



## WELCOME

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An exclusive, private development situated in a privileged location in Benalmádena. Thanks to its elevated position, all homes boast breathtaking panoramic views of the sea and the coast.

The complex offers cosy 2 and 3-bedroom homes with large terraces, bright penthouses, and townhouses with private gardens and terraces.



## PERFECT VIEWS OF THE MEDITERRANEAN

The sloping terrain allows for staggered housing, with large terraces that are further enhanced by glass railings that appear to blend seamlessly with the sea in front, allowing for maximum appreciation of the views and the stunning sunlight.



# LOCATION



# POINTS OF INTEREST

Sports Area	850m
Xanit Hospital	1 km
Torrequibrada Golf	2,2 km
Benalmádena Old Town	3 km
International School	3,5 km
Selwo Marina	3,5 km
La Paloma Public Park	3,8 km
Torrequibrada Casino	4,5 km

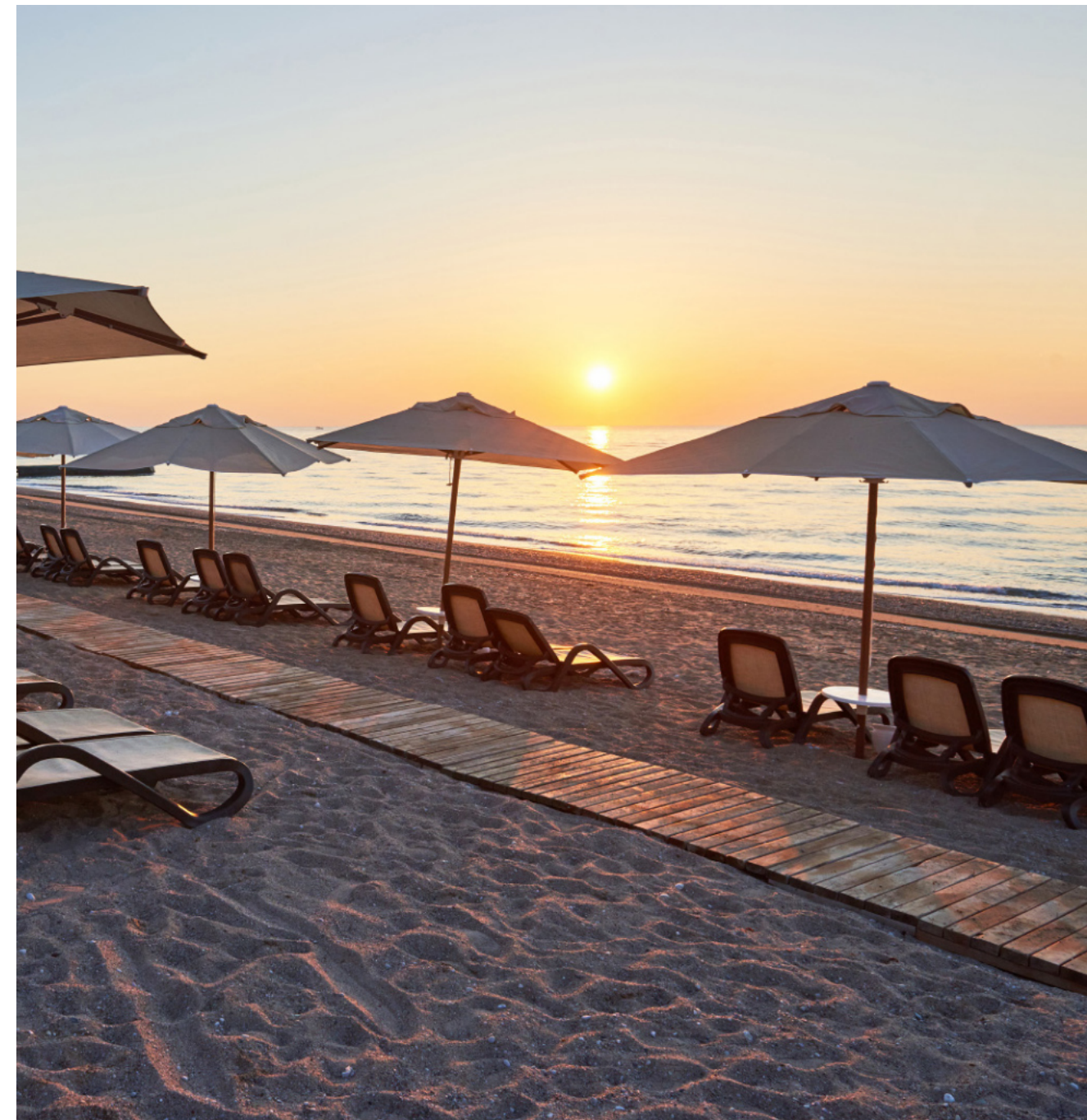


## BENALMÁDENA: MUCH MORE THAN SUN AND SAND

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The Costa del Sol, with its great variety of landscapes from the sea to the mountains, has for decades been one of the favourite areas for visitors from all over the world for tourism or as a place of residence.

