless steel sink with mixer tap
- Space for free standing washing machine
- Space for free standing tumble dryer
- Amtico flooring
- First floor utility cupboard to The Mayfield with freestanding washer/dryer

CLOAKROOM, BATHROOM & EN SUITES

- White Roca sanitaryware
- White wall hung vanity unit to the basin in the bathroom and bedroom 1 en suite
- VADO mixer taps
- VADO showers
- Glass shower doors
- Porcelanosa tiling to walls*

- Amtico flooring
- Shaving point in the bathroom and the en suites

PLUMBING & HEATING

- Gas fired boiler heating system with radiators
- Chrome ladder style radiators in the cloakroom, bathroom and en suites

ELECTRICAL

- White LED downlights in the open plan kitchen area, utility, cloakroom, bathroom and en suites
- Pendant lighting in all of the other rooms
- External lights to the front & rear of the house
- White electrical fittings in all rooms
- External power point to the rear of the house
- TV points (high & low level position) in the living room
- TV point (high level position) in the open plan kitchen area, study, separate dining room and all of the bedrooms
- Phone point in the kitchen & bedroom 1
- Phone and data point in the study or the smallest bedroom
- USB charging points above the kitchen worktop
- USB charging points either side of bedroom 1 bed position
- Alarm system fuse spur for future installation
- Power and lighting in the garage
- Fused spur in the garage (where applicable) for the future installation of an electric garage door opener

*Speak to Sales Consultant for wall tiling specification detail.

SPECIFICATION



Photography from a previous CALA development



INTERNAL FINISHES

- Smooth ceilings finished in white paint
- All walls finished in white paint
- All woodwork finished in white paint (satinwood)
- Timber stairs finished in white paint (satinwood) with a stained handrail
- Dressing room to bedroom one and wardrobe to bedroom two to The Natland, The Osmore and The Mayfield
- Wardrobe to bedroom one and two to The Nenhurst, The Hunsley and The Ickhurst
- Wardrobe to bedroom one to The Larfield, The Lenham, The Kiswick and The Himscot
- Wardrobes with sliding doors to bedroom three and four to The Mayfield Housetype
- Amtico flooring in the entrance hall
- Carpet in the living room, stairs, landing and all of the bedrooms

DOORS & WINDOWS

- PVCu windows
- PVCu French doors leading out to the garden
- Internal doors with 4 horizontal grooves finished in white paint (satinwood)
- Roof lights in open plan kitchen area^

EXTERNAL DETAILS

- Stone paths and patio areas
- Landscaping to the front garden
- Turf to the front and rear garden
- External garden tap
- External lighting to the private roads

ENVIRONMENTAL DETAILS

- Thermostatically controlled gas central heating and A-rated boiler to minimise usage
- Double glazed PVCu windows providing a high level of thermal insulation and reduced heat loss
- Dual flush mechanisms to toilets to reduce water use
- Photovoltaic solar panels to some of the houses*
- Insulation within roof spaces and external wall cavities to limit heat loss in the winter and reduce heat gain in the summer
- Low energy lighting throughout
- Significant amounts of recycling of waste materials and packaging during the construction of each home to reduce the environmental impact of the development

MANAGEMENT SERVICES

CALA Homes will appoint a professional managing agent who will provide on going management services. Please refer to your Sales Consultant for further details.

^Applies to selected house types please speak to a sales consultant for more information. *Speak to Sales Consultant for Photovoltaic solar panel locations.



