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TANCREDE DE POLA



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TRASCENDING REAL ESTATE

BY JUSTIN BOLAND,
MANAGING DIRECTOR
OF LA SALA HOMES

Hello there! I am Justin Boland, the appointed Managing Director of La Sala Homes, heading up the Real Estate division of the Sala Group.

La Sala Group have emerged as one of the most recognised, celebrated and trusted brands in the Costa del Sol hospitality & lifestyle industry since its inception. Our venues and experiences have welcomed guests for over 15 years, providing a high quality service, putting them at the forefront of everything we do and ultimately creating memorable Marbella moments. This has led to many requests for property purchasing and investment help, customers and friends wanting to live the Marbella lifestyle but also requiring the help and support to do so, a hand holding, pointing in the right direction, having confidence in the purchasing process, so it was with this in mind that La Sala Homes was created.

We are unique, we are different, we have the experience and reach to support the property needs & objectives required to facilitate the needs of our fabulous community of customers when buying or investing in the Marbella lifestyle.

From a personal perspective, I have been involved in the Real Estate industry both here and abroad for the best part of 27 years. This involvement encompassed all aspects of the real estate spectrum, including promotion and developments. Returning to Spain, eight years ago, I was offered the position of sales director with a very prominent and successful real estate agency and during my tenure helped them to set up a further two offices locally, so I



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“WE ARE UNIQUE, WE ARE DIFFERENT, WE HAVE THE EXPERIENCE AND REACH TO SUPPORT THE PROPERTY NEEDS & OBJECTIVES REQUIRED TO FACILITATE THE NEEDS OF OUR FABULOUS COMMUNITY OF CUSTOMERS WHEN BUYING OR INVESTING IN THE MARBELLA LIFESTYLE.”

have unrivalled knowledge of the local market. This project presents the perfect opportunity to align myself with an established brand that has been at the forefront of the Marbella social and lifestyle scene for as long as I can remember.

The combination of a trusted, well established lifestyle brand aligned to my local knowledge & real estate experience come together to provide you with the highest level of personalised service.

A PILLAR IN REAL ESTATE

MELANIE WARWICK



> LA SALA HOMES SALES DIRECTOR

Melanie Warwick is a seasoned Sales Director and Partner at La Sala Homes, boasting a rich and varied journey in the real estate industry since 1999. She began her career with a thriving real estate company in Marbella, where she learned everything about the sector, from the initial stages to the sale and notary process. Melanie later expanded her expertise by working with a property fund on London's Bond Street and with renowned developers on the Costa del Sol. Additionally, she founded and successfully ran her own real estate company.

In 2017, Melanie joined the esteemed La Sala Group and The Heights as a Development Manager, a pivotal role that paved the way for her current position as Sales Director and Partner in La Sala Homes' latest venture. Melanie has played a crucial role in expanding the company's market presence and enhancing client satisfaction through her strategic vision and leadership skills. Her deep understanding of Marbella's real estate market has made her a trusted advisor to industry colleagues and clients seeking their dream homes.

Her commitment to excellence is evident in her professional achievements and her dedication to mentoring her team and fostering a collaborative work environment.

Outside of work, Melanie is a dedicated mother, keen padel player, enjoys yoga, and actively participates in local community and charitable events, supporting various causes for children.

A LEADER IN PROPERTY MANAGEMENT

SAMANTHA REY LOPEZ



> LA SALA HOMES OFFICE AND LISTINGS MANAGER

Since 2008, Samantha Rey Lopez has been dedicated to the real estate industry, gaining extensive experience and expertise over the past 16 years. She has primarily focused on inland properties, successfully managing various aspects of the business. This includes the legalisation of properties, ensuring compliance with local regulations, and facilitating seamless rental and sales procedures. Her in-depth understanding of these processes has allowed her to provide exceptional service to her clients, ensuring their real estate transactions are smooth and efficient.

Samantha's professional journey has seen significant growth, particularly during her time with La Sala Group. Recognising her dedication and skill, she was promoted to Office and Listings Manager at La Sala Homes. In this role, she oversees property listings, manages office operations, and ensures that her clients receive the highest level of service.

Outside of her professional life, Samantha enjoys hiking, watching football, and spending quality time with her family. These activities provide a balance to her work and allow her to recharge and stay motivated. Hiking helps her appreciate the beauty of nature and stay active, while watching football is a great way to unwind and enjoy the excitement of the sport. Most importantly, spending time with her daughters brings immense joy and fulfilment, reminding her of the importance of family and work-life balance.

