

BELFRY VILLAS

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BOUTIQUE DEVELOPMENT OF 10 INDIVIDUAL
VILLAS LOCATED ABOVE THE GREENS OF
EL CAMPANARIO GOLF COURSE ENJOYING
BOTH SEA AND MOUNTAIN VIEWS

Modern architecture and Scandinavian interior design is combined on the hillside. A boutique development of individual villas set in a peaceful location delivering gorgeous views across the greens of El Campanario golf course and to the Mediterranean Sea.

Located near to the New Golden Mile, Belfry Villas are on the doorstep of many of the coast's amenities and are set within a quiet and peaceful neighbourhood.



MODERN LIVING IN THE HILLSIDE

South-east facing, Belfry Villas are located atop the greens of a golf course. Each individual villa enjoys views to the sea and to the east, the stunning landscape and La Concha mountain.



Contemporary architecture is carefully softened with the use of natural stone to compliment the exteriors and the Andalusian landscape.

Landscaped gardens have an ample swimming pool, seating area and autochthones plants to create an oasis of calm providing the perfect atmosphere to entertain and unwind.





UNINTERRUPTED VIEWS OF MOUNTAINS AND COASTLINES

Natural light is maximised with full length windows and open plan living areas. Interior design is Scandinavian in style; neutral tones with hints of warm aesthetics and natural materials.

There is porcelain flooring throughout the property, hot and cold climate control and underfloor heating. A large basement area can be adapted for the home-owner's specific desires; a gym, spa, office or cinema room.







The main living area on the ground floor enjoys views and a kitchen dining area has ample storage space, central island and is fully fitted with Neff appliances. The living room has views to the garden, floor to ceiling windows and porches to protect the home from the heat of the sun.

The roof of the properties enjoy spectacular views of the mountains and coastline, out to the glittering waters of the sea.





On the first floor, three large bedrooms with en suite bathrooms with views to the hillside and golf course. The master suite is spacious and has a dressing room with a retreat style en suite bathroom.





Two further bedrooms have been treated with the same level of detail with high quality décor, fully fitted wardrobes and bathrooms with Italian sanitary ware.



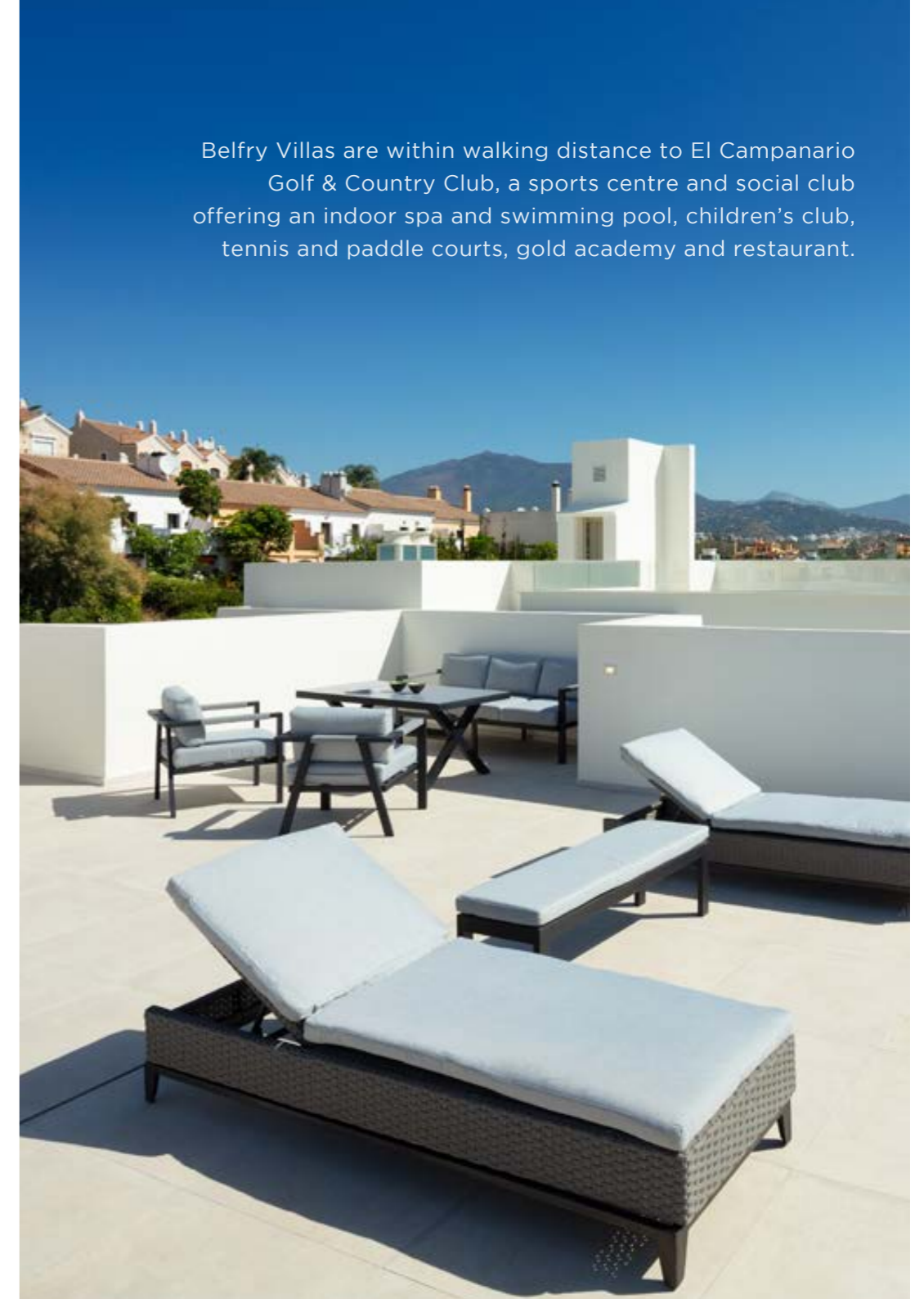


SURROUNDED BY THE GREENS OF ANDALUSIAN NATURE

Belfry Villas are built adjacent to the renowned golf course of the same name. Set inland surrounded by the greens of Andalusian nature. To the east, the eye-catching landscapes of the mountains and to the south, the Mediterranean Sea. This peaceful location is only 10 minutes from the coast and a plethora of amenities including several golf courses, the popular towns of San Pedro de Alcántara and Estepona, private hospitals and international schools.

This area is home to a number of beach clubs, marinas and luxury hotels. Marbella and Puerto Banus can be reached by car in 10 minutes and Malaga airport in less than one hour.





Belfry Villas are within walking distance to El Campanario Golf & Country Club, a sports centre and social club offering an indoor spa and swimming pool, children's club, tennis and paddle courts, gold academy and restaurant.



PROPERTY DETAILS

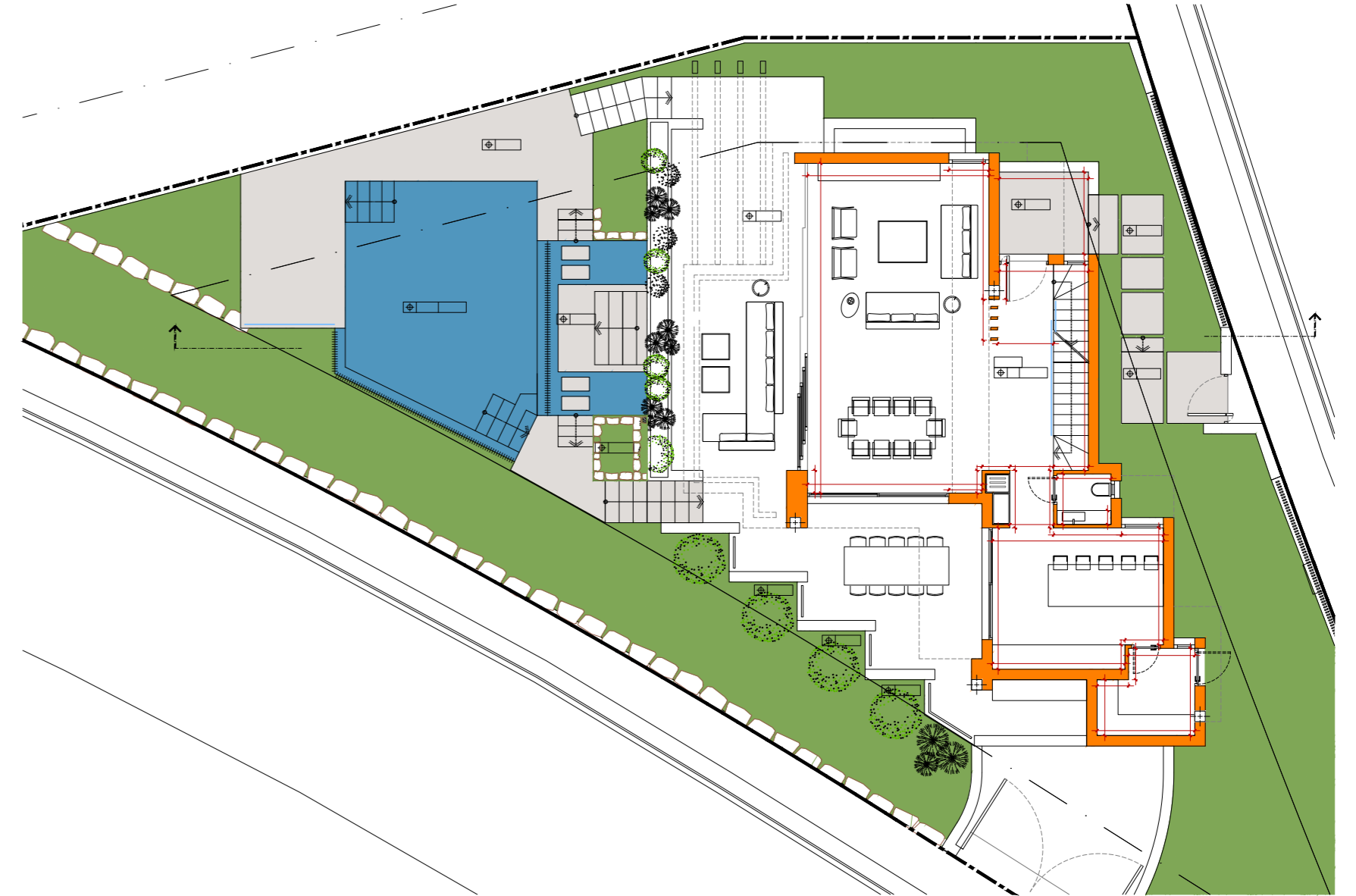
VILLA	BEDS	BATHS	PLOT / M ²	TOTAL BUILT / M ²	GROUND FLOOR / M ²	1 ST FLOOR / M ²	BASEMENT / M ²	TERRACES / M ² (OPEN)	TERRACES / M ² (COVERED)	SOLARIUM / M ²
1	4	4+1	648,55	403,40	113,95	117,85	171,60	63,20	52,85	97,90
2	4	4+1	646,20	402	117,10	121,95	162,95	70,10	50,55	92,60
3	4	4+1	631,95	389,64	119,85	114,64	155,15	66,45	53	79,41
9	4	4+1	663	391,60	113,40	118,90	159,30	36,65	49,25	91,15