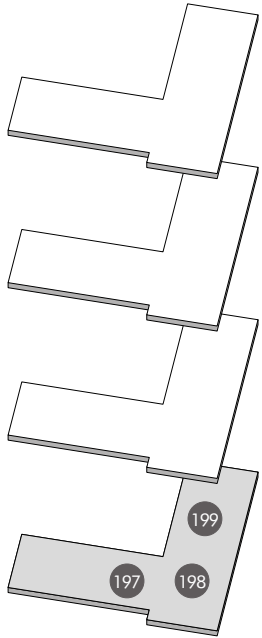
Computer generated image - Lake House

LAKE HOUSE

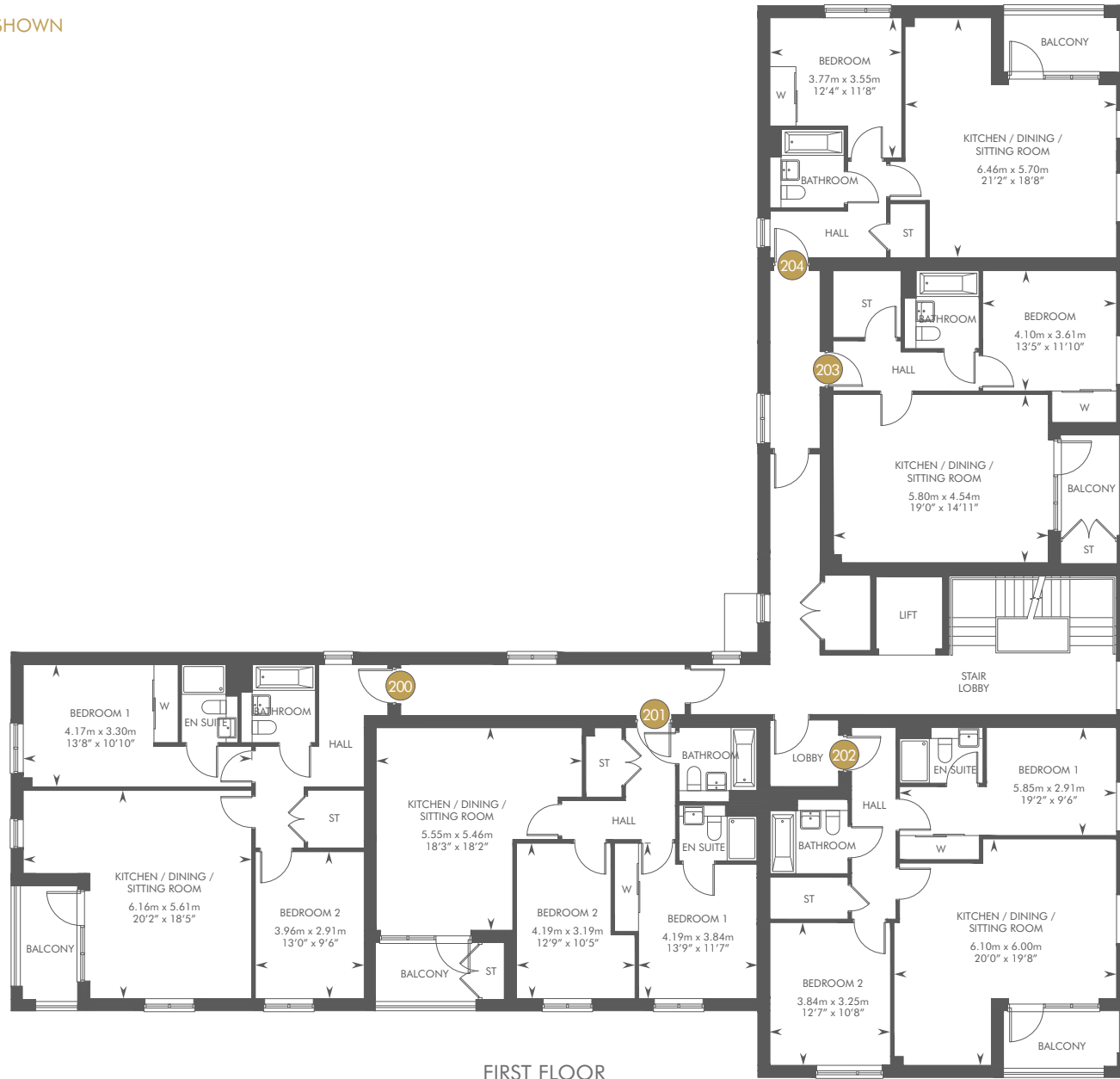
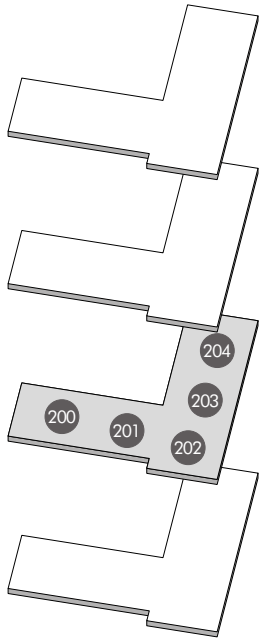
1 & 2 BEDROOM APARTMENTS



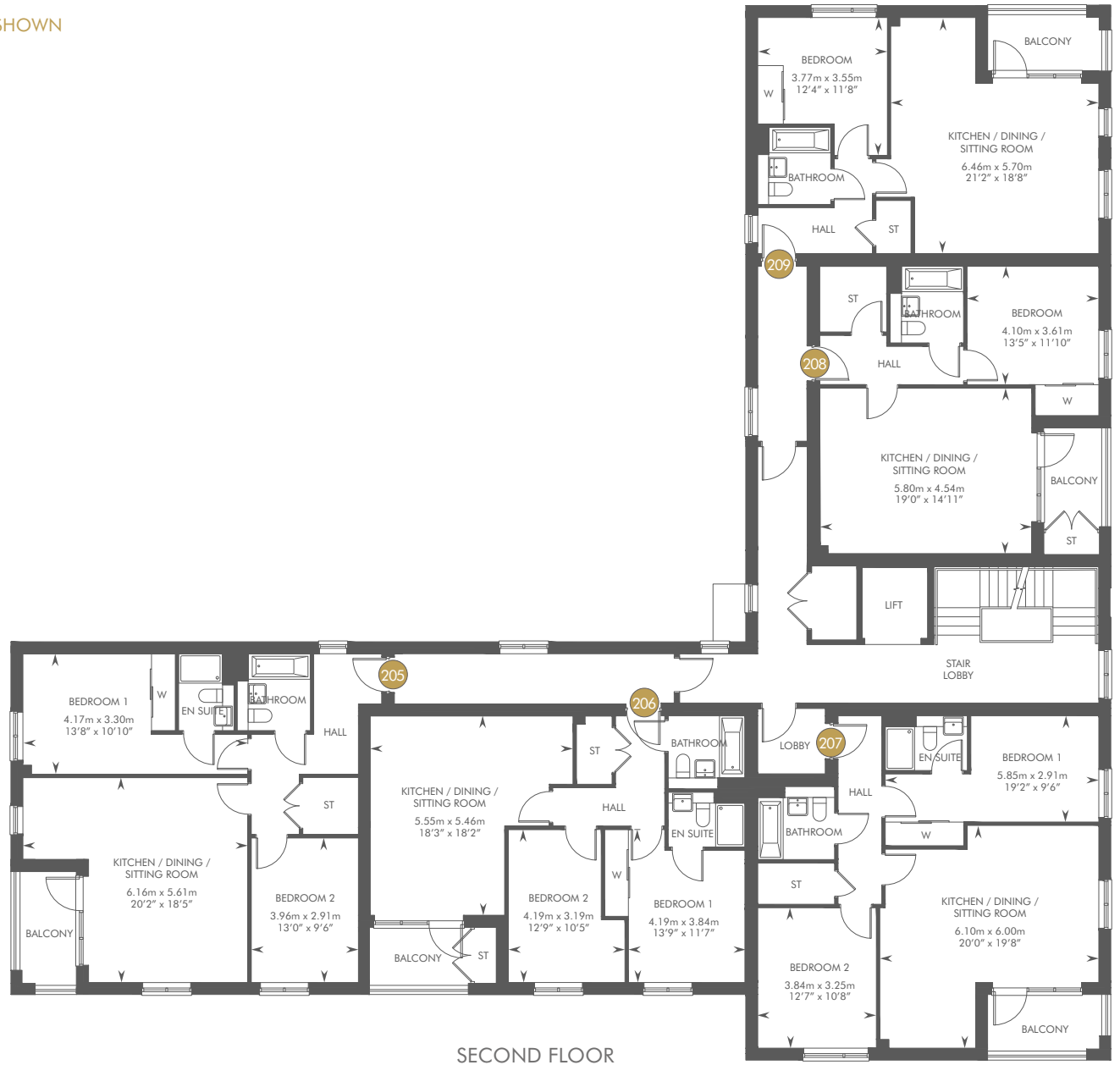
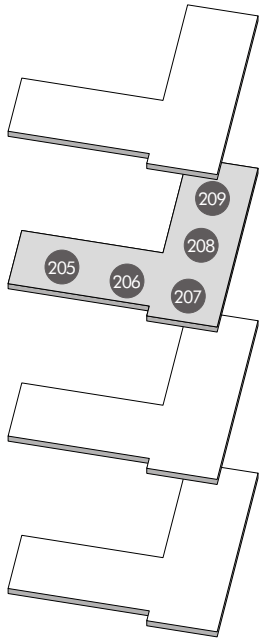
LAKE HOUSE
PLOTS 197, 198 & 199 – AS SHOWN



