

The Village.

© Dalmarnock, Glasgow.

A range of 2 and 3 bedroom
energy efficient new homes

cruden
HOMES

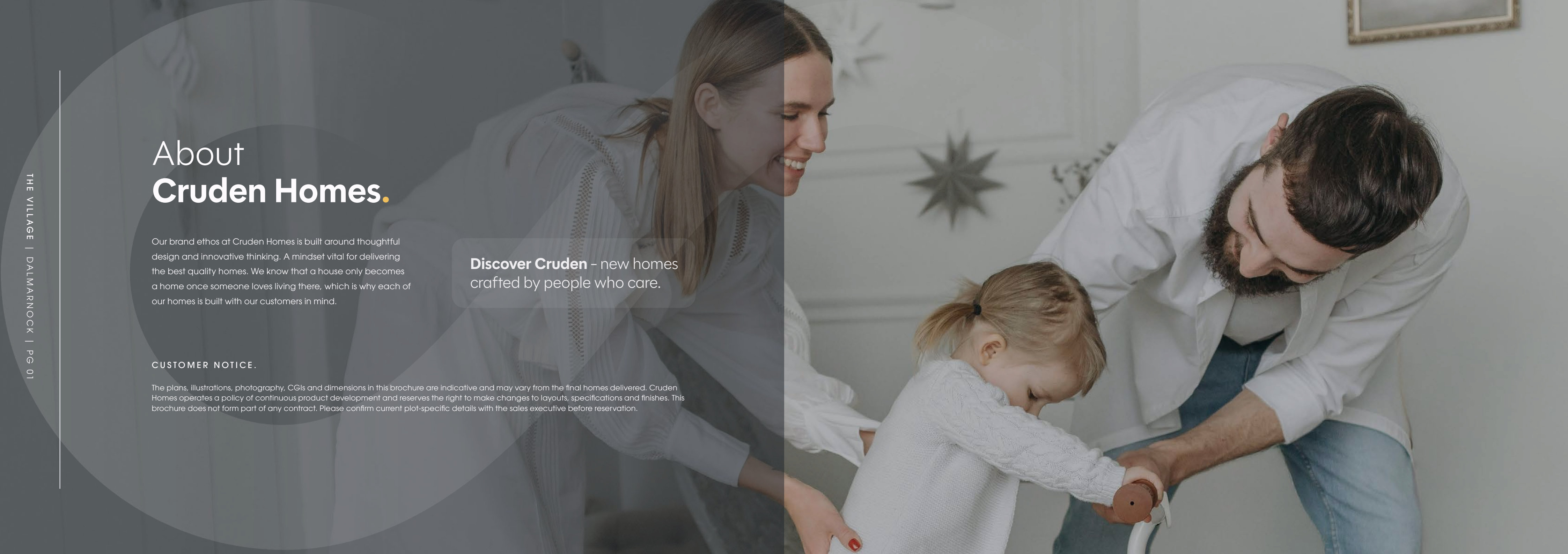
About Cruden Homes.

Our brand ethos at Cruden Homes is built around thoughtful design and innovative thinking. A mindset vital for delivering the best quality homes. We know that a house only becomes a home once someone loves living there, which is why each of our homes is built with our customers in mind.

CUSTOMER NOTICE.

The plans, illustrations, photography, CGIs and dimensions in this brochure are indicative and may vary from the final homes delivered. Cruden Homes operates a policy of continuous product development and reserves the right to make changes to layouts, specifications and finishes. This brochure does not form part of any contract. Please confirm current plot-specific details with the sales executive before reservation.

Discover Cruden – new homes
crafted by people who care.



Welcome to **The Village.**

The Village is an exciting development from multi-award-winning homebuilder Cruden Homes, in the popular Dalmarnock area of Glasgow. This development offers a collection of two- and three-bedroom energy efficient new homes to suit every lifestyle, from first-time buyers to growing families.



The Development.