Its privileged climate all year round, its picturesque and traditional villages, the friendly character of its people and its gastronomy, make the Costa del Sol an idyllic and welcoming place.



## MEDITERRANEAN LIFESTYLE

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Benalmádena boasts more than 8 km of coastline, among which you will find magical rocky areas with small bays and cliffs, as well as extensive smooth sandy beaches, to enjoy at any time of the year.

The Senda Litoral, which runs along the coast, allows you to take long walks or go jogging with a pleasant sea breeze.

## OPEN TO LIGHT AND NATURE

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The terraced layout of Residences overlooking the Mediterranean Sea means that each and every one of the 49 apartments and 2 townhouses enjoy bright rooms thanks to natural light.

Relax in your own private oasis and experience nature from every corner of your home!



LET THE SUNLIGHT FILL YOUR HOME

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OPEN-PLAN AND  
INTEGRATED SPACES

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Spacious living spaces merge into one, allowing for a more relaxed lifestyle filled with natural light. An ideal setup to enjoy while cooking, lounging and entertaining.





## FEEL THE SOUTHERN HARMONY

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Wake up every morning feeling the good vibes of southern lifestyle. The natural light entering your room to start the day with the best energy and positivity.

At the Residences you will enjoy more than 320 days of sunshine a year.



UNPARALLELED SEA VIEWS

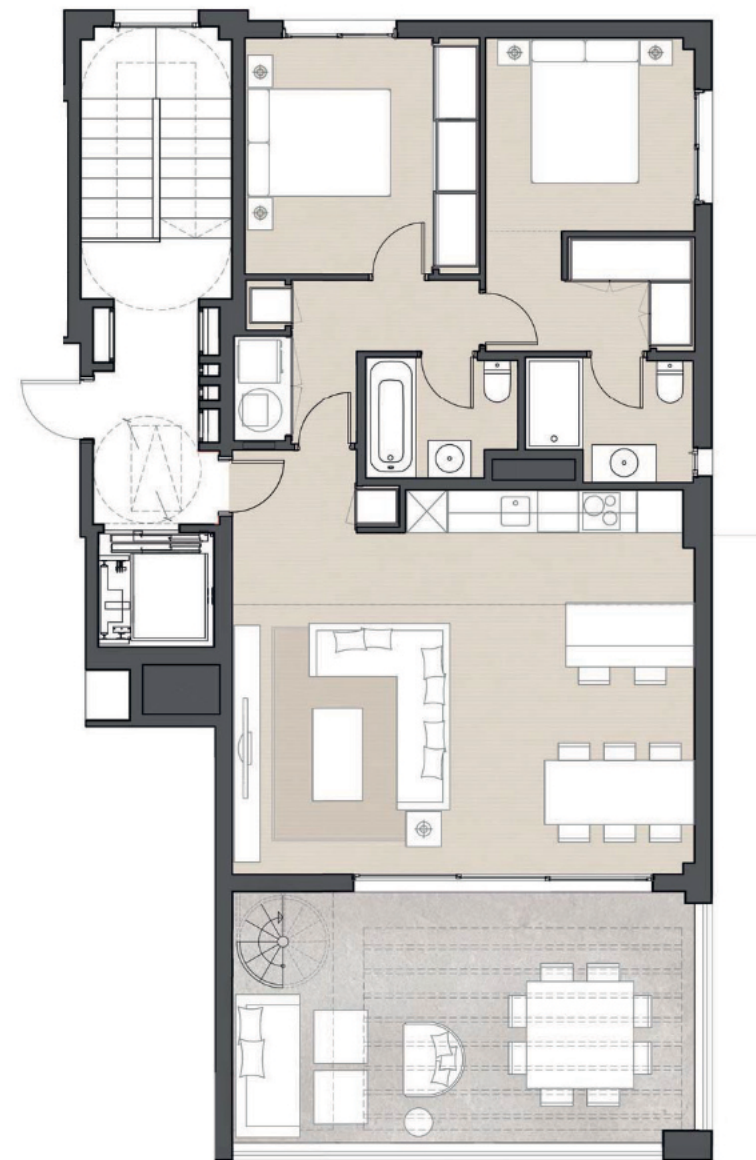
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## ENJOY A HEALTHY LIFESTYLE

At the Residences, you will be able to lead a healthy lifestyle by strolling through the lush gardens to catch magnificent sunsets, swimming laps in the pool, or working out in the fully equipped gym.