A DAY IN THE LIFE



Many people wonder why the Sala Group ventured into real estate and what sets us apart. Let me take you on a journey through a day in the life of a La Sala Homes client, and you'll quickly see what makes us truly unique.



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EVENTS BY
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THE MAGIC OF MARBELLA

WHY THE ELITE ARE FLOCKING TO
SPAIN'S LUXURY HAVEN

Marbella has long been a jewel on Spain's Costa del Sol, but in recent years, it has solidified its reputation as a destination for the world's elite.

With unparalleled amenities, exceptional climate, and a thriving luxury lifestyle, Marbella is now one of the most sought-after places to live. Here's why Marbella should be at the top of your list.

Before we get into it, just imagine this for a moment: The whisper of palm trees swaying in the gentle breeze, the promise of sunshine gracing your balcony almost every day. This is how mornings begin in Marbella, a place that unfolds like a dream, unlike anywhere else on earth.

A Luxurious Lifestyle

The hint of extravagance is everywhere. World-class havens like the Marbella Club Hotel, Puente Romano Beach Resort, Nobu Hotel, Finca Cortesin, Kempinski, Hotel Bahía, Mett Hotel aren't just hotels; they're statements of impeccable service and opulent surroundings.



Tee Off in Luxury

Marbella also happens to be a golfer's paradise, boasting over 20 championship courses. Imagine teeing off amidst breathtaking scenery, the sun warming your back as you perfect your swing.

Culture Clubs

Marbella is synonymous with glamorous beach life, home to some of the trendiest beach clubs in the world. Popular



“

“Marbella is the destination most voted for by travelers for a stay in Europe in 2024. This is a sunny, five-star, natural, sporty, gastronomic destination with everything to please the most demanding travelers.”

- *Forbes*, EBD



spots like Ocean Club, Nikki Beach, and La Sala by the Sea offer an unparalleled mix of relaxation and entertainment. New clubs continue to open, such as the designer beach club La Cabane by Dolce & Gabbana, keeping Marbella at the forefront of luxury beach culture.

From Slopes to Beaches in One Day

Picture this: skiing in the Sierra Nevada mountains in the morning and basking on the beach in the same afternoon. Marbella offers a unique blend of winter and summer activities, all within a short distance.

Easy Access to Paradise

Marbella is ultra accessible, with Málaga and Gibraltar airports both nearby offering easy connections to global destinations. Plus, the exciting future high-speed rail project promises to whisk you between Marbella and Malaga in a luxurious 20-minute ride – a testament to the city's unwavering commitment to progress.

Your Year-Round Escape

With annual temperature ranging from 18 to 29 °C, and with over 320 days of sunshine a year, it's a sun-seeker's paradise. The iconic La Concha mountain range plays a crucial role in creating a unique microclimate, providing a rain shadow effect that moderates temperatures and shapes local wind patterns.

Beyond the Glamour

A Place to Live and Thrive
But behind the facade of glitz and glamour lies a place you can call home. Secure communities and top-tier healthcare facilities ensure residents can relax and savour the good life. For families, international schools offer a seamless education, with a variety of esteemed institutions to choose from.

Work Less, Live More

Unlocking Marbella's Tax Advantages
Marbella's allure extends beyond its natural beauty. Spain's tax breaks for foreigners, including the Digital Nomad Visa and the Beckham Law, add another layer of sweetness to the deal. Imagine the freedom of combining work and luxury, seamlessly blending conference calls with dips in your private pool.

A Thriving Real Estate Market

The real estate market reflects this growing demand. Exclusive developments designed by renowned brands like Fendi, Dolce & Gabbana, Missoni and Lamborghini are transforming Marbella into a haven for the design-obsessed. These architectural marvels redefine luxury living, offering not just a home, but a statement.

A Resilient Destination

Despite facing a multitude of global challenges, from the lingering effects of Brexit to the aftershocks of the mortgage crisis, and of course, the COVID-19 pandemic, Marbella has emerged as a beacon of stability. Its robust infrastructure, unwavering demand for luxury properties, and commitment to creating a secure and relaxed lifestyle have ensured its continued status as a prime destination.

Marbella isn't just a place, it's a feeling. It's the thrill of sun-drenched afternoons by the pool, and the vibrant energy of a beach club party under the stars. It's a place where life unfolds at your pace, amidst breathtaking beauty and unparalleled luxury. So, are you ready to be spellbound by Marbella's magic?