Discover modern, energy-efficient homes at The Village, where high-quality design and thoughtful specification come together to create stylish two- and three-bedroom terraced homes perfectly suited to contemporary living.

Set in the heart of Dalmarnock, The Village forms part of a welcoming and growing community with a wide range of everyday amenities close at hand, including shops, a supermarket, parks, a school, nursery and excellent transport links.

Dalmarnock itself has a rich industrial heritage and a remarkable story of transformation. Once a thriving centre for heavy industry along the banks of the River Clyde, the area played a key role in Glasgow's engineering and manufacturing history

during the 19th and early 20th centuries. In recent years, significant investment and regeneration have helped reshape the neighbourhood, with the 2014 Commonwealth Games acting as a major catalyst for change. This brought new infrastructure and world-class sporting venues, including the Emirates Arena, helping to create a dynamic and forward looking community.

Today, Dalmarnock is a vibrant and desirable place to live, blending its proud historic roots with modern homes, improved amenities and renewed community spirit. At The Village, you can enjoy the very best of both worlds, easy access to Glasgow's vibrant city life alongside peaceful green spaces just moments from your doorstep.



Location.



Sunnybank Street, Dalmarnock,
Glasgow G40 4SA

Perfectly placed for city and nature – just a 7-minute train ride from Dalmarnock Station to Glasgow city centre - The Village enjoys excellent transport connections with frequent bus and train services. Step outside and you’re moments from the Clyde Walkway, a scenic riverside route ideal for walking, running, cycling, or simply enjoying the outdoors along the banks of the River Clyde.

Nearby green spaces include Cuningar Loop, a beautifully restored woodland park offering scenic walking and cycling routes, nature trails and one of Scotland’s largest outdoor bouldering parks. A little further afield you’ll find Glasgow Green, the city’s oldest park, where open lawns, riverside paths and historic landmarks create a vibrant space for recreation and community events.

World-class sporting venues, including the Emirates Arena and Sir Chris Hoy Velodrome, are just a short distance away. Together, they create a location that perfectly balances vibrant city connectivity with access to outstanding outdoor spaces.