VILLA 1



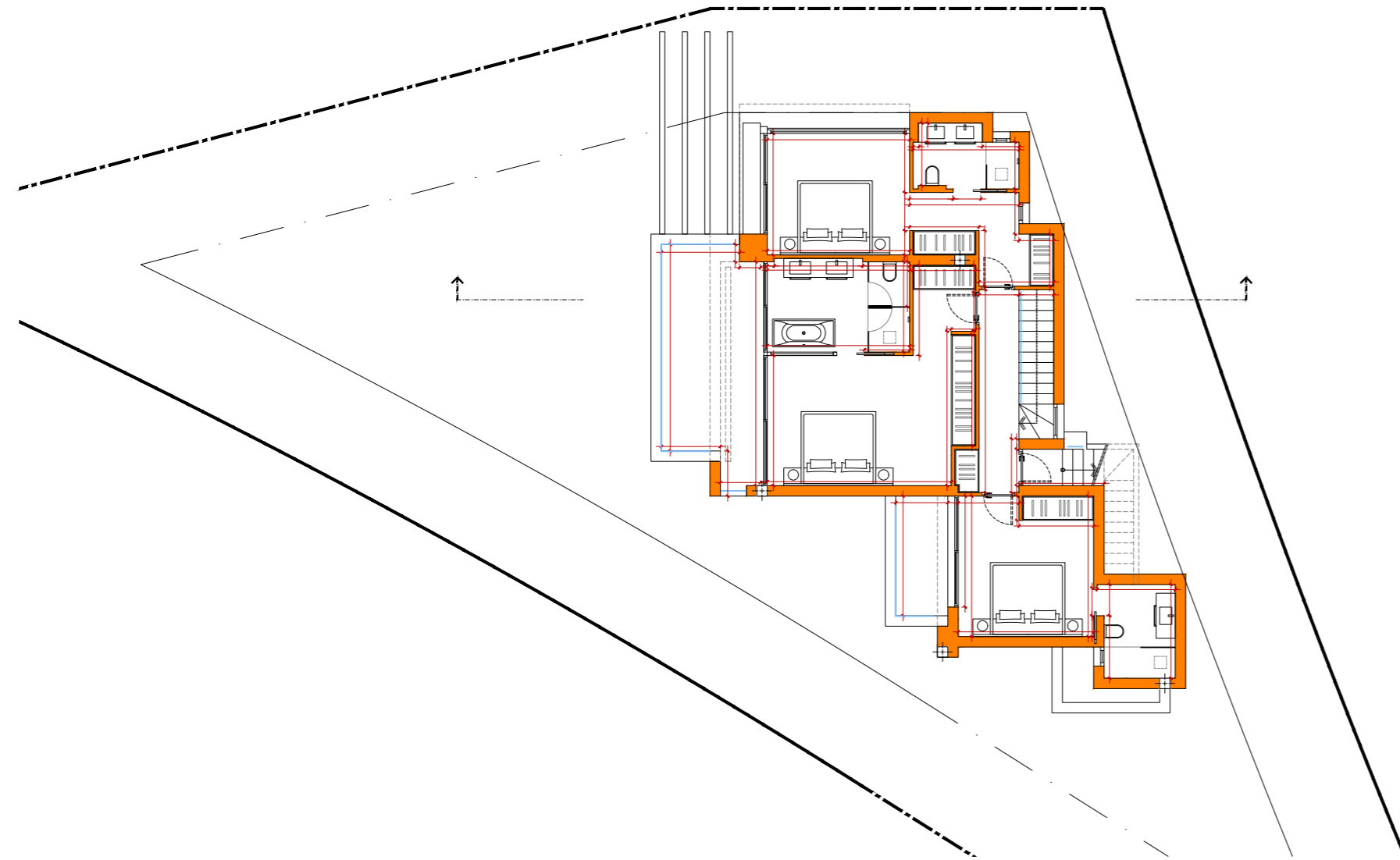
PLOT

Beds	4
Baths	4+1
Plot	648,55 m ²
Total Built	403,40 m ²
Ground Floor	113,95 m ²
1st Floor	117,85 m ²
Basement	171,60 m ²
Terraces (open)	63,20 m ²
Terraces (cover)	52,85 m ²
Solarium	97,90 m ²

