

# Cala's showhome at Belwood Oaks to open early

**In the coming weeks an upmarket homebuilder will launch a semi-rural development in Midlothian of 75 homes.**

CALA Homes (East) is on track to launch its Belwood Oaks development from a temporary sales centre in April, months ahead of the planned showhome launch, in response to early demand for the homes at this new development, situated in the popular town of Penicuik.

Homes here will benefit from scenic views – including an outlook over neighbouring woodland, farmland and the southern slopes.



Demand is strong for a new home at Belwood Oaks

Offering three, four and five-bedroom homes from CALA's exclusive Light & Space Collection, the properties have been designed to be bathed in natural light thanks to features such as elegant bi-fold doors that seamlessly flow into rear garden spaces and light, airy interiors throughout.

Philip Hogg, Sales and Marketing Director with CALA Homes (East), said: "Due to the high demand at nearby developments in Bonnyrigg, Roslin and Straiton, we know that Midlothian continues to be a popular location for house hunters.

"It is easy to simply look at the commute time and reach of the capital – which is impressive – however the area has so much going for it beyond that.

"Being on the outskirts of Penicuik, Belwood Oaks is the ideal location for family life – putting the best of Midlothian's attractions, including Dalkeith Country Park and Rosslyn Chapel, within easy reach.

"It really is the perfect blend of semi-rural living too, meaning you can enjoy the tranquillity of the surrounding countryside while still having the delights of the capital within easy reach."

Originally one of Midlothian's historic paper mill towns, Penicuik can be found nine miles from the centre of Edinburgh. Just a 30-minute journey by car, those travelling into the city can also take advantage of well-connected public transport.

Within walking distance of Belwood Oaks, there is a variety of cafes, shops and award-winning restaurants along the town's high street.

While golf enthusiasts can pick up their clubs and hit the fairway at nearby Glencorse Golf Club, and both the Pentland Hills and River Esk offer a range of walking routes for those looking for a leisurely stroll.

Philip added: "Although the tranquil location will be a draw for many looking to escape the city's busy lifestyle, the attention to detail and contemporary design of the properties also really stand out.

"When designing the homes for our new Light and Space Collection featured at Belwood Oaks, we had families front of mind, understanding that space needed to grow with them. That's why features such as flowing entertaining spaces, private rooms and extra storage areas have been incorporated to suit the needs of modern families.

"These touches, in addition to the leafy setting, are what we expect will drive demand. Therefore, those looking to make a move to the area should not hesitate when registering their interest."



### Cala Homes, Penicuik, Pentlands Hills

CALA's investment and presence in Midlothian's biggest town stretches back two decades and includes its long-term sponsorship of Penicuik Athletic.

The upmarket housebuilder has also invested heavily in the wider Midlothian community, pledging £15.7m towards the creation of new infrastructure, such as schools and leisure facilities across the county, as well as an estimated £15.6m boost to the local economy with the creation of more than 290 jobs.

Properties within the first release will start at £349,000 and include a range of four and five bedroom detached family homes. Those looking to purchase a home can register their interest at <https://www.cala.co.uk/homes-for-sale/east-of-scotland/belwood-oaks> or call 01968 458 517.





Cala Homes, Penicuik, Countryside, sheep