CONNECTIONS



DALMARNOCK
RAILWAY STATION

2 MINS

5 MINS

8 MINS

CLYDE WALKWAY

-

-

5 MINS

SIR CHRIS HOY
VELODROME

6 MINS

12 MINS

16 MINS

THE FORGE
SHOPPING CENTRE

6 MINS

15 MINS

28 MINS

GLASGOW AIRPORT

16 MINS

52 MINS

-

GLASGOW
CENTRAL STATION

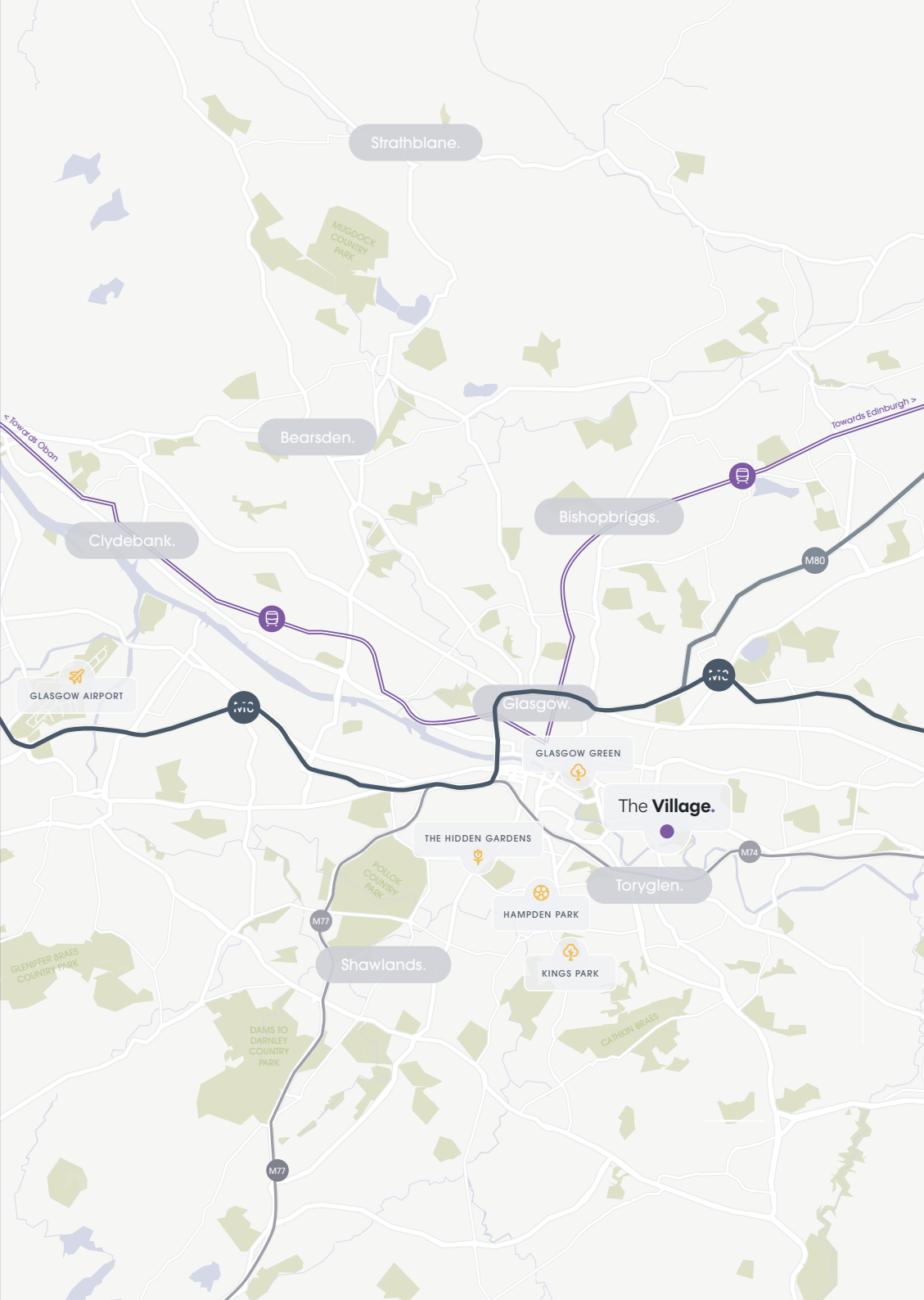
From Dalmarnock Station

-

7 MINS

-

Please note that all times are approximate and for indication only. Times are taken from Google Maps. Please be aware that these are subject to slight variations.



The Village.

© Dalmarnock, Glasgow.

CUSTOMER NOTICE.

This development layout is illustrative only and may change as the development progresses. Road, footpath, boundary, parking, landscaping, open space and plot details may vary. The plan does not form part of any contract. Please ask the sales executive for current details prior to reservation.

Some homes may be designated as affordable as part of the planning consent and will be shown on the development plan. Remaining homes are available for open-market sale and may be purchased by private individuals, RSLs, Local Authorities or investors. The tenure mix may change; please speak to the sales executive for details.

Adlington.

2-BEDROOM
MID-TERRACED HOME.

Bain.

3-BEDROOM
END-TERRACED HOME.

Carlin.

3-BEDROOM MID- OR
END-TERRACED HOME.

Doyle.

3-BEDROOM MID- OR
END-TERRACED HOME.



Specification.

Every home at The Village features a carefully considered interior specification, with stylish kitchens, integrated appliances, designer ceramic tiling and crisp white sanitaryware. A wide range of finishes and optional extras is also available, giving you the opportunity to personalise your new home to suit your style and lifestyle*.