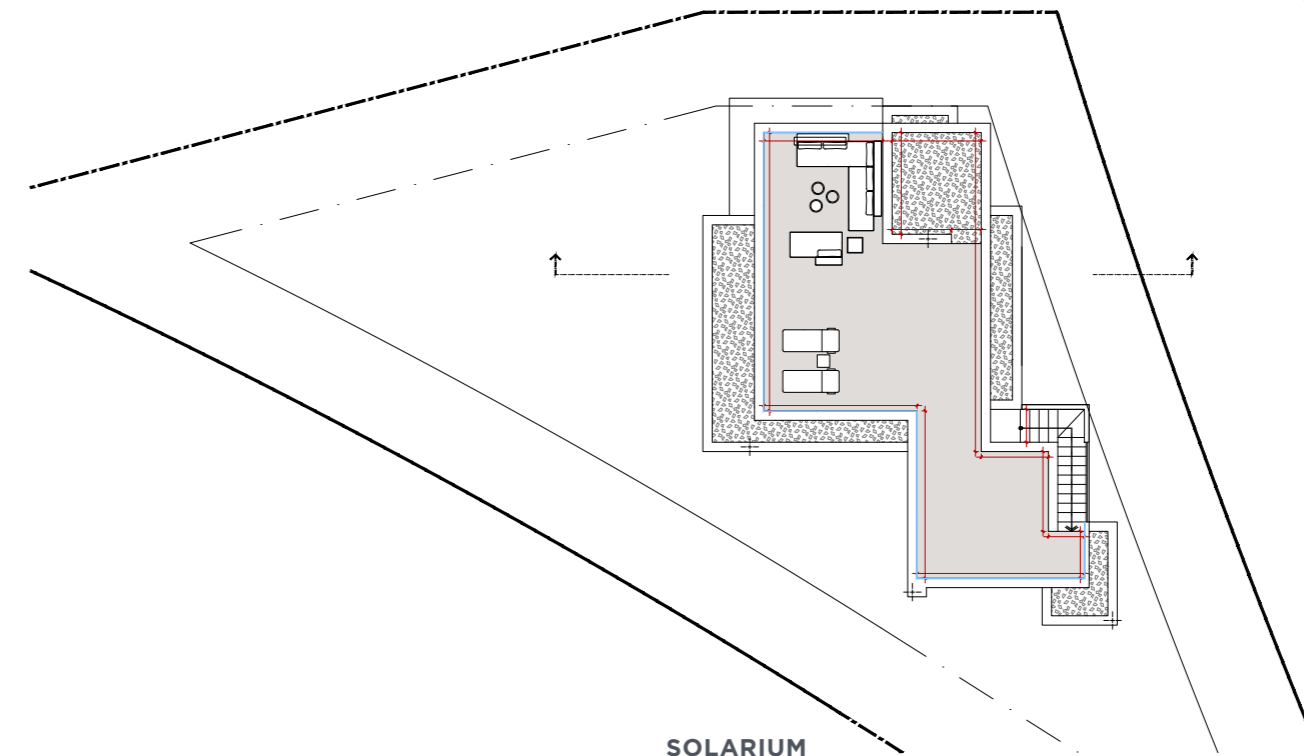


GROUND

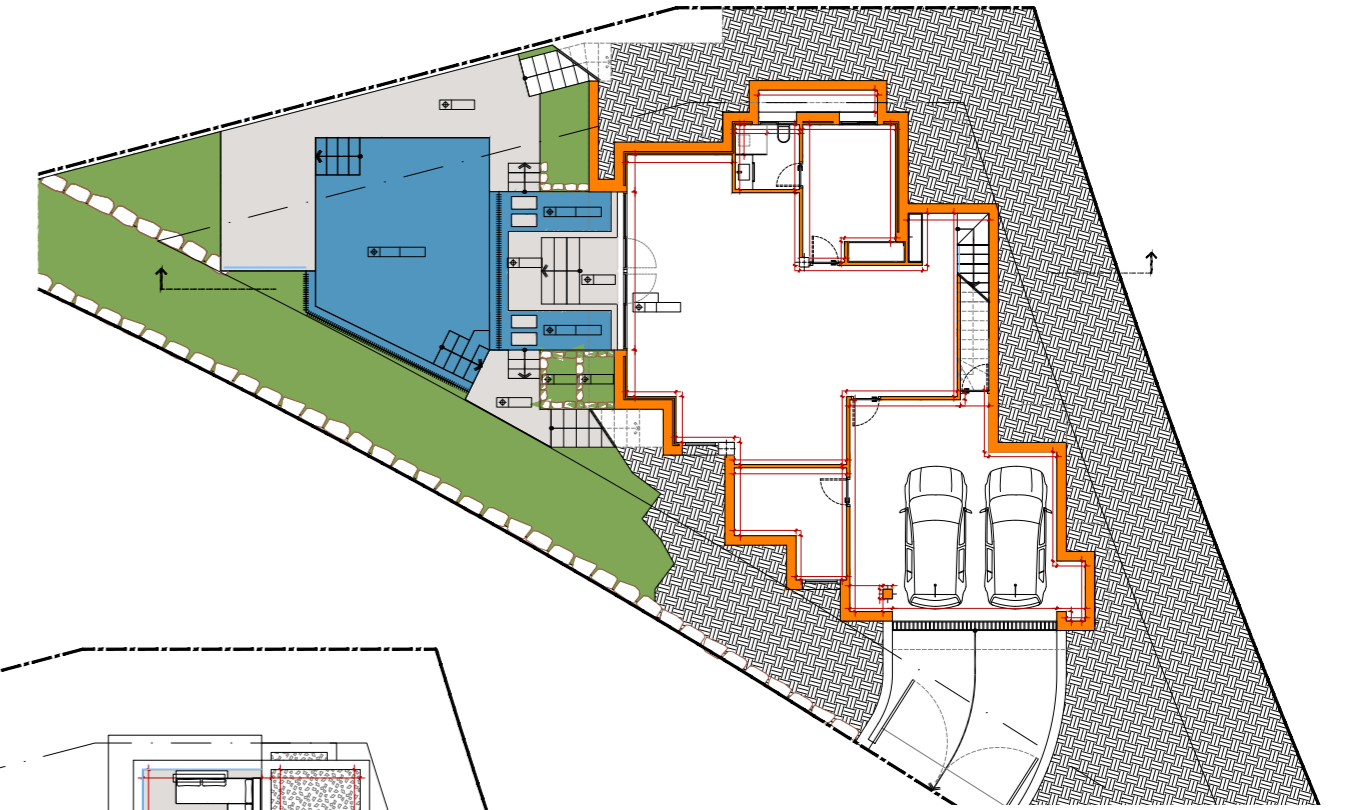
VILLA 1



FIRST

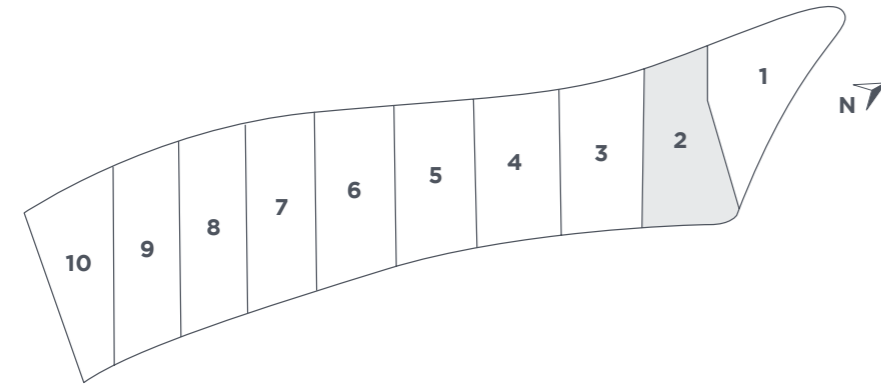


SOLARIUM

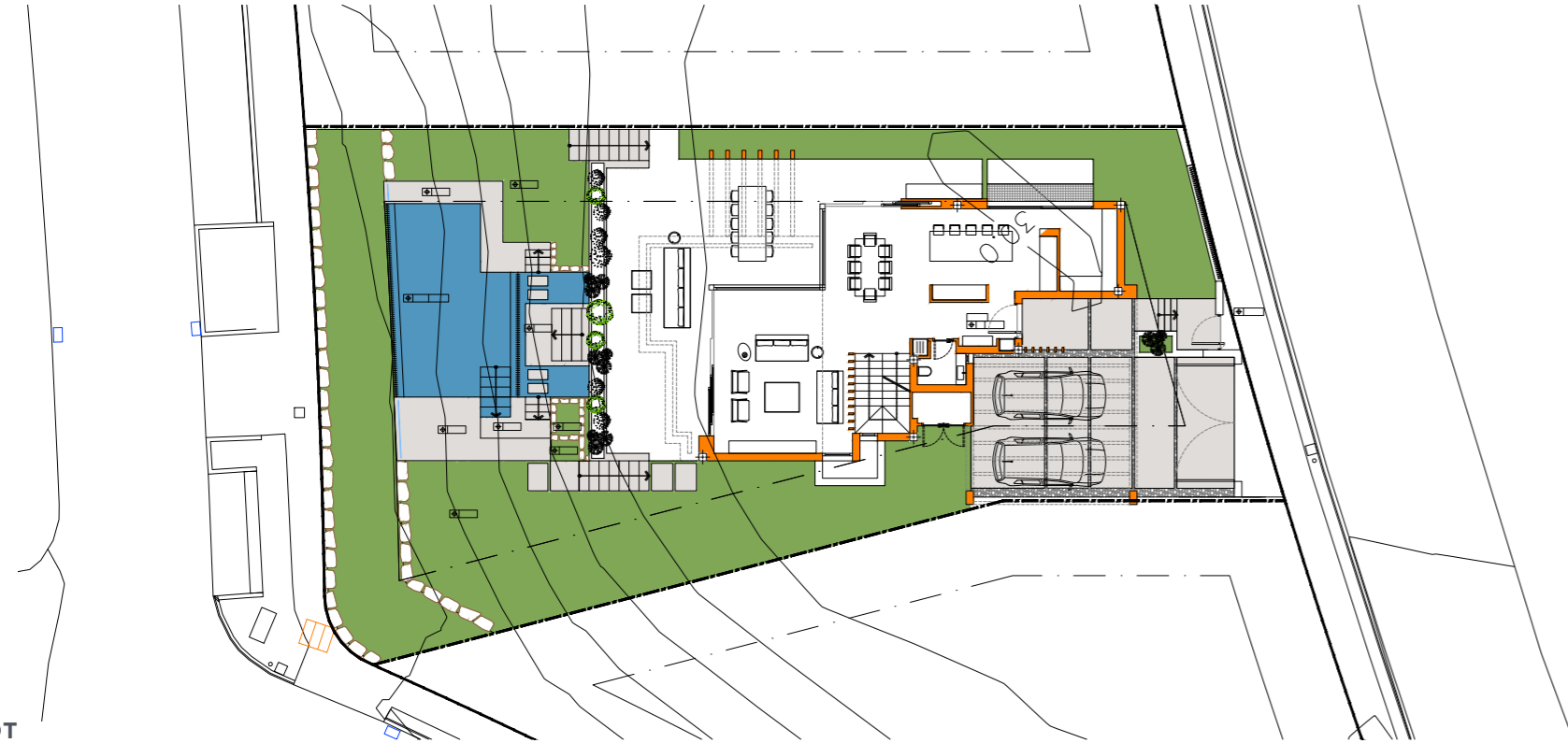


BASEMENT

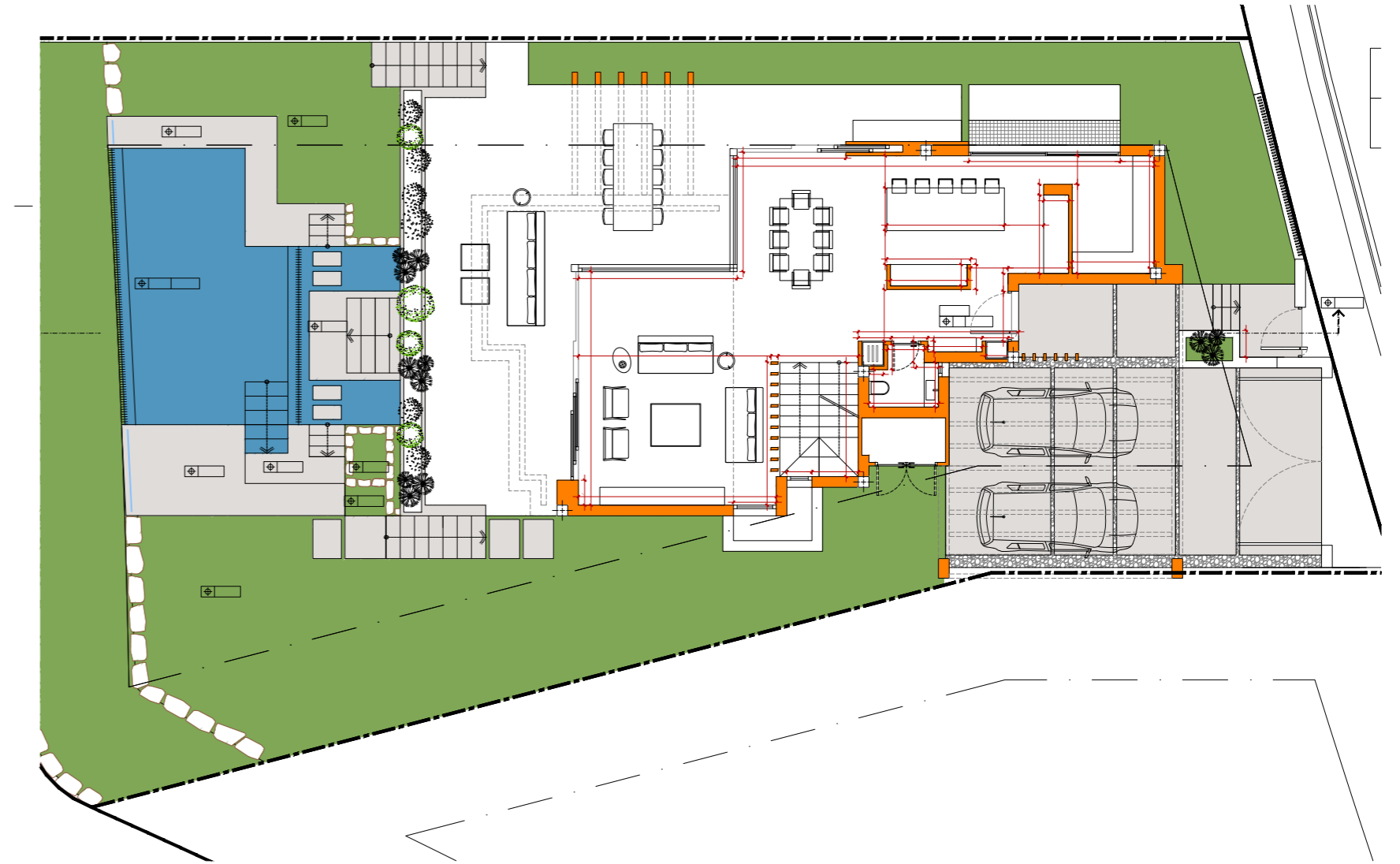
VILLA 2



Beds	4
Baths	4+1
Plot	646,20 m ²
Total Built	402 m ²
Ground Floor	117,10 m ²
1st Floor	121,95 m ²
Basement	162,95 m ²
Terraces (open)	70,10 m ²
Terraces (cover)	50,55 m ²
Solarium	92,60 m ²