CASA
CUIABA

BENAHAVIS

Panoramic, mountainside luxury villa in Monte Mayor



> PROPERTY FEATURES

Gym, Sea & Mountain panoramic view, Private pool & garden, Fully furnished, Multiple garages, 24 hours security, Alarm system

> REFERENCE: LS4647091 | BEDROOMS 7 | BATHROOMS 7 | PLOT SIZE 5127 M2 |
BUILT 1100 M2 | TERRACE 500 M2 | PRICE €9,750,000



This contemporary villa offers a luxurious lifestyle amidst pristine nature and stunning views. A masterpiece of comfort and sustainability; oversized windows frame panoramic views of the Mediterranean Sea and mountains. Divided into private and public wings, it features a master bedroom, guest rooms, gyms, multiple living areas, and equipped kitchens. Modern amenities include a cinema room, garage for 4-5 cars, and Control 4 home automation. Outdoors, indulge in an infinity pool, sunbathing areas, and lush gardens. Furnished with Italian luxury brands.



FOR SALE

DETACHED VILLA

NUEVA ANDALUCÍA

Beautiful pristine villa located in La Campana



Located in the prestigious Nueva Andalucia region of Marbella, this stunning villa offers the perfect blend of tranquillity and convenience. It's heated pool is not just a place for a refreshing swim; it's also a serene spot for lounging and enjoying the breathtaking mountain views. Designed with luxury in mind, the villa is outfitted with modern amenities to ensure utmost comfort and convenience. Air conditioning throughout the property guarantees a cool and comfortable atmosphere during the warmest days, while the alarm system offers security and peace of mind.



> PROPERTY FEATURES

Covered terrace, Mountain views, South orientated, Close to town and schools, Heated pool, Fully furnished, Private garden & parking



> REFERENCE: LS4654963 | BEDROOMS 6 | BATHROOMS 4 | PLOT SIZE 998 M2
BUILT 385 M2 | TERRACE 86 M2 | PRICE €1,998,000



VILLA ALMA

NUEVA ANDALUCÍA

A stunning, sophisticated residence nestled in a picturesque landscape



> PROPERTY FEATURES

Private pool, East orientated, U/F heating in bathrooms, Sea & mountain views, Close to golf, shops and schools, Excellent condition

> REFERENCE: LS4579759 | BEDROOMS 5 | BATHROOMS 5 | PLOT SIZE 375 M2
BUILT 201 M2 | TERRACE 260 M2 | PRICE €2,149,000



With clean lines and a versatile layout, this residence offers the flexibility to configure the space to suit any lifestyle, whether preferring five bedrooms or wishing to transform one into a cinema, gym, or other creative space. Every detail within the villa reflects a commitment to sophistication and comfort. Noble materials such as marble and wood are combined in an ethereal palette, creating an atmosphere of timeless elegance. A fireplace and underfloor heating ensure warmth during the winter months, while central air conditioning provides relief on hot summer days.



DETACHED VILLA

MARBELLA

Immaculate family villa in El Rosario



> PROPERTY FEATURES

Storage Room, Gym, Utility room, Solarium, Jacuzzi, Sauna, Bar, South orientated, Mountain views, Private landscaped garden, Climate control air conditioning

> REFERENCE: LS50030 | BEDROOMS 5 | BATHROOMS 6 | PLOT SIZE 1062 M2
BUILT 305 M2 | TERRACE 120 M2 | PRICE €2,395,000



Contemporary-classic designed villa. Suitable as full-time family home, as a second property or as an investment as a 5-star holiday rental property with proven success & the option to continue with the current rentals management and/or maintenance services. Tourist license in place. The large heated swimming pool is overlooked by it's own private gym with a separate feature sauna and a chill-out pergola seating area . The villa has a private driveway with parking for 2-3 cars



DETACHED VILLA

NUEVA ANDALUCIA

Exquisite family home set in a prime location, Nueva Andalucia, Marbella



> PROPERTY FEATURES

Covered terrace, Storage room, Solarium, West/South West orientated, Close to golf, port & sea, Private pool

> REFERENCE: LS50019 | BEDROOMS 4 | BATHROOMS 4 | PLOT SIZE 1213 M2
BUILT 290 M2 | TERRACE 175 M2 | PRICE €1,850,000



A magnificent family villa nestled in the renowned golf valley! Electronic gates guide you to a spacious carport accommodating three vehicles. The double living area furnished with exquisite Roche Bobois pieces and connects to the outdoor pool and garden space through floor-to-ceiling terrace doors. Equipped with underfloor heating, hot/cold air conditioning with zoned climate control, Bluetooth music, SONOS sound system, and comprehensive security accessible via mobile phone applications, this residence combines comfort and convenience seamlessly.