DECORATION/FIXTURES & FITTINGS

- White emulsion throughout
- White gloss to woodwork
- White pass doors
- Satin chrome ironmongery
- Fitted wardrobes to principal bedroom & bedroom 2
- UPVC double glazed windows
- Composite entrance door

BATHROOM/EN-SUITE

- Stylish white sanitaryware
- Chrome mixer tap
- Designer ceramic tiles by Porcelanosa
- Thermostatic shower over bath where no en-suite

ELECTRICAL

- White sockets/light switches throughout
- Fibre to home
- Digital TV outlets to lounge & principal bedroom
- Smoke & heat detectors installed as per plans

HEATING & PLUMBING

- Gas central heating system
- Wireless thermostat
- White radiators

KITCHEN

- A range of contemporary door fronts
- Laminate worktops with upstand
- Under unit lighting
- Integrated electric single fan assisted oven
- Extractor hood
- 4 burner gas hob
- Integrated fridge freezer
- Integrated washing machine
- Stainless steel sink and chrome mixer tap

LIGHTING

- Track light fitting to kitchen
- Flush ceiling light to bathroom/en-suite/WC
- Pendant light fittings elsewhere

EXTERNAL

- PIR sensor light to front door
- Light to side/rear entrances
- Turf and shrub planting to front garden as per plans
- Rear garden rotovated



A range of choices and optional extras is available, subject to the build stage of the plot at the time of reservation. Please speak to our sales executive for further information.

WARRANTY

Homeowners at The Village can enjoy the reassurance of buying from a five-star housebuilder with over 80 years' experience creating high-quality new homes across Scotland. Each home also benefits from a two-year homebuilder's warranty and a ten-year NHBC Buildmark warranty. These are among the many advantages of buying a new home, alongside lower energy costs, brand-new appliances and the peace of mind that comes from avoiding costly replacements to major items such as windows or roofs when you move in.

IMPORTANT CUSTOMER NOTICE

Cruden Homes operates a policy of continual product development. Specifications, finishes, floor plans, dimensions, CGIs and maps are indicative only and may change without notice. This brochure is provided as a guide and does not form part of any contract. Please speak to the sales executive for the most up-to-date plot-specific information. Details correct at time of print, September 2026.

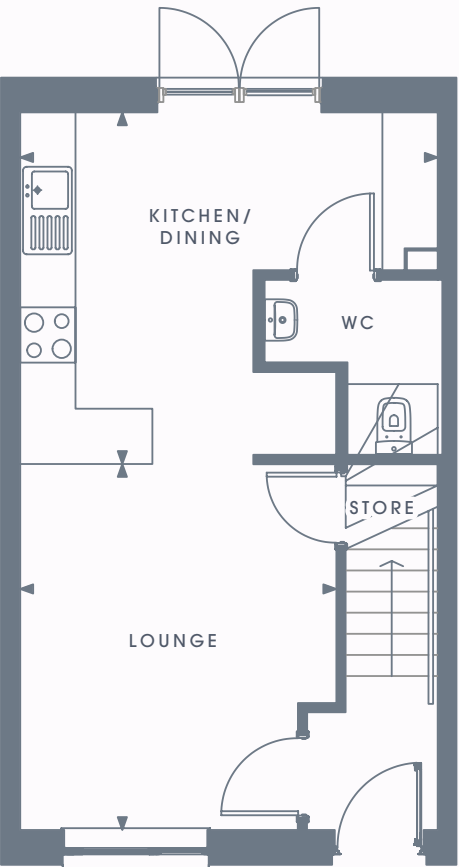
Adlington.

2-BEDROOM MID-TERRACED HOME.