## PLANO TIPO 2 DORMITORIOS

### Superficie Construida

Vivienda construida int	82,91 m <sup>2</sup>
Vivienda const. int. + P.P Zona Común	94,10 m <sup>2</sup>
Terraza cubierta	3,95 m <sup>2</sup>
Terraza descubierta	23,92 m <sup>2</sup>
Solarium	85,45 m <sup>2</sup>
Construida total exterior	113,32 m <sup>2</sup>

### Superficie Útil

Recibidor	2,4 m <sup>2</sup>
Baño 2	3,45 m <sup>2</sup>
Baño principal	3,79 m <sup>2</sup>
Dormitorio 2	10,89 m <sup>2</sup>
Dormitorio Principal	12,64 m <sup>2</sup>
Pasillo	4,28 m <sup>2</sup>
Lavadero	1,17 m <sup>2</sup>
Salón-Comedor-Cocina	33,29 m <sup>2</sup>

Superficie construida segúnDecreto218/2005	102,40 m <sup>2</sup>
Superficie útil segúnDecreto218/2005	78,54 m <sup>2</sup>



## PLANO TIPO 3 DORMITORIOS

### Superficie Construida

Vivienda construida int	100,31 m <sup>2</sup>
Vivienda const. int. + P.P Zona Común	111,49 m <sup>2</sup>
Terraza cubierta	32,73 m <sup>2</sup>
Patio cubierto	24,81 m <sup>2</sup>
Patio descubierta	37,55 m <sup>2</sup>
Construida total exterior	95,09 m <sup>2</sup>

### Superficie Útil

Baño 2	3,76 m <sup>2</sup>
Baño principal	3,98 m <sup>2</sup>
Dormitorio principal	10,98 m <sup>2</sup>
Dormitorio 2	10,28 m <sup>2</sup>
Dormitorio 3	9,40 m <sup>2</sup>
Pasillo	5,83 m <sup>2</sup>
Recibidor	4,70 m <sup>2</sup>
Salón-Comedor-Cocina	35,86 m <sup>2</sup>

Superficie construida segúnDecreto218/2005	121,47 m <sup>2</sup>
Superficie útil segúnDecreto218/2005	95,48 m <sup>2</sup>



## PLANO TIPO ADOSADO

### Superficie Construida

Vivienda construida int	163,70 m <sup>2</sup>
Rampa acceso	18,00 m <sup>2</sup>
Escalera acceso	4,54 m <sup>2</sup>
Terraza cubierta	19,82 m <sup>2</sup>
Terraza descubierta	60,56 m <sup>2</sup>
Patio descubierta	9,36 m <sup>2</sup>
Solarium	49,61 m <sup>2</sup>
Jardín	32,61 m <sup>2</sup>
Construida total exterior	194,50 m <sup>2</sup>

### Superficie Útil

Salón-comedor-cocina	39,3 m <sup>2</sup>
Aseo	2,65 m <sup>2</sup>
Dormitorio principal	11,53 m <sup>2</sup>
Dormitorio 2	9,26 m <sup>2</sup>
Dormitorio 3	9,06 m <sup>2</sup>
Baño principal	4,94 m <sup>2</sup>
Baño 2	4,47 m <sup>2</sup>
Pasillo dormitorios	3,82 m <sup>2</sup>
Baño 3	4,90 m <sup>2</sup>
Lavadero	6,90 m <sup>2</sup>
C. Instalaciones	2,63 m <sup>2</sup>
Pasillo sótano	7,88 m <sup>2</sup>
Almacén	23,3 m <sup>2</sup>
Garaje	34,8 m <sup>2</sup>

Superficie construida según Decreto 218/2005	258,26 m <sup>2</sup>
Superficie útil según Decreto 218/2005	198,24 m <sup>2</sup>



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GENERAL PLAN