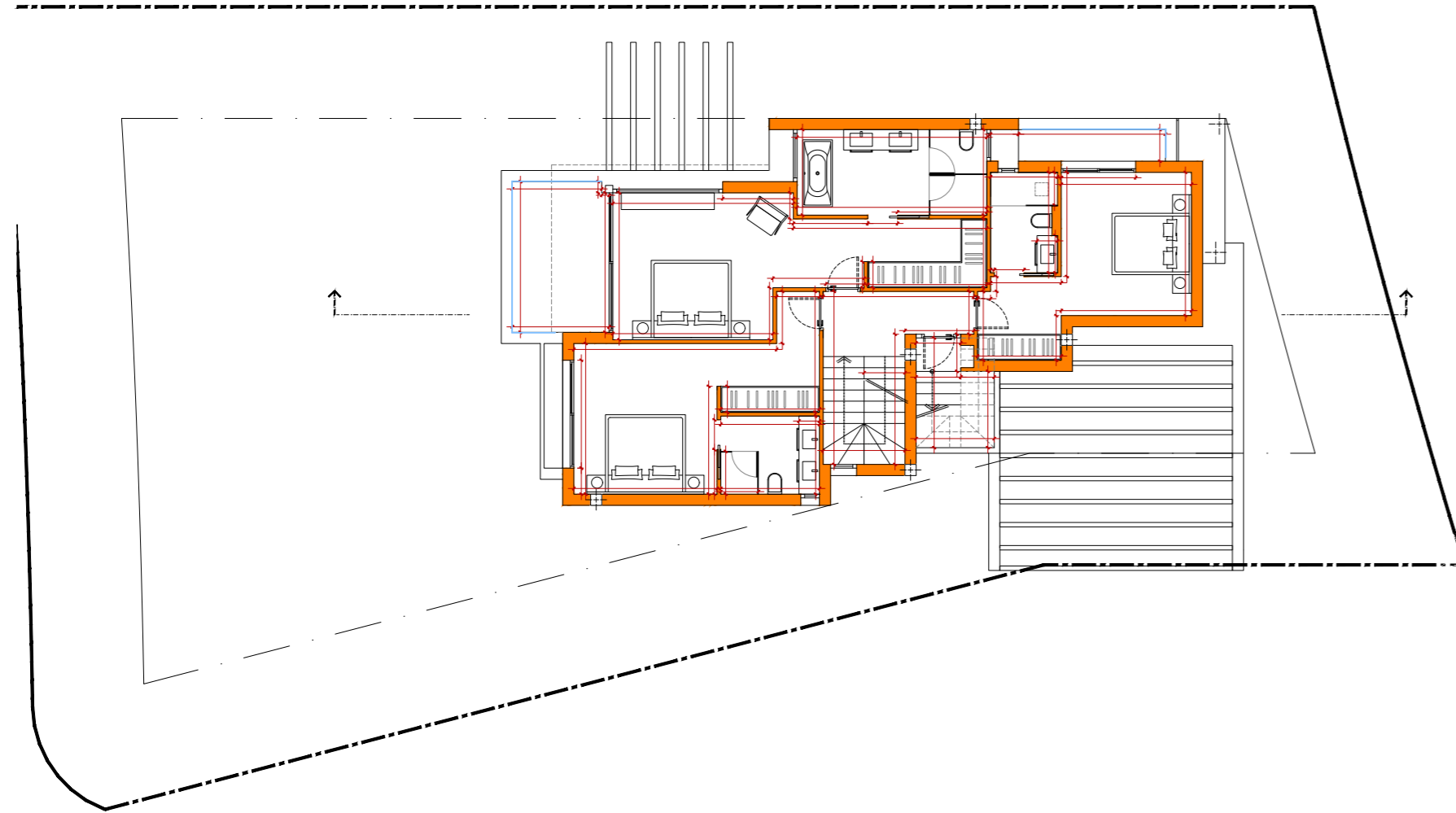


PLOT

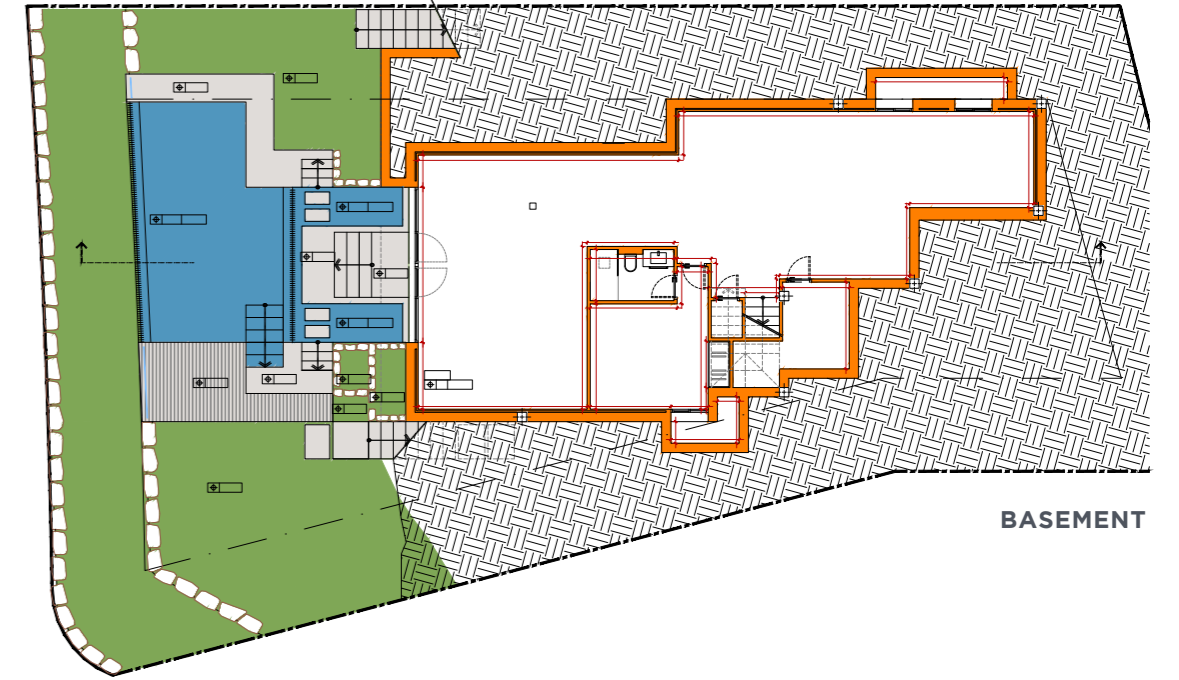


GROUND

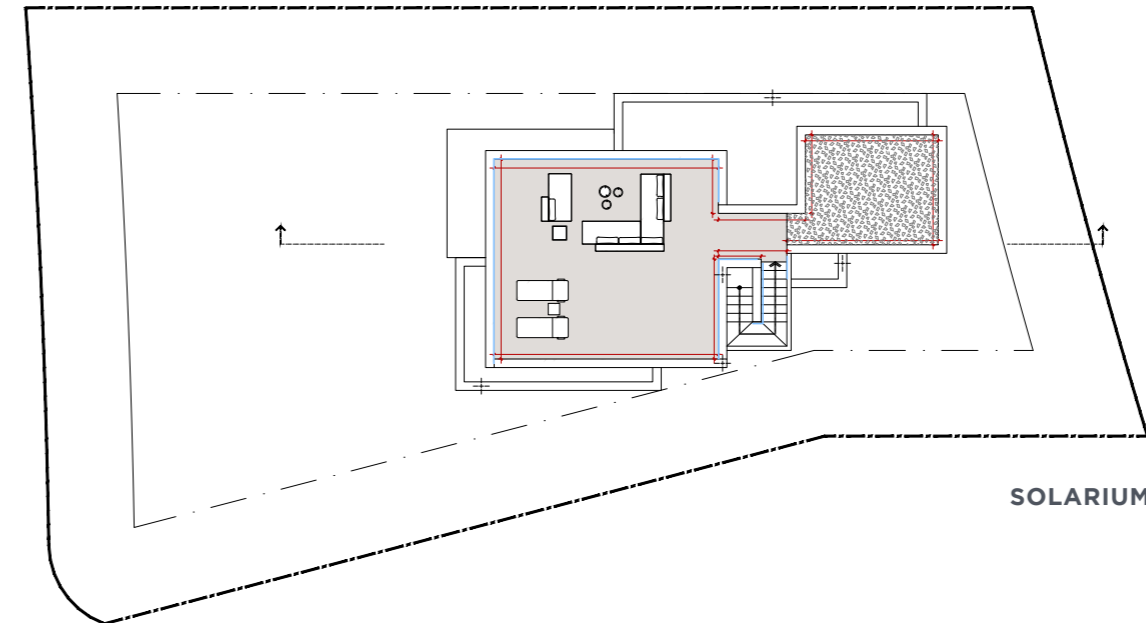
VILLA 2



FIRST

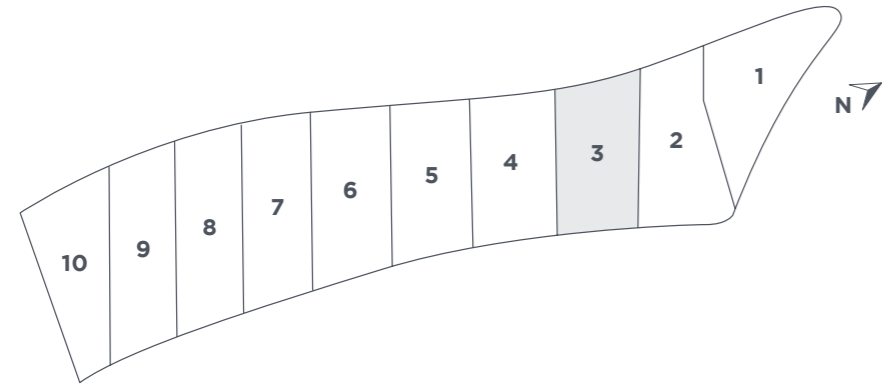


BASEMENT

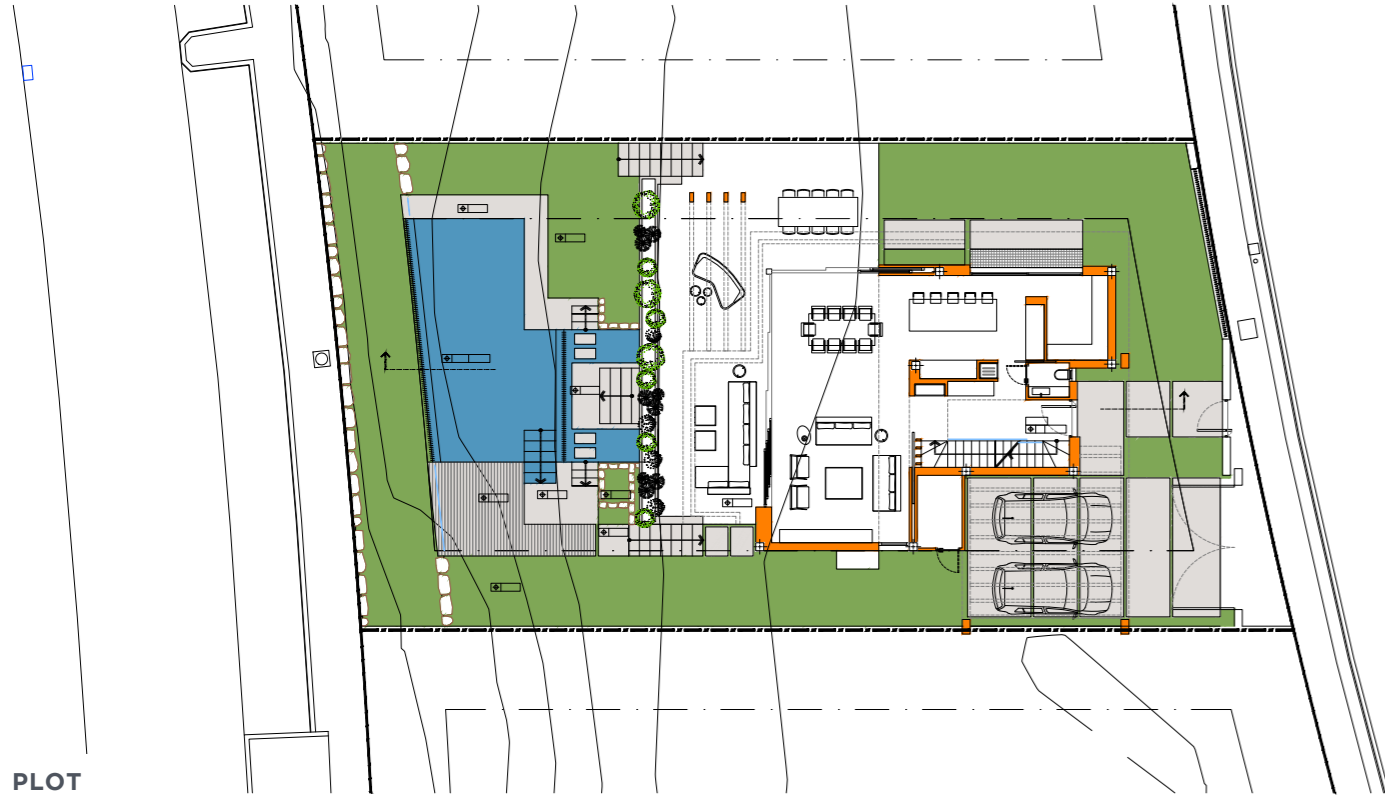