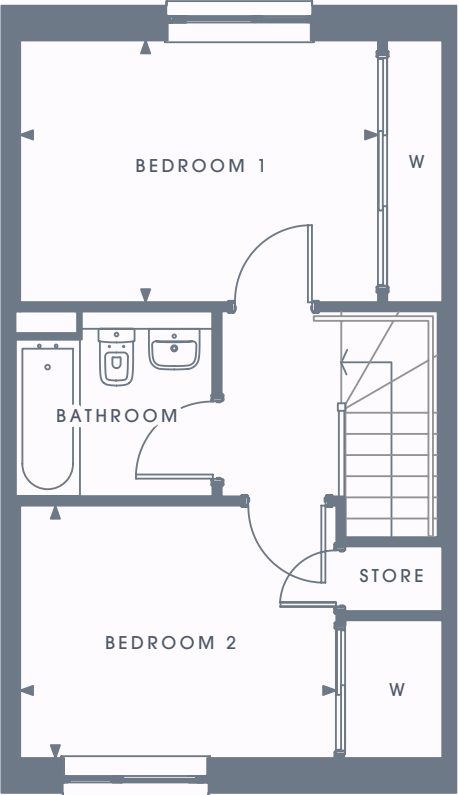
PLOTS | 68 69 77 78 83 84 85 107
108 113 114

TOTAL FLOOR AREA | 69 SQM | 743 SQFT

GROUND FLOOR	M	FT
KITCHEN/DINING	4.53 x 3.81	14'9" x 12'5"
LOUNGE	3.43 x 3.97	11'3" x 13'0"
FIRST FLOOR	M	FT
BEDROOM 1	3.88 x 2.83	12'7" x 9'3"
BEDROOM 2	3.43 x 2.73	11'3" x 8'10"



Ground Floor.



First Floor.

CUSTOMER NOTICE.

Specification, layout, elevation, fenestration and handing may vary by plot. CGIs, floor layouts and dimensions are indicative only. Please ask the sales executive for current plot-specific details prior to reservation.

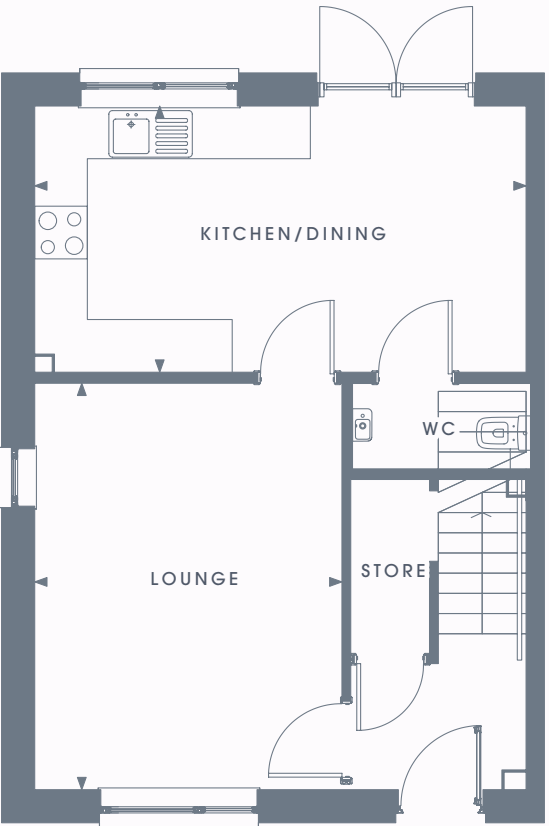
Bain.

3-BEDROOM END-TERRACED HOME.

