



M A R B E L L A  
INVESTMENT PROPERTIES



# EXCEPTIONAL LIVING IN MARBELLA

Wake up every morning to the sun and sea breeze, **a residential complex in Marbella featuring 80 exclusive 2 and 3 bedroom homes**, designed to blend seamlessly into the landscape while ensuring privacy.

Its Mediterranean architecture, with elegant lines and warm tones, embraces open spaces that connect with nature.



# A home where design, quality of life, and tranquility come together on the Costa del Sol

Every detail reflects the **beauty of the Mediterranean**: soft lines and radiant architecture create a warm and sophisticated atmosphere. Natural light flows through every space, enhancing the harmony between indoors and outdoors for a truly unique living experience.



# Exclusivity and well-being in privileged surroundings

The 2 and 3 bedroom apartments, along with duplex penthouses, boast **spacious terraces with stunning sea views**, maximizing natural light and providing a large and unique alfresco area. The residence is surrounded by lush gardens, creating a serene and refreshing atmosphere.

It offers exclusive communal areas, including an **infinity pool, pool bar, heated lap pool, spa with Turkish bath, state-of-the-art gym, social lounge, and coworking space**—perfectly combining relaxation, leisure, and well-being.



## Amenities designed for absolute well-being

the communal areas have been designed to offer you a total wellness experience, where every day becomes a celebration of the Costa del Sol lifestyle.

From the very first moment, you'll be welcomed by **open, landscaped spaces that integrate nature** into your daily life, creating **a serene and inviting environment**.



INFINITY POOL



# Spaces designed for comfort, relaxation, and an active lifestyle

Stay active in a **fully equipped gym**, recharge in the **spa with a Turkish bath**, or enjoy a swim in the **heated lap pool**, perfect for training and unwinding. And if you're looking to relax under the sun, the spectacular **outdoor infinity pool** offers you an oasis of calm with clear views of the sea.

For those seeking a balance between rest and productivity, the modern **coworking area** shares its space with an **elegant social lounge**, ideal for finding inspiration or enjoying a laid-back gathering. And when it's time to unwind, the exclusive **pool bar** becomes the perfect meeting spot to enjoy a cocktail and the warm breeze of the sunset.



Infinity pool



Heated lap pool



Social lounge and coworking



Gym



Spa with Turkish bath



Pool bar



GYM



SOCIAL LOUNGE AND COWORKING

# A lifestyle concept where architecture and nature blend in perfect harmony

it offers spaces designed for comfort and connection with the surroundings, where natural light, elegant design, and functionality come together to create an exceptional home.

Every detail is crafted to enhance your quality of life, offering a home where well-being and exclusivity go hand in hand.



## Terraces

The terraces are a natural extension of the home, designed to enjoy the Mediterranean climate year-round. Spacious and versatile areas that invite relaxation, socialising, and admiring the views.





## Dining room and kitchens

Designed as the heart of the home, where natural light and materials create a warm and elegant atmosphere. Open-concept kitchens, equipped with high-end appliances and sophisticated finishes, seamlessly integrate with spacious living areas for sharing unforgettable moments.



## Bedrooms and bathrooms

The bedrooms have been designed as spaces of rest and comfort, with large windows that flood each room with natural light and offer relaxing views. The main bedrooms feature en-suite bathrooms, where the quality of the materials and its minimal design creates an elegant and sophisticated atmosphere, designed for daily well-being.







# sxleil

EXCEPTIONAL LIVING IN  
MARBELLA

IT is located in one of the most exclusive areas of the Costa del Sol.

Marbella has become one of the most attractive destinations in Europe, thanks to its privileged climate, top-tier infrastructure, and vibrant international atmosphere. Living here means enjoying an unparalleled lifestyle, where nature, luxury, and leisure meet perfectly.



# Landscapes that inspire, a lifestyle to fall in love with

With more than 10 renowned golf courses, a unique gastronomic offer, and countless outdoor activities, **Marbella is the ideal place to enjoy sunny days**, explore its culture, or relax by the sea.

It offers you the opportunity to be part of an exclusive community, in one of the best locations of the Costa del Sol.

Located in the privileged area of Altos de los Monteros, it offers breathtaking panoramic views of the coast and the mountains surrounding Marbella.

This unique location combines the serenity of nature with proximity to the vibrant city life. From the gentle slopes of Sierra Blanca to the sparkling Mediterranean Sea, the surroundings invite you to enjoy outdoor activities such as golf, tennis, or hiking.