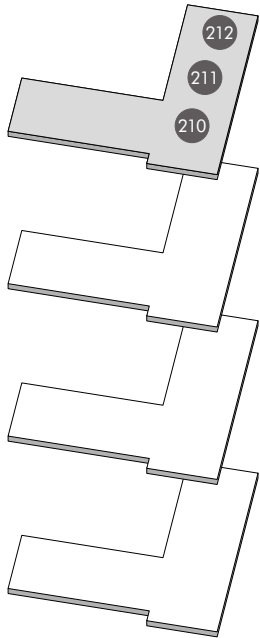
LAKE HOUSE
 PLOTS 200, 201, 202, 203 & 204 – AS SHOWN



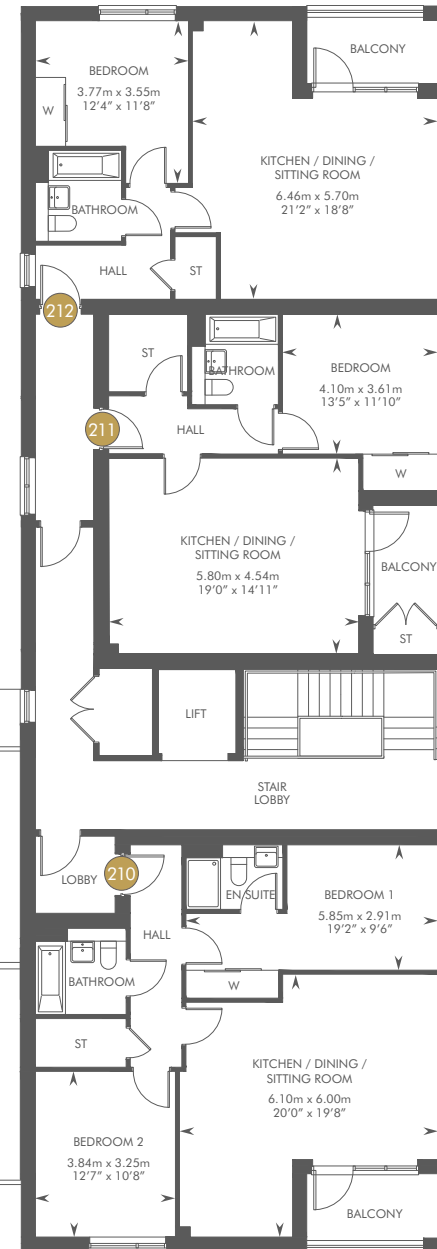
LAKE HOUSE
 PLOTS 205, 206, 207, 208 & 209 – AS SHOWN



LAKE HOUSE
PLOTS 210, 211 & 212 – AS SHOWN



THIRD FLOOR



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

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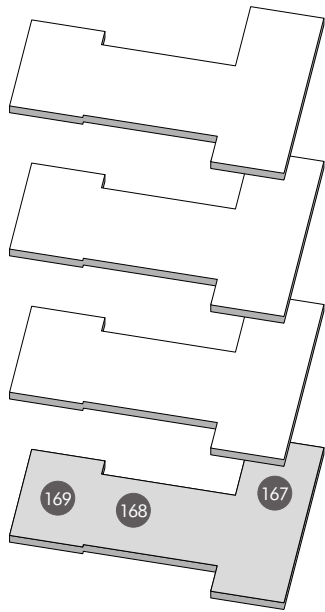