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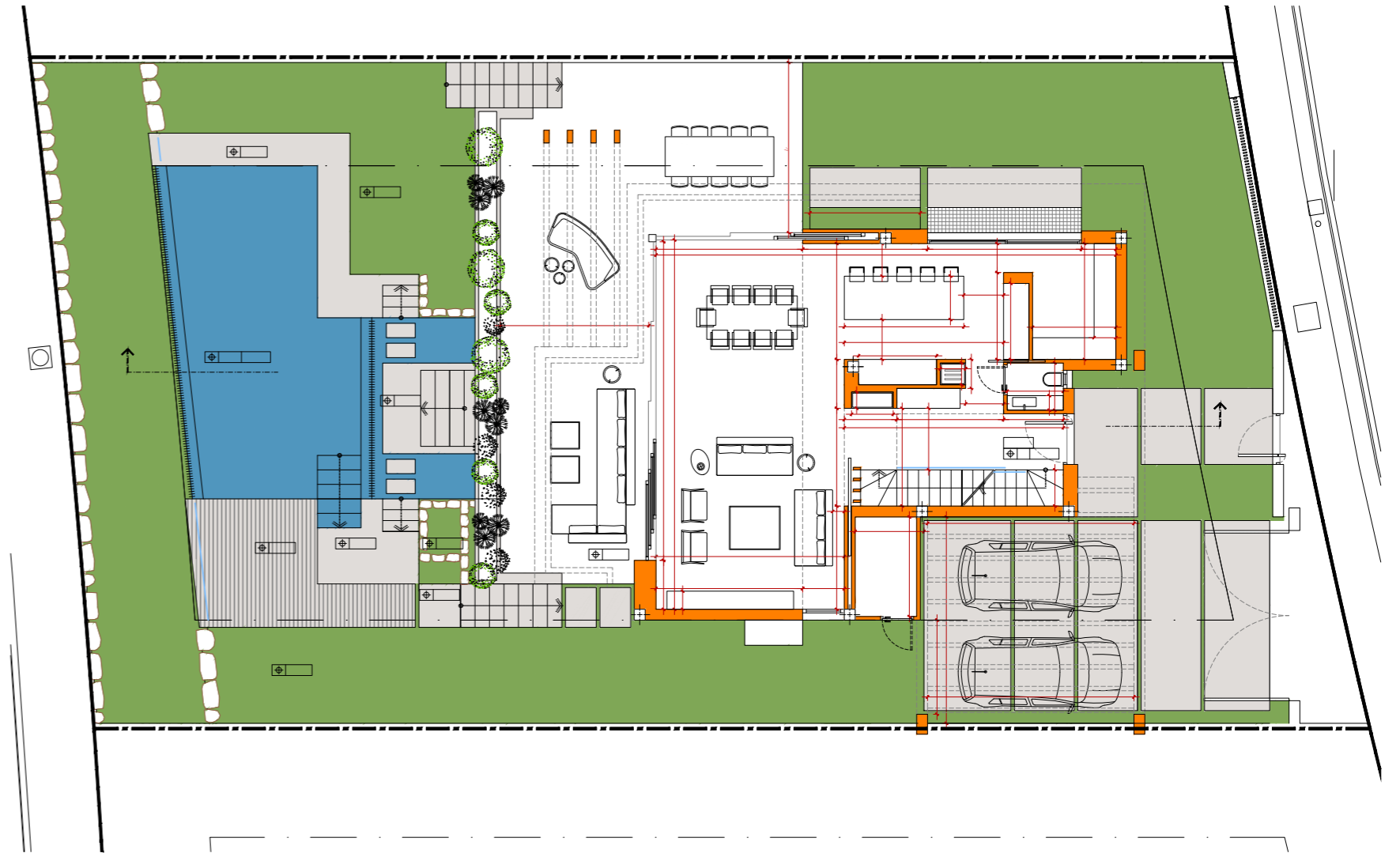
VILLA 3



Beds	4
Baths	4+1
Plot	631,95 m ²
Total Built	389,64 m ²
Ground Floor	119,85 m ²
1st Floor	114,64 m ²
Basement	155,15 m ²
Terraces (open)	66,45 m ²
Terraces (cover)	53 m ²
Solarium	79,41 m ²