Beach

Los Monteros 5 Km



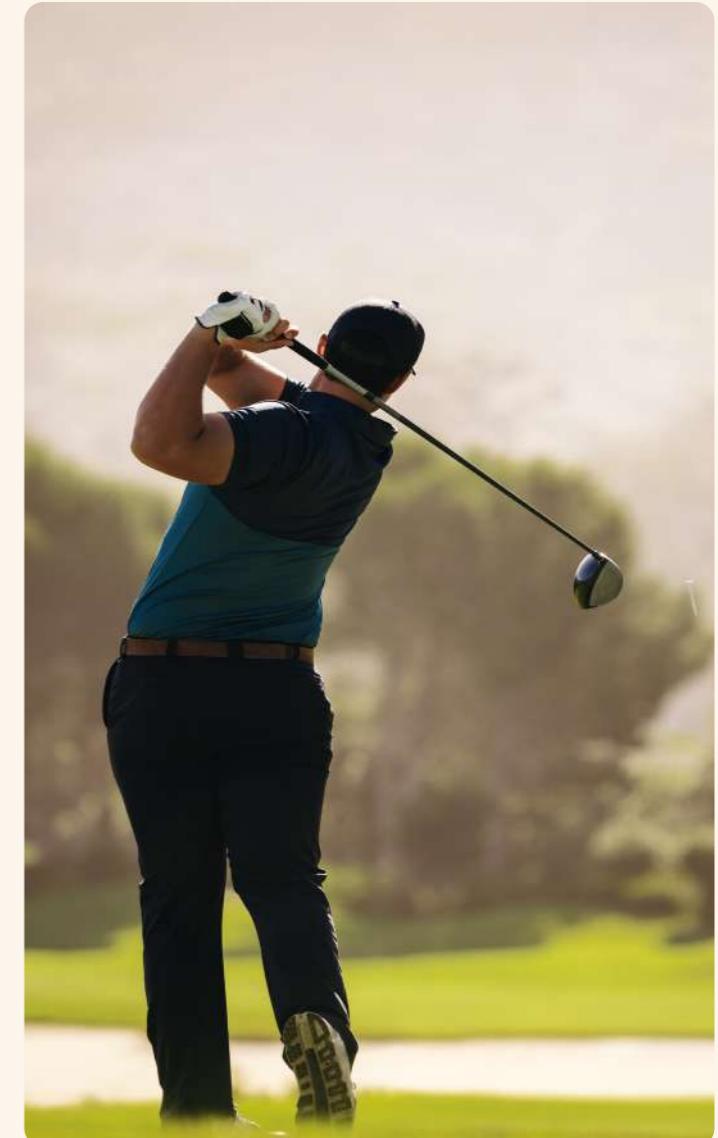
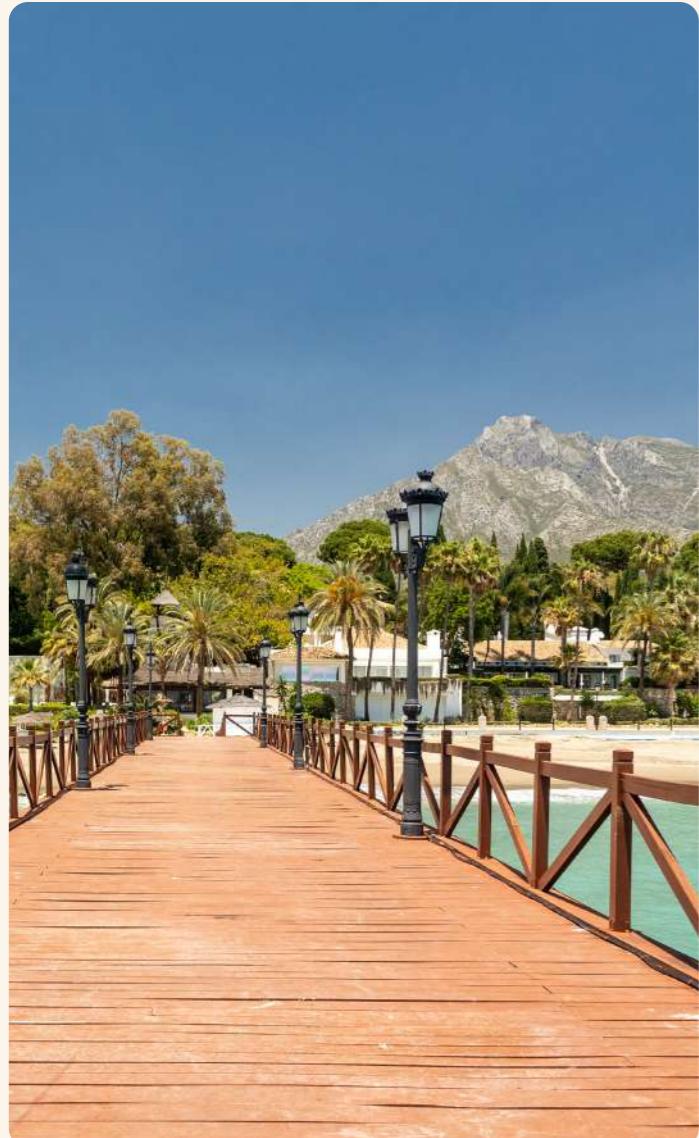
Shopping centre