WESSEX HOUSE

1 & 2 BEDROOM APARTMENTS

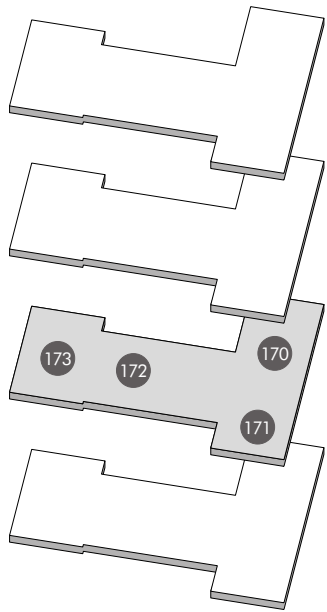


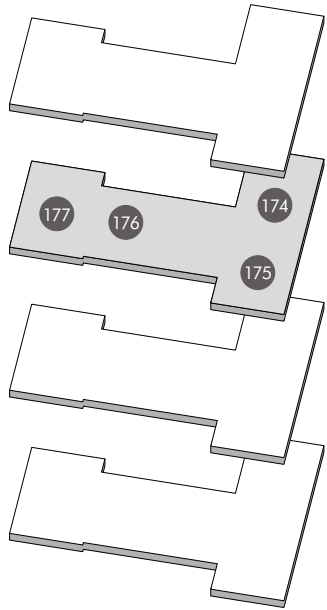
WESSEX HOUSE
PLOTS 167, 168 & 169 – AS SHOWN



GROUND FLOOR

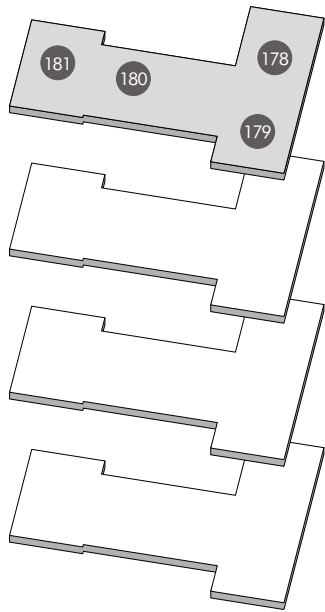
WESSEX HOUSE
PLOTS 170, 171, 172 & 173 – AS SHOWN





SECOND FLOOR

WESSEX HOUSE
 PLOTS 178, 179, 180 & 181 – AS SHOWN



THIRD FLOOR

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

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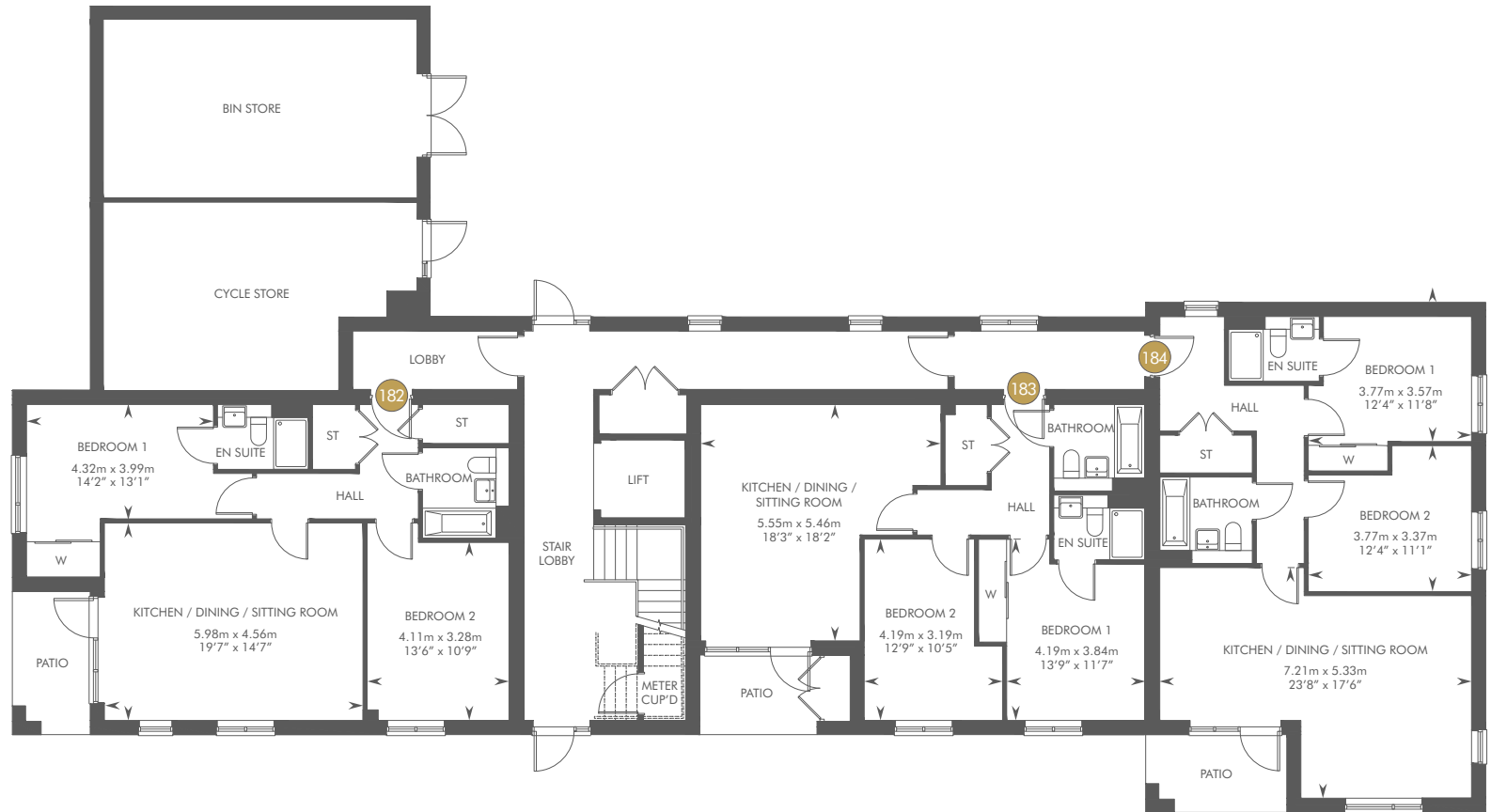
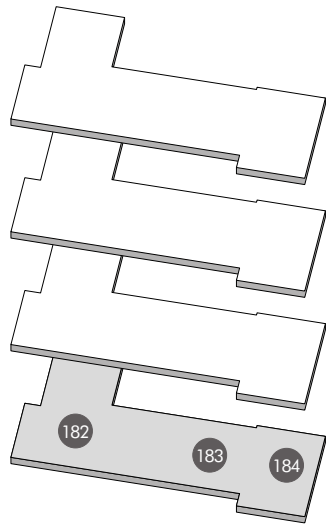