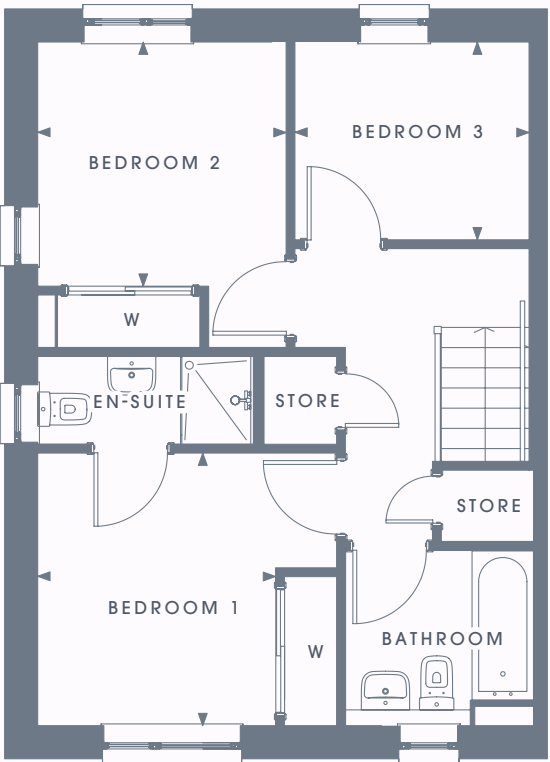
PLOTS | 67 80 81 104 116

TOTAL FLOOR AREA | 86 SQM | 926 SQFT

GROUND FLOOR	M	FT
KITCHEN/DINING	5.59 x 3.03	18'3" x 9'9"
LOUNGE	3.50 x 4.62	11'5" x 15'2"
FIRST FLOOR	M	FT
BEDROOM 1	2.70 x 3.10	8'9" x 10'2"
BEDROOM 2	2.82 x 2.78	9'3" x 9'1"
BEDROOM 3	2.25 x 2.66	7'4" x 8'7"



Ground Floor.



First Floor.

CUSTOMER NOTICE.

Specification, layout, elevation, fenestration and handing may vary by plot. CGIs, floor layouts and dimensions are indicative only. Please ask the sales executive for current plot-specific details prior to reservation.

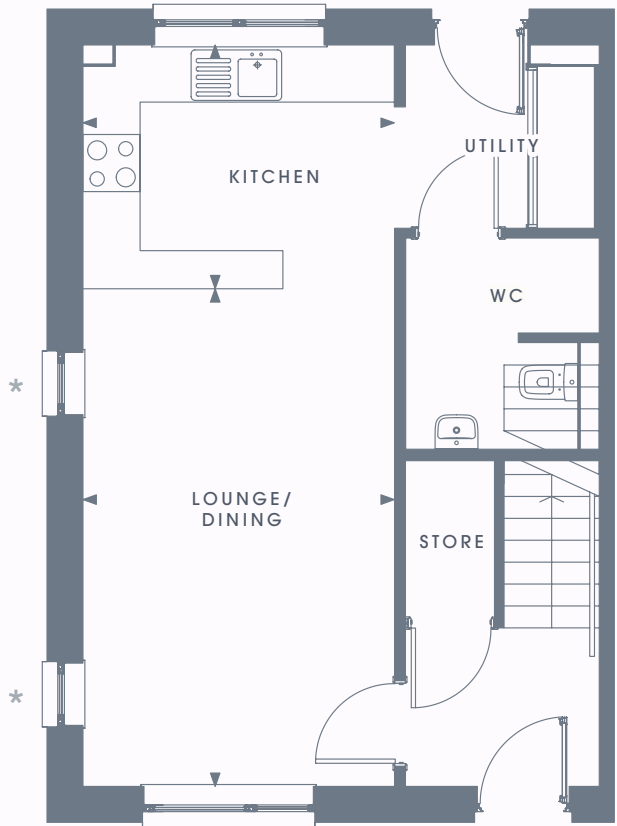
Carlin.

3-BEDROOM MID- OR END-TERRACED HOME.

