



marea

interiors by **MISSONI**

EXCLUSIVE RESIDENCES
CASARES X CORTESIN

FACTSHEET

LOCATION

Cortecin, Casares, Costa Del Sol, Spain

INTERIORS BY

Missoni

**ACCESS TO KEY
DESTINATIONS**



GENERAL INFORMATION



OWNERSHIP TYPE

Freehold

TYPICAL FLOOR TO CEILING HEIGHT

3m

PROPERTY TYPE

Branded residential - unfurnished

BEDROOM TYPE

- 2 Bedrooms
- 4 Bedrooms

BUILDING CONFIGURATION

Basement + Ground Level + 2 Levels

- Basement – Underground Parking
- Ground Level – Residential Apartments
- Level 1 & 2 – Residential Apartments

TOTAL SIZE RANGE

	sqm	sqft
2BR	223.16 - 267.28 sqm	2,402.07 - 2,876.97 sqft
4BR	553.19 sqm	5,954.48 sqft

STARTING PRICE

2BR	€ 1,400,000
4BR	€ 3,013,040

ANTICIPATED COMPLETION DATE

December 2029

FEATURES & SPECIFICATIONS



APARTMENT

Internal cladding

- Vertical and horizontal finishes with premium quality emulsion paint, colour to be defined for walls and ceilings.
- Vertical linings with premium quality wallpaper or cladding.
- Feature wall with natural stone, wood veneer cladding or wallpaper, according to project specifications.
- Suspended ceiling in gypsum in dry areas. For wet areas, waterproof gypsum.
- (wallpaper) accent wall finish in living area and (master bedroom).

External cladding

- Waterproof render with emulsion paint from top quality Brand. Color to be defined.
- Decorative elements in top quality porcelain, concrete and/or natural stone, according to project.

Flooring and tiling

- Foyer porcelain tile in big format or equivalent
- Porcelain floor tiling and skirting, in big format or equivalent or similar for living, dining, kitchen
- For external areas, porcelain floor tiling and skirting or equivalent or similar in anti-slip version.

BATHROOMS & POWDER ROOM

Flooring and tiling

- Porcelain floor tiling, in big format or equivalent, in marble effect look finish.
- Porcelain tiling in big format or equivalent in marble effect look finish

Sanitary ware, faucets and accessories

- Suspended built-in toilet, from DURAVIT, equivalent, with soft-closing system.
- Countertop in engineered stone or equivalent color to be defined.
- Wooden lacquered cabinet, color to be defined.
- Basins from PORCELANOSA, DURAVIT, ROCA, VILLEROY BOCH, or similar brands.
- Faucets from PORCELANOSA, DURAVIT, ROCA, VILLEROY BOCH Or equivalent
- Mirror with LED back light system, for bathrooms.
- Mirror in powder room
- Security glass shower screen.

KITCHEN

Cabinets and worktops

- Wooden melamine core, or similar, cabinets for kitchen. Lacquered MDF or equivalent cabinet doors for kitchen.
- Worktop and back splash made by high quality engineered stone.

FEATURES & SPECIFICATIONS



Appliances

- Appliances from SIEMENS or similar.
- Kitchen fully fitted with fridge, freezer, induction hob, oven, dishwasher and built-in extractor.
- Stainless steel sink or black composite finish, from BLANCO or similar.

COMMON AREAS

Flooring and tiling

- Porcelain floor tiling, in big format or equivalent.
- Porcelain tiling in big format with marble look or equivalent.

FACILITIES

Air conditioning and heating

- Individual air conditioning system (heating & cooling) for every room, from top suppliers such VAILLANT, LG, DAIKING or similar brands.
- Water underfloor heating in bedrooms, bathrooms, living and dining.

Electricity and telecommunication

- Top quality mechanisms from NIESSEN, GIRA, or similar brands.
- LED lighting with intensity regulation (dimnable) for living, kitchen and bedrooms.

INTERNAL CARPENTRY

- Security main entrance door veneered in wood.
- Interior doors and wardrobe fronts finished in wood veneer or equivalent.
- Interior of wardrobes fully fitted according to project specifications.

EXTERNAL CARPENTRY

- Top quality Brand aluminum profile system, from, CORTIZO, TECHNAL or similar brand, color to be defined, with thermal bridge break.
- Security double CLIMALITE glazing, with thermal and sun protection according to the orientation.

LAUNDRY

Cabinets and worktops

- Similar, cabinets for kitchen.
- The worktop and back splash made by engineered stone or equivalent similar.

Appliances

- Appliances from SIEMENS, or similar brand.
- Fitted laundry with washing machine.

TAXES & PAYMENT



TAXES BORNE BY CUSTOMERS:

- VAT (10% on each installment)
- Stamp Duty (1.2% of the sales value due at handover)
- Notary & Land Registry (+/- Euro 3,000 due at handover)
- Council tax (0.61% of the cadastral value after handover)
- Wealth tax (0%)

ESTIMATED SERVICE CHARGES

150 – 350 Euro/month

BANK ACCOUNT

Bank: BANCO DE SABADELL, S.A

Beneficiary: DAR BENAHAIVIS I SL

Account number: ES58 0081 5167 3100 0120 7128

SWIFT/BIC: BSABESBBXXX

PAYMENT OF INSTALMENTS

No 3rd party payment is allowed

PAYMENT METHOD

- Allowed: Wire transfer, cheque, <https://darglobal.co.uk/pay-online/>
- NOT Allowed: Crypto or cash

RESALE

Permitted after clearance of 30% payment

MORTGAGE

There are no restrictions

AMENITIES



AMENITIES & SERVICES:

- Gated community with a private entrance
- 24/7 premium security services
- 24-hour concierge
- Underground parking:
 - 1 parking lot for 2-Bedroom units,
 - 2 parking lots for 4-Bedroom units
- 1 storage space per unit

- Community garden
- Infinity pool
- State-of-the-art gym
- Tennis courts
- Hanging observation deck
- Children's playground
- Children's swimming pool
- Children's splash area

NO. OF ELEVATORS:

2

UTILITY PROVIDER:

- Electricity: Endesa, S.A (the largest in the country)
- Water Provider: Hidralia
- Data Communications: Movistar, O2, Vodafone
- Gas: No availability

MANAGEMENT COMPANY:

Will be finalized closer to the handover

BUILDING INSURANCE:

Not applicable at this stage

**CUSTOMER:**

All nationalities (individual and company) subject to KYC

JOINT BUYERS:

No max limit

PRIVATE PURCHASE CONTRACT (PPC)- SIGNATURE:

Can be signed physically or electronically - 2 Copies

MILESTONES DURING THE BOOKING:

- Reservation (with EUR 20,000 paid)
is valid for 15 – 30 days
- KYC takes 2 weeks on average subject to customer's circumstances

MARKETING ASSETS

DOWNLOAD