HAYWOOD HOUSE

1 & 2 BEDROOM APARTMENTS

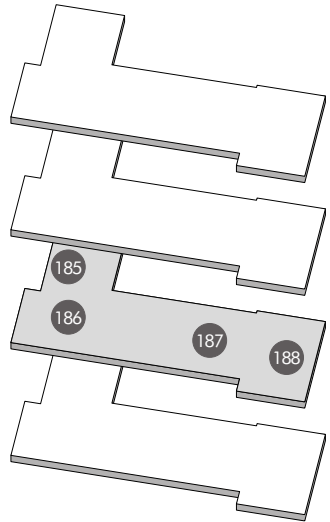


HAYWOOD HOUSE
PLOTS 182, 183 & 184 – AS SHOWN



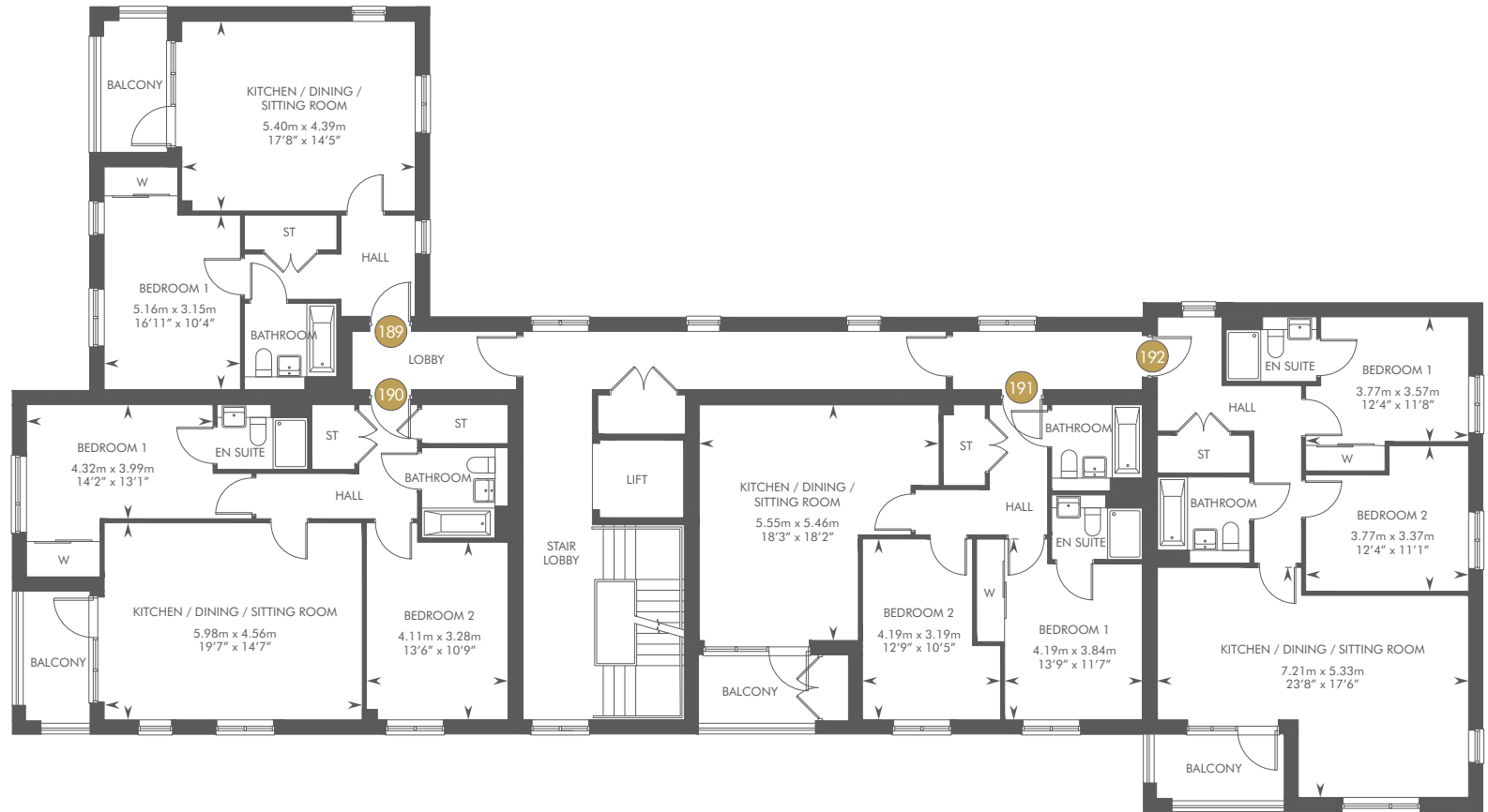
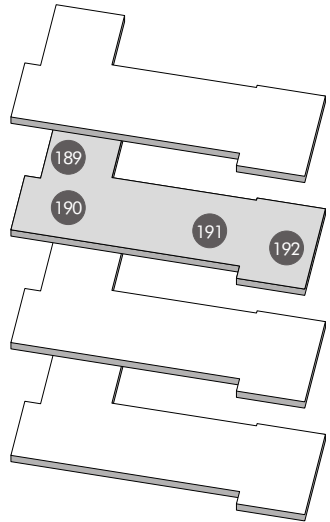
GROUND FLOOR