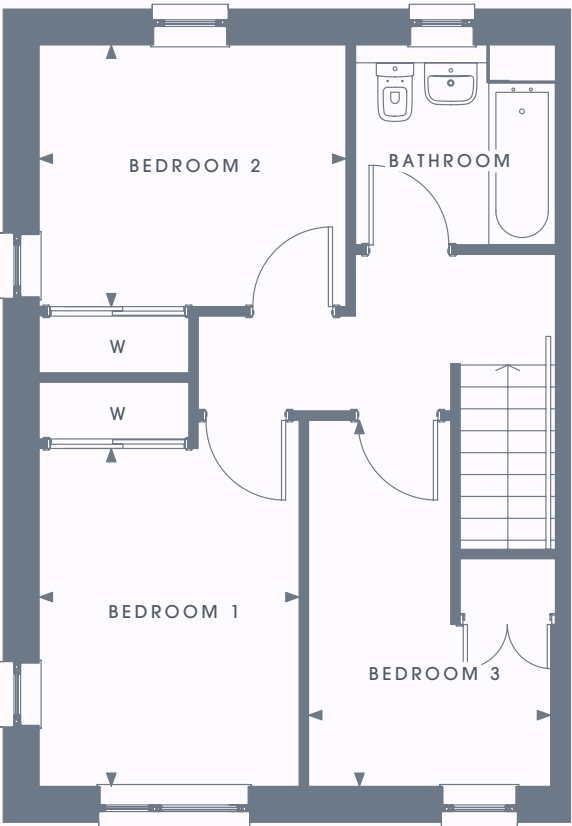
PLOTS	MID	70	76	79	82	86	105	106
		109	112	115				
	END	71	75	87	110	111		

TOTAL FLOOR AREA | 82 SQM | 883 SQFT

GROUND FLOOR	M	FT
KITCHEN	3.27 x 2.56	10'7" x 8'4"
LOUNGE/DINING	3.27 x 5.22	10'7" x 17'2"
FIRST FLOOR	M	FT
BEDROOM 1	2.72 x 3.54	8'9" x 11'6"
BEDROOM 2	3.22 x 2.74	10'6" x 9'0"
BEDROOM 3	2.54 x 3.84	8'3" x 12'6"



Ground Floor.



First Floor.

* WINDOW IS PLOT SPECIFIC, PLEASE ASK SALES EXECUTIVE FOR MORE INFORMATION

CUSTOMER NOTICE.

Specification, layout, elevation, fenestration and handing may vary by plot. CGIs, floor layouts and dimensions are indicative only. Please ask the sales executive for current plot-specific details prior to reservation.

Doyle.

3-BEDROOM MID- OR END-TERRACED HOME.