La Cañada 6,2 Km



Golf club

Río Real Golf 4 Km

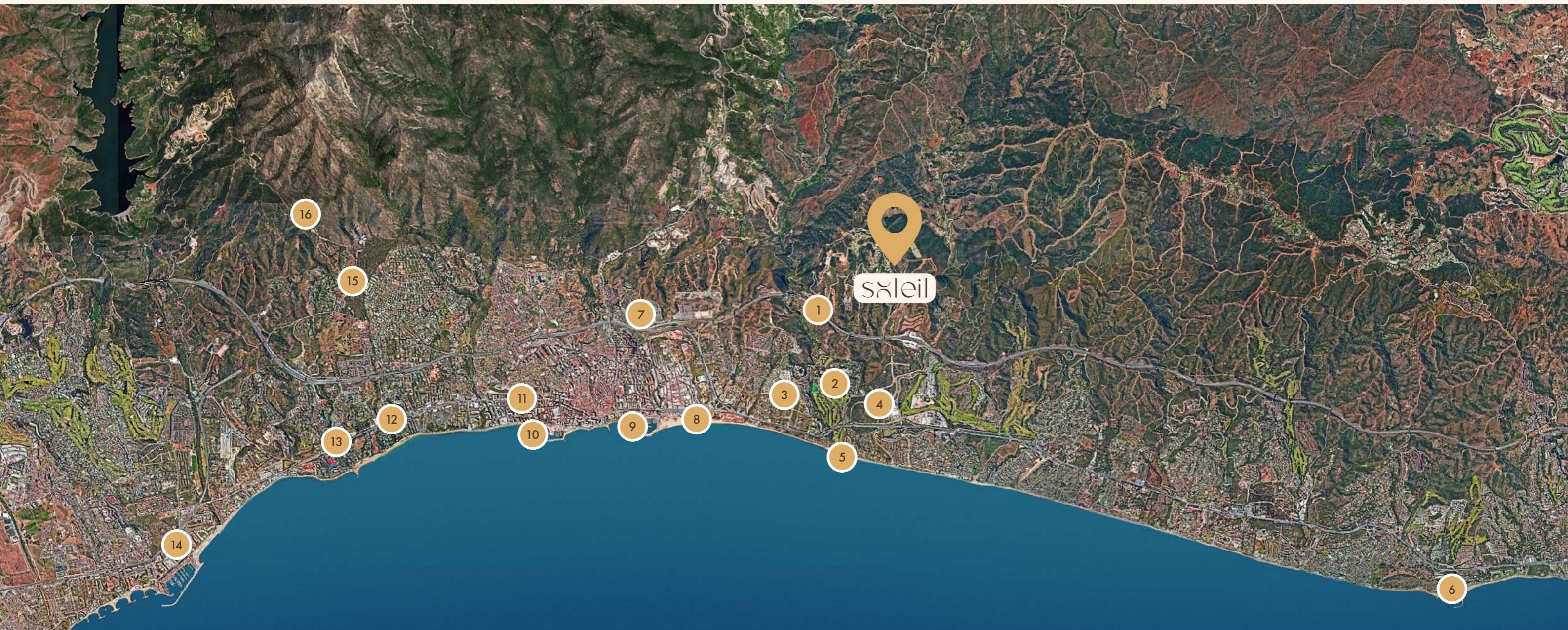


# Discover the surroundings

**Marbella** is a refuge for the senses, where luxury meets tranquility, and the sun shines year-round.

**Altos de los Monteros** in **Marbella** is undoubtedly the place where tranquility and comfort come together with the **most exclusive Mediterranean lifestyle**.

- 1 El Repique Equestrian Center
- 2 Río Real Golf Course (18 holes)
- 3 Upcoming Four Seasons Resort
- 4 Santa Clara Golf (18 holes)
- 5 Trocadero Arena Beach Club
- 6 Cabopino
- 7 La Cañada Shopping Center
- 8 Playa Padre Beach Club
- 9 Fishing Port
- 10 Marbella Marina
- 11 Marbella Town Center
- 12 Marbella Club
- 13 Marbella's Golden Mile
- 14 Puerto Banús Marina
- 15 Nagüeles Park
- 16 Starlite Festival



# EXCEPTIONAL LIVING IN MARBELLA



# MARBELLA

The images and infographics shown are based on an initial project and are therefore for guidance only. They may be subject to changes during the course of the construction due to technical or legal requirements of the project. The decorative elements, furniture, and vegetation shown are not, under any circumstances, part of the advertised offer.



# M A R B E L L A

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