HAYWOOD HOUSE
PLOTS 185, 186, 187 & 188 – AS SHOWN

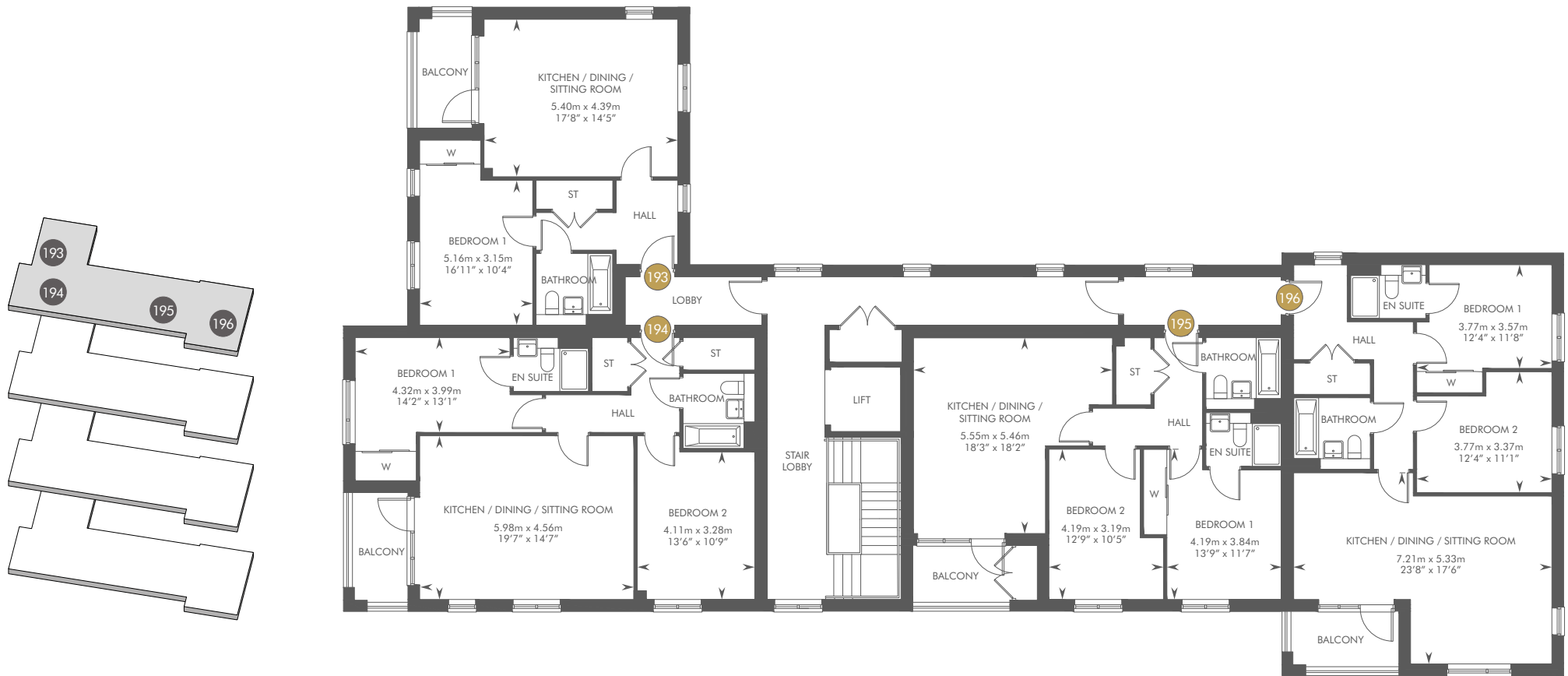


FIRST FLOOR

HAYWOOD HOUSE
PLOTS 189, 190, 191 & 192 – AS SHOWN



SECOND FLOOR



THIRD FLOOR

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

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ST PETER'S QUARTER

APARTMENTS 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

- Individually designed kitchen
- Laminate work surfaces with matching upstand
- 1 & ½ bowl stainless steel sink with drainer and mixer tap
- Stainless steel splashback to the hob
- Under cupboard lighting
- Bosch single oven
- Bosch 4-burner gas hob
- Bosch stainless steel extractor hood
- Indesit integrated dishwasher
- Indesit integrated fridge freezer
- Indesit integrated washer/dryer
- Amtico flooring to the open plan kitchen, living and dining area

BATHROOM AND EN SUITES

- White Roca sanitaryware
- Wall-hung vanity unit to the basin in the bathroom
- VADO mixer taps
- VADO showers
- Glass shower doors
- Porcelanosa tiling to walls*
- Amtico flooring
- Shaving point in the bathroom and the en suite

PLUMBING AND HEATING

- Gas-fired boiler heating system with radiators
- Chrome ladder style radiator in the bathroom and en suite

ELECTRICAL

- White LED downlights in the hall and the kitchen area
- White LED downlights in the bathroom and en suite
- Pendant lighting to all of the other rooms
- External light to the balcony or terrace area
- White electrical fittings in all rooms
- TV / satellite point (high and low level position) in the living room
- TV point (high level position) in bedroom one and bedroom two
- Phone point located in living room and bedroom two
- Fibre to the home for superfast wireless broadband
- Development-wide communal TV
- Development-wide communal satellite
- Secure entry system at each apartment block entrance door(s)
- Motion sensor lighting to all communal areas
- Electric panel heaters to the communal areas