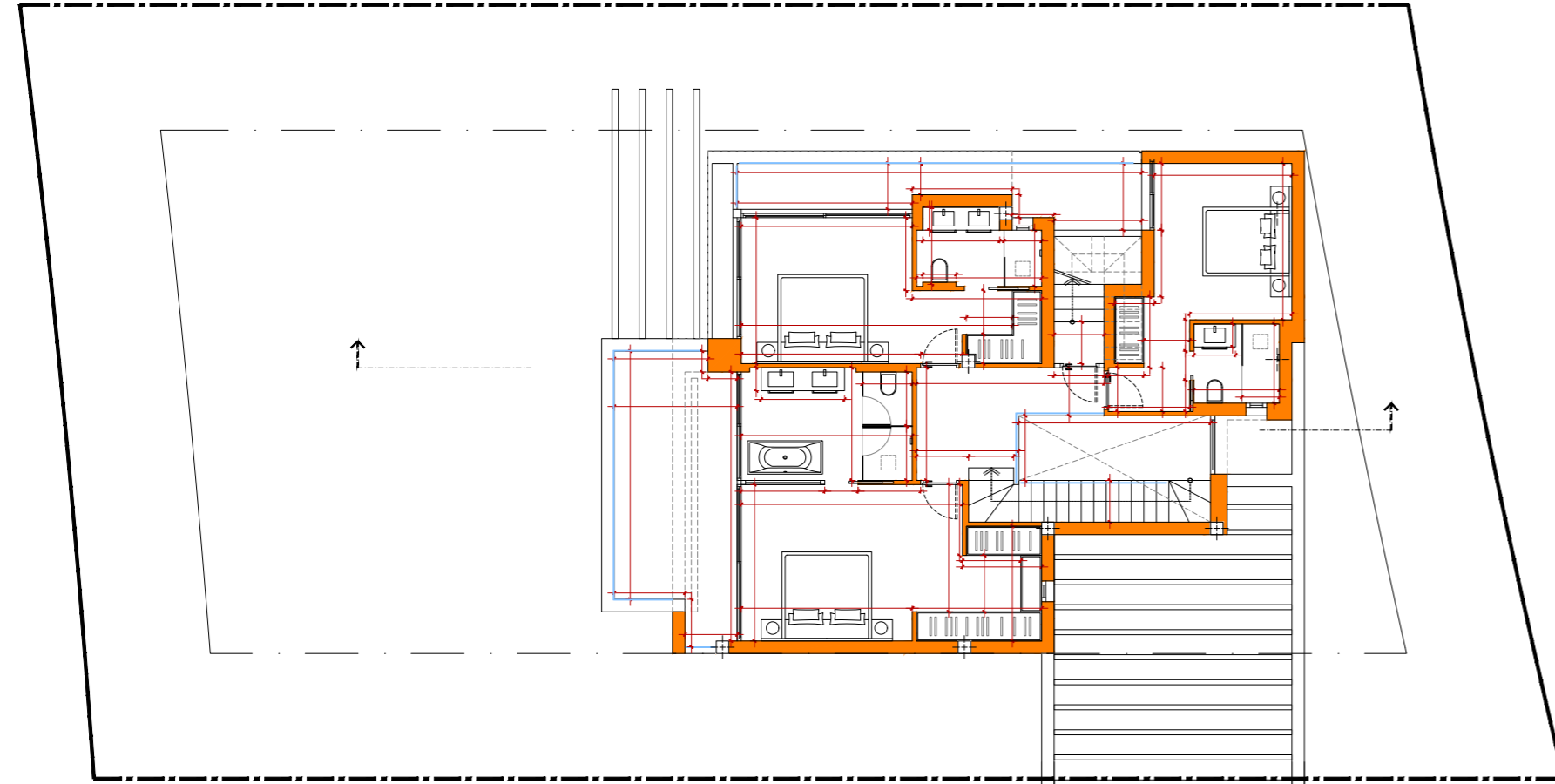


PLOT

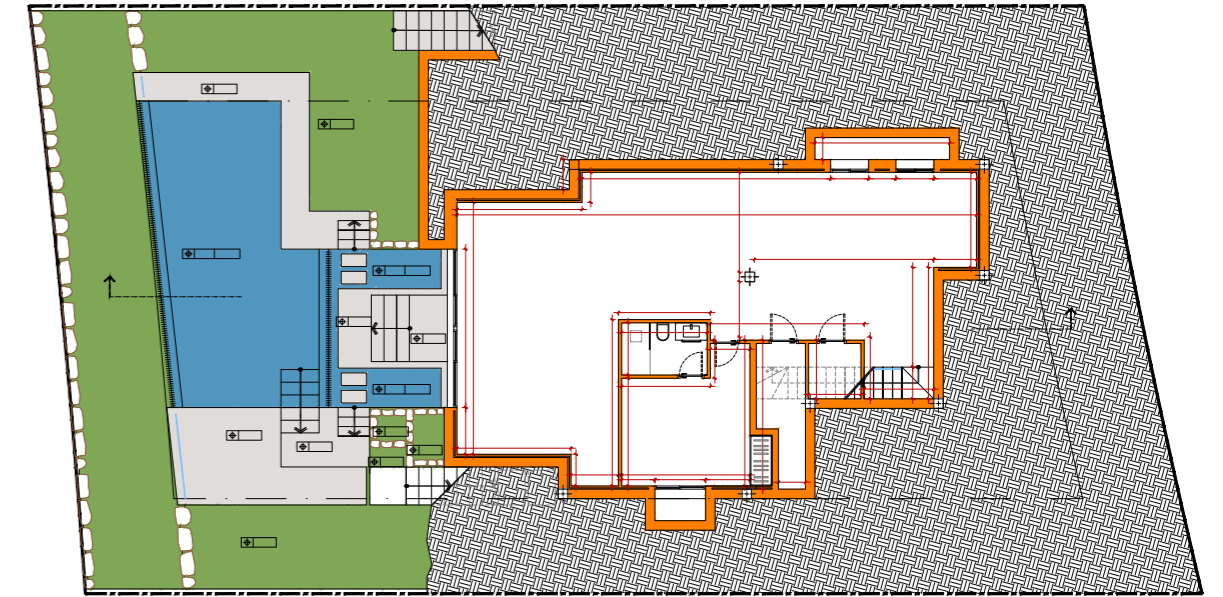


GROUND

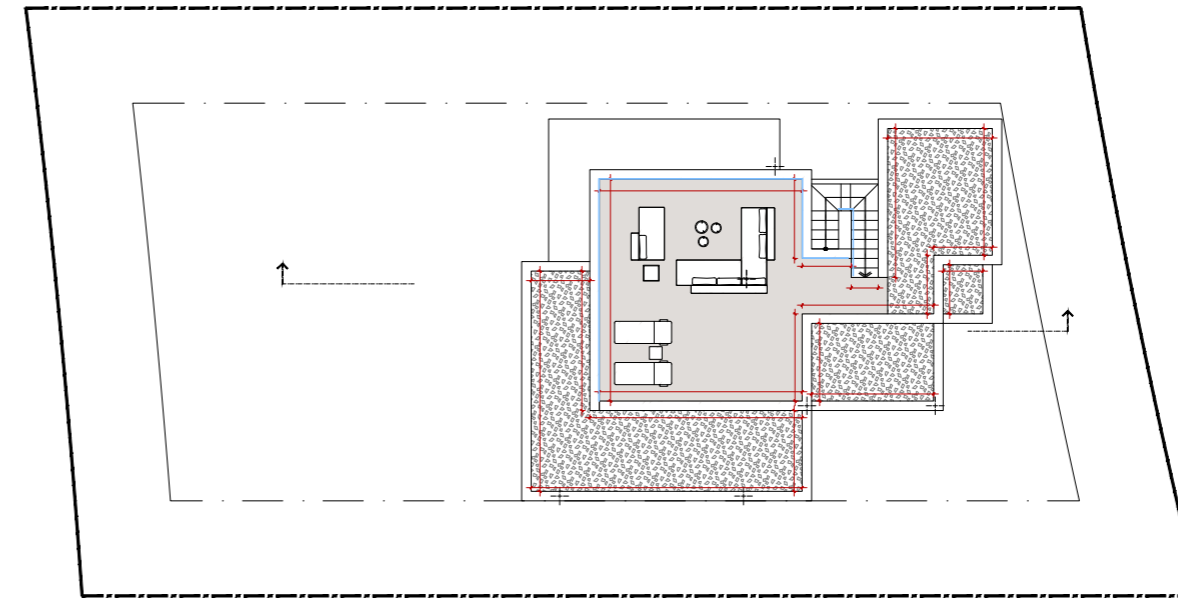
VILLA 3



FIRST

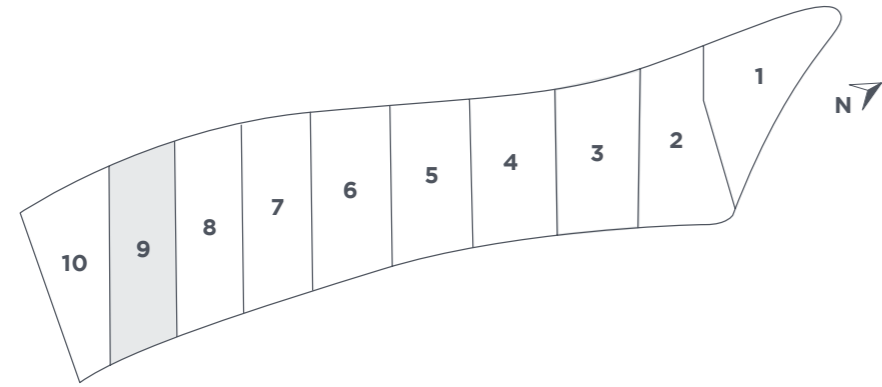


BASEMENT

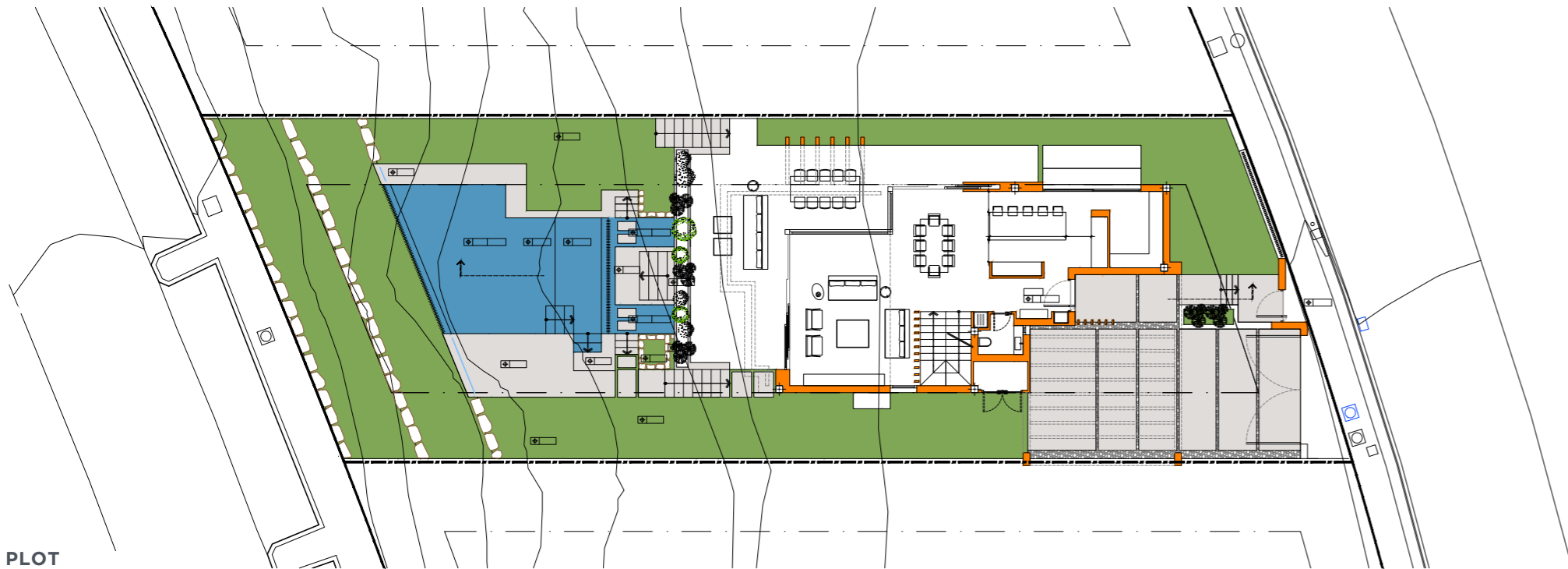