PLOTS	MID	60	61	64	65	73	89	90	91	92	93
		94	97	98	99	100	101	102			
	END	59	62	63	66	72	74	88	95	96	103

TOTAL FLOOR AREA | 95 SQM | 1023 SQFT

GROUND FLOOR	M	FT
--------------	---	----

KITCHEN	4.47 x 2.98	14'7" x 9'8"
---------	-------------	--------------

LOUNGE/DINING	3.37 x 3.90	11'1" x 12'8"
---------------	-------------	---------------

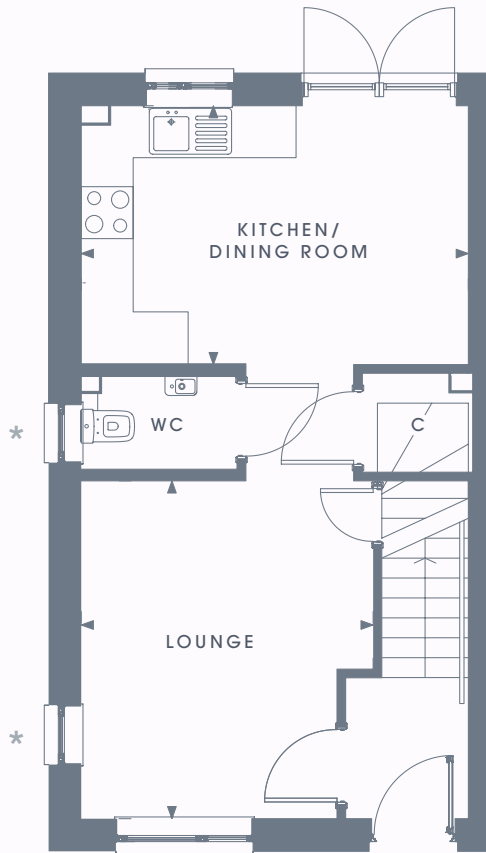
FIRST FLOOR	M	FT
-------------	---	----

BEDROOM 2	3.77 x 3.33	12'4" x 10'9"
-----------	-------------	---------------

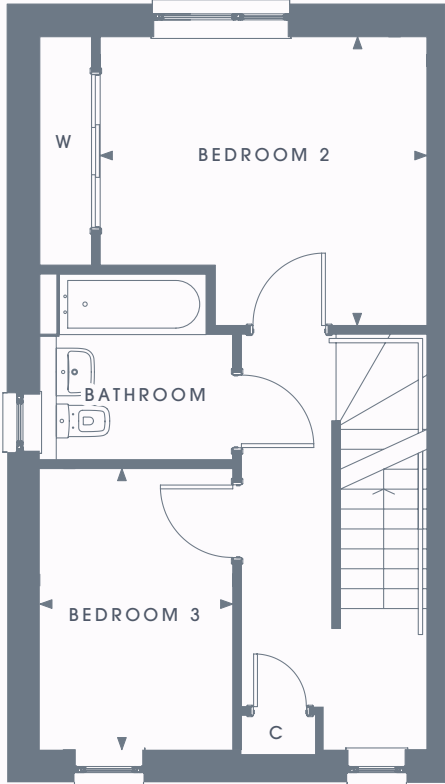
BEDROOM 3	2.22 x 3.24	7'3" x 10'6"
-----------	-------------	--------------

SECOND FLOOR	M	FT
--------------	---	----

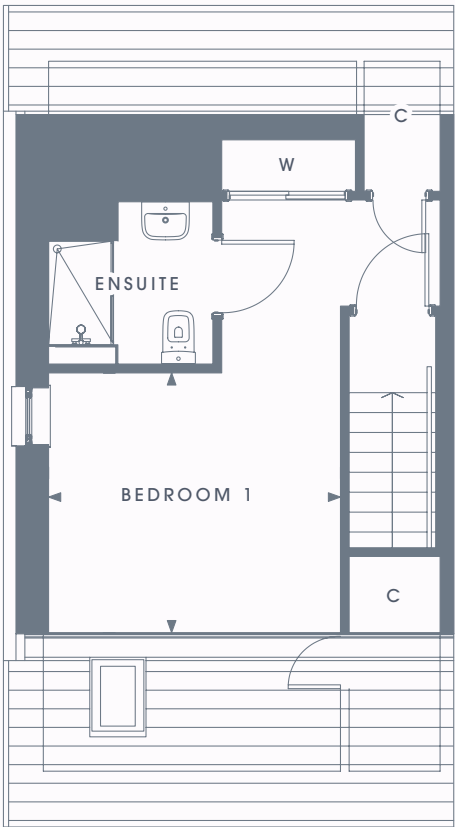
BEDROOM 1	3.37 x 3.00	11'1" x 9'8"
-----------	-------------	--------------



Ground Floor.



First Floor.



Second Floor.

* WINDOW IS PLOT SPECIFIC, PLEASE ASK SALES EXECUTIVE FOR MORE INFORMATION

CUSTOMER NOTICE.

Specification, layout, elevation, fenestration and handing may vary by plot. CGIs, floor layouts and dimensions are indicative only. Please ask the sales executive for current plot-specific details prior to reservation.

Important Customer Notice.

Cruden Homes operates a policy of continual product development. Specifications, finishes, floor plans, dimensions, CGIs and maps are indicative only and may change without notice. This brochure is provided as a guide and does not form part of any contract. Please speak to the sales executive for the most up-to-date plot-specific information. Details correct at time of print, September 2026.



cruden HOMES



| thevillage@crudenhomes.co.uk



| 0141 406 8143

NHBC

CONSUMER
CODE FOR
HOME BUILDERS

HBF
Home
Builders
Federation
★★★★★
Customer Satisfaction 2026

CRUDEN.CO.UK