INTERNAL FINISHES

- Smooth ceilings finished in white paint
- All walls finished in white paint
- All woodwork finished in white paint (satinwood)
- Wardrobe in bedroom one
- Amtico flooring in the hall
- Carpet in the bedrooms
- Passenger lift to all floors
- Staircase balustrading is a timber handrail on black painted metal balustrade
- Amtico flooring in the ground floor lobby area
- Carpet in the communal stairwells and landings

DOORS AND WINDOWS

- White PVCu windows
- White PVCu French doors leading out to balcony or terrace area
- Premdor horizontal 4 line moulded internal doors with semi solid core painted white

EXTERNAL

- Allocated parking for each apartment
- Balcony or terrace area
- Bin and cycle storage
- Landscaped communal areas
- External lighting to the private roads
- External lighting to the adopted roads

ENVIRONMENTAL DETAILS

- Energy efficient and thermostatically controlled gas central heating and A-rated boiler to minimise usage
- Double glazed PVCu windows providing a high level of thermal insulation and reduced heat loss
- Dual flush mechanisms to toilets to reduce water use
- Insulation within roof spaces and external wall cavities to limit heat loss in the winter and reduce heat gain in the summer
- Low energy lighting throughout
- Significant amounts of recycling of waste materials and packaging during the construction of each home to reduce the environmental impact of the development

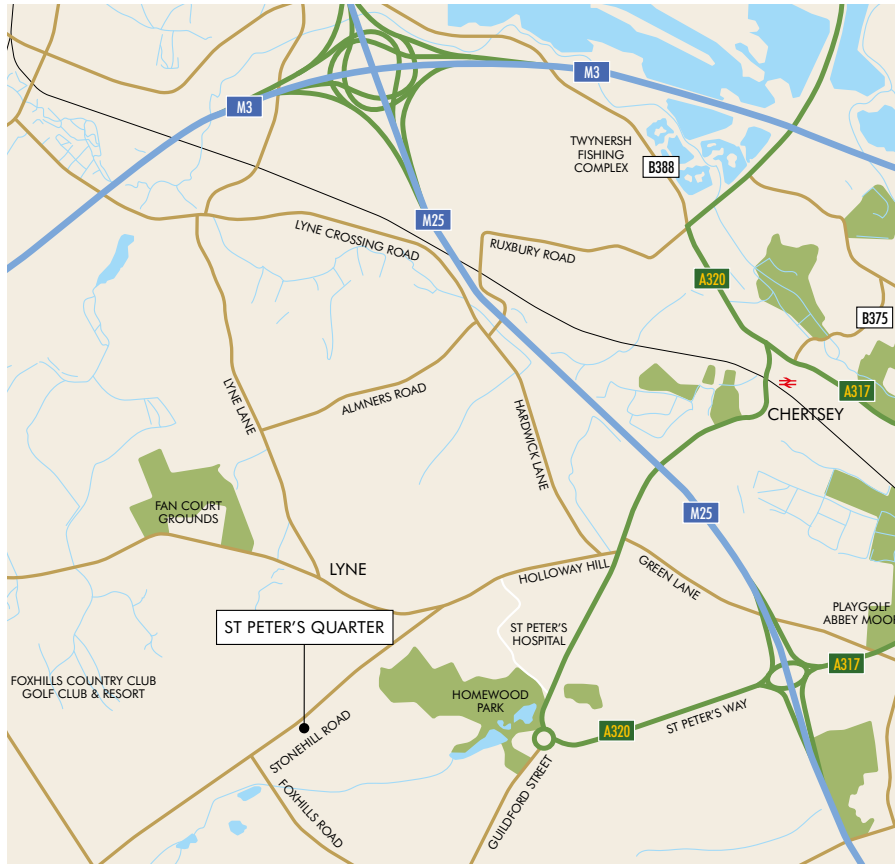
MANAGEMENT SERVICES

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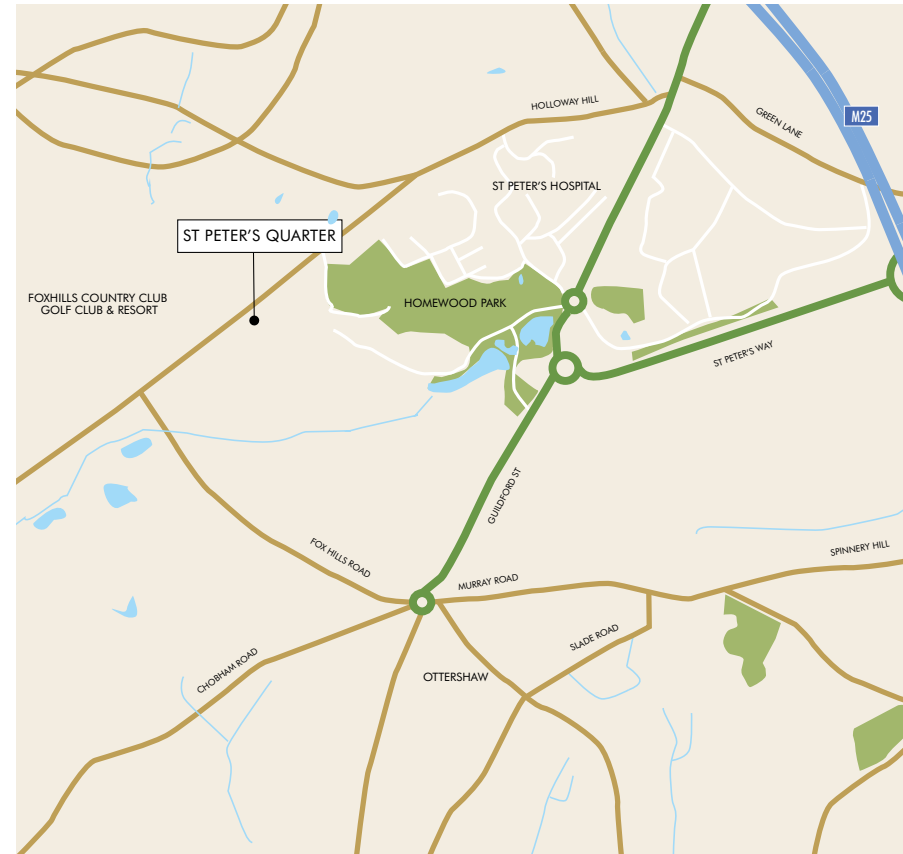
*Please speak to a Sales Consultant for wall tiling specification detail.