SOLARIUM

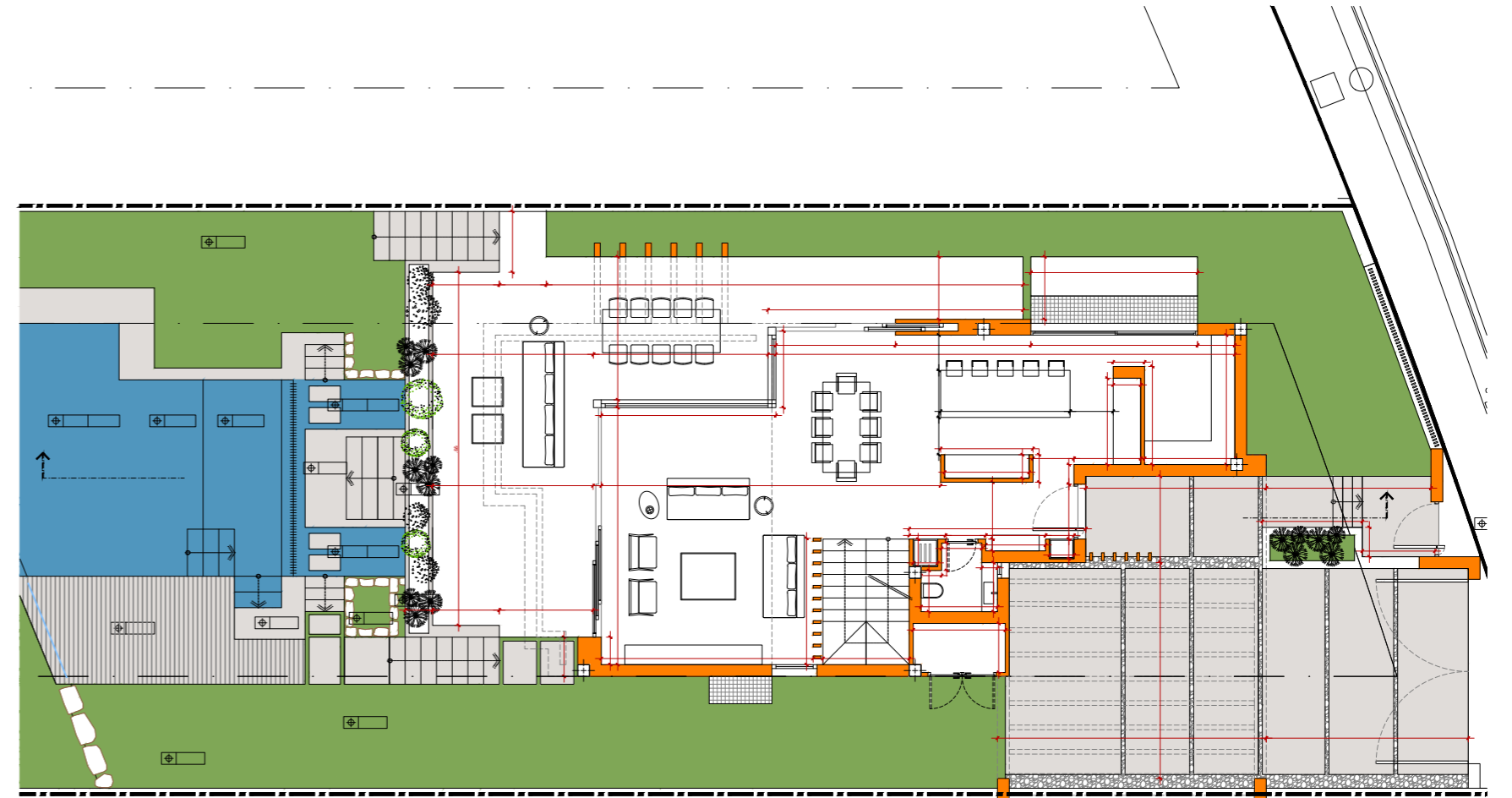
VILLA 9



Beds	4
Baths	4+1
Plot	663 m ²
Total Built	391,60 m ²
Ground Floor	113,40 m ²
1st Floor	118,90 m ²
Basement	159,30 m ²
Terraces (open)	36,65 m ²
Terraces (cover)	49,25 m ²
Solarium	91,15 m ²

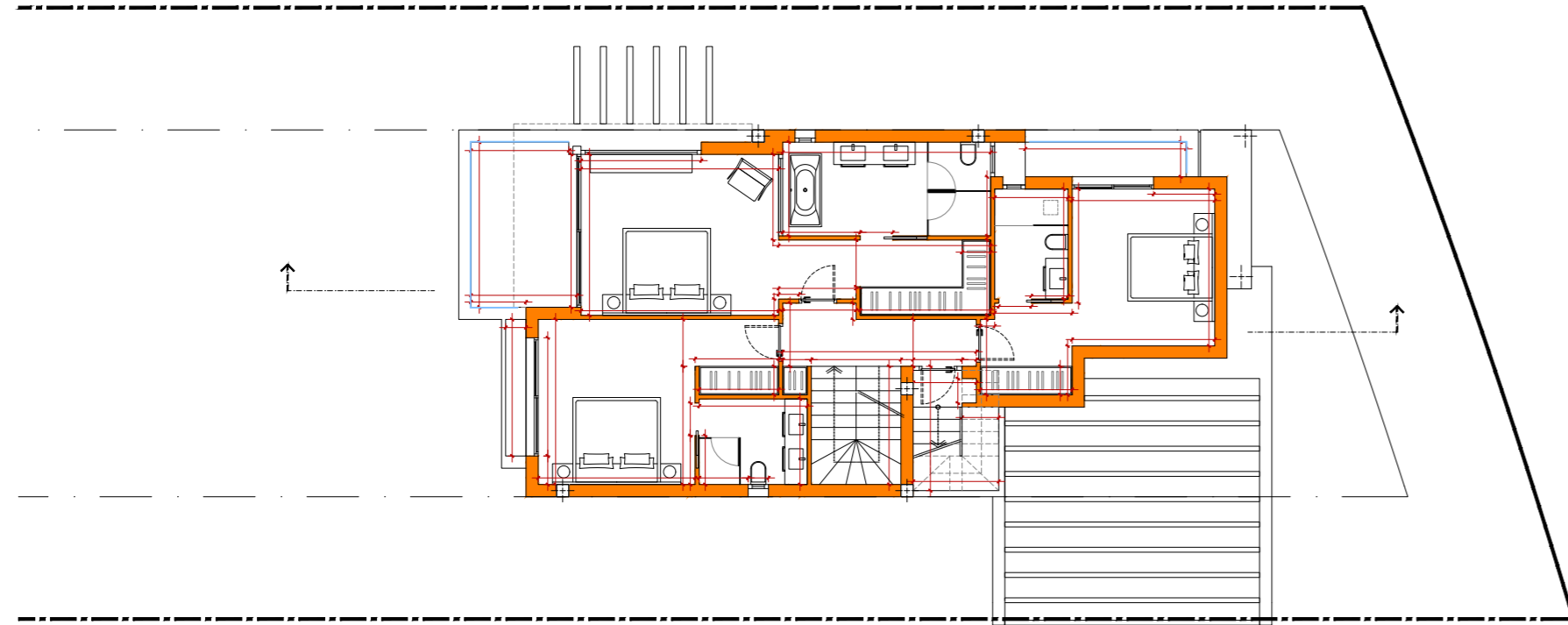


PLOT

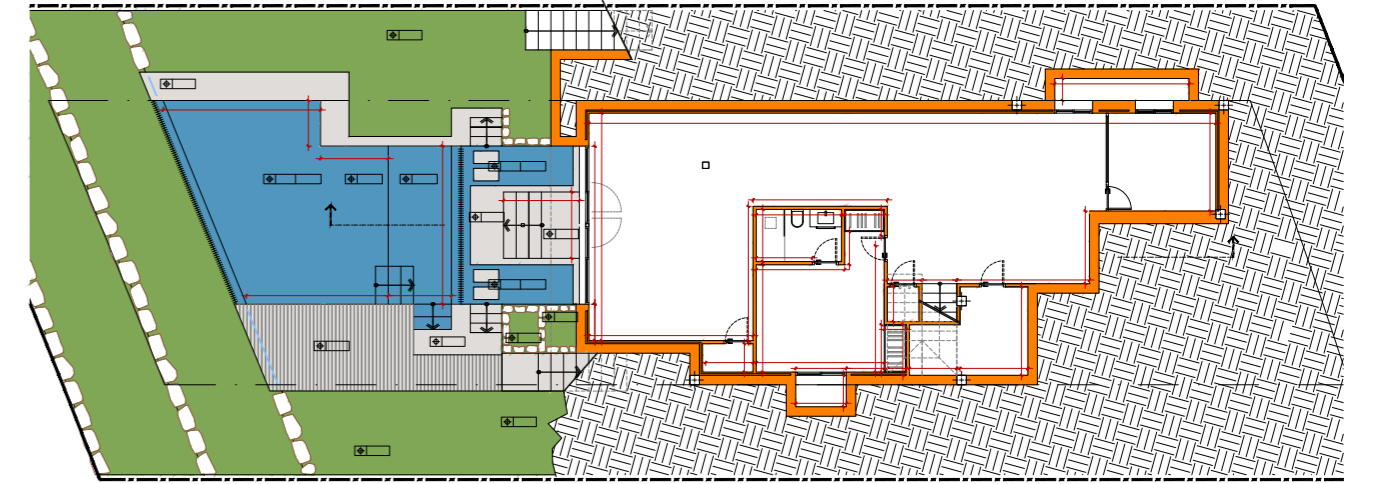


GROUND

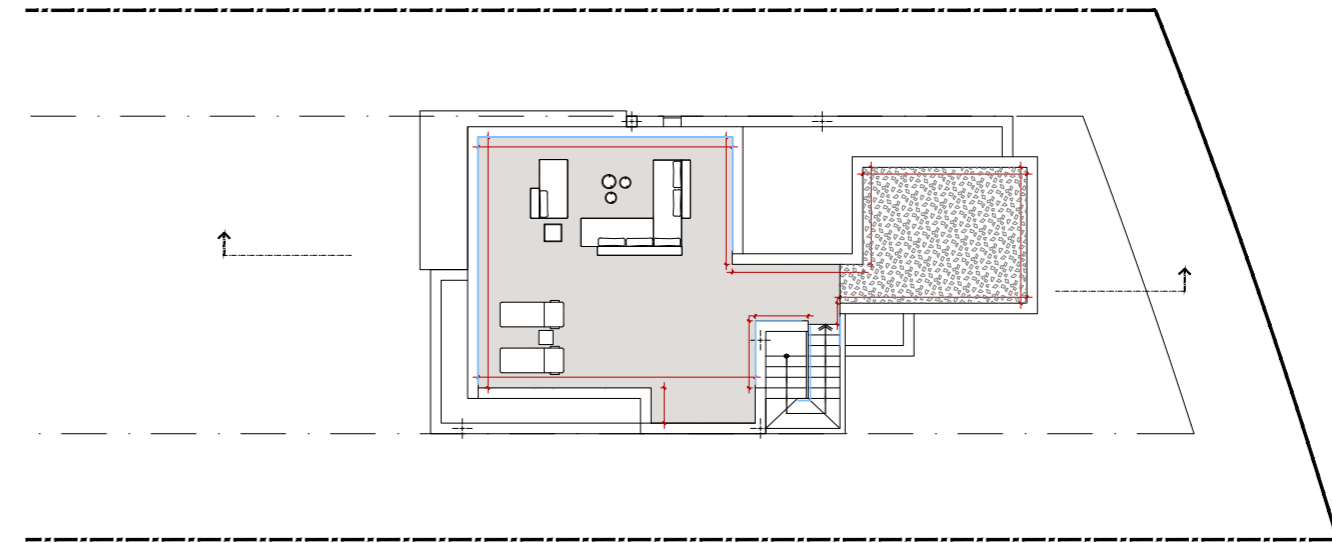
VILLA 9



FIRST



BASEMENT



SOLARIUM

QUALITY SPECIFICATIONS

The villas will be constructed to the highest quality, employing top quality suppliers and brands, including the following, or similar.

FOUNDATIONS AND STRUCTURE

- Reinforced concrete slabs and walls.
- Structure by reinforced concrete grid slabs and pillars. Formation of garden platforms with natural stone.

MASONRY

- External enclosure comprising 1/2 foot brick wall, chamber with polyurethane foam heat insulation and brick partition.
- Internal partition walls with double hollow brick wall.
- In basement, Pladur plaster board on perimeter reinforced concrete walls.

ROOF

- Flat inverted walkable roofs with polyurethane foam insulation and asphalt membrane weatherproofing. Non walkable flat roofs with asphalt membrane weatherproofing and white gravel protection.

EXTERNAL FINISHES

- Perlite finish on interior walls.
- False Pladur plasterboard ceilings, with trays, perimeter and curtain cavities, according to project design. Façades rendered with water-repellent white pigment mortar.

FLOORING AND TILING

- Ground floor and upper floor with premium quality 75x75 cm format porcelain flooring, by Italian brand Ragno. Basement floors with premium quality 60x60 cm format. Non-slip porcelain flooring, by Italian brand Ragno. Verandas, terraces and porches, with premium quality 75x75 and 60x60 cm format porcelain flooring. Non-slip treated, by Italian brand Ragno.
- Premium quality imitation stone insertions on porcelain finish façades. Parking area in deactivated white concrete.

EXTERIOR JOINERY AND EXTERIOR RAILINGS

- Exterior joinery, CORTIZO brand, COR VISION series, with thermal bridge limitation, in textured grey lacquered aluminium, with double safety glazing plus chamber.
- Laminated safety glass railing on balconies.

INTERIOR JOINERY

- Reinforced single pivot hinge front door with safety lock, clad in laminated wood.
- Internal connecting doors, folding and sliding, 2.4 cm in height, white lacquered, with invisible hinges. Built-in cupboards, with doors of equal quality to connecting doors, lined inside and coated. Cupboards underneath counters in bathrooms.

BATHROOMS

- Wall-mounted Galassia toilets, Dream model, with Skate model flush button and soft-close seat. Mixer taps, brand Ritmonio, model Glitter.
- Free standing bathtub in main bathroom, brand Solid Surface, model Opal.
- Shower sprinkler heads inset in false ceilings.
- Counters with integrated basins, Durian, white.
- Safety glass separating shower screens.
- Durian matte shower trays.
- Premium quality Ragno porcelain facing in shower area.
- Rest of bathroom walls finished in perlite and finished in smooth colour paint.

ELECTRICAL INSTALLATIONS AND HEATING

Electricity

- Simon brand, Detail 82 series mechanisms throughout the dwelling. Direct and indirect LED for inside and outside lighting.
- TV, telephone and WiFi access points.
- Video entry phone, Fermax brand, with colour monitor. Pre-installation for home automation system, sound and alarm.

Climate control

- Hot and cold air conditioning with VRV inverter system, Mitsubishi Electric brand or similar, with independent interior units for rooms on ground and first floor.

- Basement without climate control, except in bathroom and storage bedroom.
- Pre-installation of air conditioning for remainder of basement.

Heating

- Underfloor heating using cross-linked polyethylene water pipes on insulating panel on ground and first floor. Electric underfloor heating in bathrooms.

Plumbing and DHW

- Production of domestic hot water by means of VRV system with heat recovery and ATW type indoor unit.

KITCHENS

- Fully fitted with premium quality cabinets and surfaces. Neff appliances.

MISCELLANEOUS

- Parking for two vehicles under canopy.
- Finished garden with installation of automatic watering system.
- Overflow infinity type swimming pool with Gresite finish.
- Synthetic imitation wood deck platform.
- Access enclosure with 1 foot wall and steel tubular metal sections and boundary separation by means of 2-metre- high metal mesh fence.
- Metallic street pedestrian gate, and power-operated metallic vehicle entry gate.

The Area



GUADALMINA GOLF

Guadalmina is an established area just after San Pedro de Alcantara, with two 18 hole golf courses and one 9 hole golf course, only 7 km away from Puerto Banús.



GUADALMINA COMERCIAL CENTER

The Guadalmina Commercial Centre is a great hub for locals, offering all sorts of amenities and services, including a large supermarket, banks, various good restaurants and trendy cafés.



ESTEPONA

Estepona has succeeded in maintaining its pueblo charm and character. Well-appointed beaches, wonderful marina, eight golf courses, seven museums and interesting sights make it a very popular destination.



MARBELLA CLUB GOLF RESORT

This magnificent golf course in the heart of the Costa del Sol enjoys spectacular views of Gibraltar, the African Coastline, the Mediterranean and the surrounding mountains.



MARBELLA TOWN

Marbella Town is very picturesque, with white washed cobbled streets, beautiful restaurants and cafes, charming squares and a large choice of boutiques. The frontline stretch boasts some very popular fish restaurants with beautiful views to the marina and the sea.



PUERTO BANÚS

Puerto Banús is one of Europe's most exclusive harbours, with an array of designer boutiques, two shopping centres, lavish restaurants, luxury yachts and popular beachclubs.



LAGUNA VILLAGE · PUROBEACH

Purobeach Marbella is a stylish beach club built within a small commercial centre with restaurants, cafes, shops, swimming pool and spa area. It offers a very chilled out, yet luxurious ambience.



SALDUNA BEACH CLUB

Salduna Beach Club is popular for its cosy atmosphere and good seafood. Ideal for lunch and sun bathing on the weekend.



EL PARAISO GOLF

One of the oldest established courses on the coast, perfect for golfers of all ages and abilities. Enjoy lush fairways with an abundance of tropical plants, as well as lakes and streams to turn a round of golf into a tour of Andalusian nature.

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