PERFECTLY LOCATED

ST PETER'S QUARTER, STONEHILL ROAD, CHERTSEY, SURREY KT16 0AG



REGIONAL MAP



LOCAL AREA MAP

SUPERBLY CONNECTED



ON FOOT

- Botleys Mansion – 0.3 mile
- Squire's Garden Centre – 0.6 mile
- Salesian School – 0.9 mile
- Foxhills Golf & Spa Country Club – 1.1 miles



BY CAR

- Queenwood Golf Club – 1.2 miles
- Meadowcroft Community Infant School – 1.4 miles
- The Farm Shop Lyne – 1.4 miles
- Sir William Perkin's School – 1.6 miles
- Chertsey Station – 1.9 miles
- Riverbourne Health Club – 2.0 miles
- Lyne & Longcross CofE Aided Primary School – 2.0 miles
- Pycroft Grange Primary School – 2.1 miles
- Sainsbury's Chertsey – 2.4 miles
- St Ann's Hill Park & Nature Trail – 2.4 miles
- Chertsey Cricket Club – 2.7 miles
- The Bridge Pub and Hotel – 3.1 miles
- Thorpe Park – 3.1 miles
- Thorpe Lakes Watersports Resort – 3.1 miles
- The Kingfisher Pub – 3.2 miles
- Chertsey Meads – 3.4 miles
- Virginia Water Lakes – 4.8 mile
- Woking Shopping Centre – 5.1 miles
- Woking Station – 5.2 miles
- Weybridge Station – 5.7 miles
- Two Rivers Staines-Upon-Thames – 5.7 miles
- Heathrow Airport – 10.8 miles



BY RAIL FROM CHERTSEY STATION VIA WEYBRIDGE

- Weybridge – 8 minutes
- London Waterloo – 28 minutes



BY RAIL FROM WEYBRIDGE STATION

- London Waterloo – 28 minutes



BY RAIL FROM WOKING STATION

- London Waterloo – 24 minutes





Photography from a previous CALA development



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



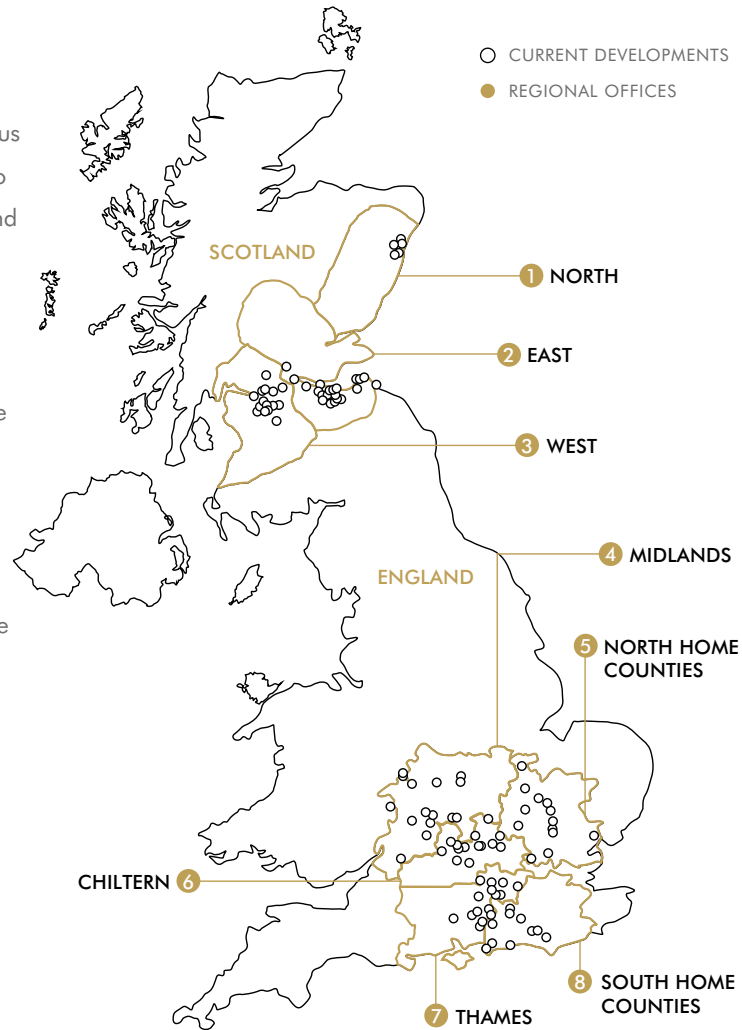
INVESTMENT IN
OUR PEOPLE



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)



CALA.CO.UK

CALA HOMES (THAMES) LTD, CALA HOUSE, 54 THE CAUSEWAY, STAINES, TW18 3AX | 01784 225 300

IMPORTANT NOTICE TO CUSTOMERS: The Consumer Protection from Unfair Trading Regulations 2008. CALA Homes (Thames) 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 04.11.20. CALA (Thames) Limited, registered in England company number 02522271. Registered office: CALA House, 54 The Causeway, Staines, Surrey TW18 3AX. Agent of CALA Management Limited.