DETACHED VILLA

ESTEPONA

Sensational andalusian modern family home in Selwo



> PROPERTY FEATURES

Outdoor bar & kitchen, Barbecue area, Mature gardens, Private swimming pool, Spectacular sea, lake & mountain views, Self-contained guest suite, Leisure space, Double garage

> REFERENCE: LS50040 | BEDROOMS 5 | BATHROOMS 5 | PLOT SIZE 2856 M2
BUILT 522 M2 | TERRACE 220 M2 | PRICE €2,495,000



A modern gem with breath-taking panoramic sea and mountain views. Overlooking one of Europe's largest Safari Parks, a property with luxury, charm and tranquillity, yet with all the modern fixtures and fittings of which one could only dream. The property is ideally located next to a brand-new American private school, with Puerto Banus just a 15 minute drive, 5 minutes to Estepona town and the closest beach clubs and golf course only a couple of minutes away. If you're looking for peace, tranquillity, luxury and nature all wrapped in a modern Andalusian dream, with stunning views then look no further.



DETACHED VILLA

BENAHAVÍS

Magnificent villa located in the popular gated community of El Madroñal



> PROPERTY FEATURES

Covered terrace, Private pool, Jacuzzi, Fireplace, U/F heating, Panoramic sea & mountain views, Excellent condition, Fully furnished, Parking for 3 cars

> REFERENCE: LS4707598 | BEDROOMS 4 | BATHROOMS 4 | PLOT SIZE 1666 M2
BUILT 255 M2 | TERRACE 389 M2 | PRICE €2,500,000



Exquisite villa nestled within the sought-after gated community of El Madroñal. Recently refurbished with a traditional Spanish cortijo design, the villa presents awe-inspiring views of the sea and mountains. Its spacious outdoor areas invite relaxation in the sun, hosting gatherings on the terrace, or indulging in the swimming pool and jacuzzi. Thoughtfully designed interiors seamlessly connect throughout the villa.



DETACHED VILLA

MARBELLA

Beachside villa only 4 minutes walk to the beach in Marbesa



> PROPERTY FEATURES

Utility & storage room, South/South West orientated, Climate control & fireplace, Mountain, sea & forest views, Private pool & landscaped garden, Alarm system, Private garage

> REFERENCE: LS50038 | BEDROOMS 5 | BATHROOMS 7 | PLOT SIZE 1346 M2
BUILT 400 M2 | TERRACE 100 M2 | **PRICE €2,999,500**



This remarkable villa presents an unmatched lifestyle with lovely vistas and unspoiled nature. Close to Elviria commercial centre, offering all essential amenities and shops. The villa's enchanting outdoor area is a true oasis of leisure and entertainment. One of the most unique features of this property is its separate gated entrance at the back, providing direct access to mother-natures sandy dunes and pristine beach beyond. This villa is more than just a home; it's a lifestyle. Experience the epitome of coastal living in Marbesa and create unforgettable memories in this beautiful family home.



DETACHED VILLA

ELVIRIA

Contemporary villa with spectacular sea views



> PROPERTY FEATURES

Double glazing, Utility room, Domotics, Reduced mobility access, South/South West orientated, Underfloor heating, Panoramic sea & mountain views, Optional furniture

> REFERENCE: LS50039 | BEDROOMS 4 | BATHROOMS 5 | PLOT SIZE 1414 M2
BUILT 537 M2 | TERRACE 291 M2 | PRICE €3,100,000



Experience unparalleled contemporary luxury in this stunning single-story villa boasting arguably the most breathtaking panoramic sea views available in Marbella East. Meticulously completed, this residence seamlessly blends modern design with the timeless allure of Andalusian architecture, preserving its charm while offering a bright, contemporary ambiance that avoids the sterile feel of many modern homes. Nestled in a tranquil enclave within Elviria, yet conveniently close to amenities and the beach, this residence offers unparalleled vistas stretching across the sea to Gibraltar and the African coast.



VILLA AMFA

NUEVA ANDALUCÍA

Modern villa with sea views



> PROPERTY FEATURES

Gym, Games room, Jacuzzi, South West orientated, Panoramic sea, mountain & pool views, Close to golf, shops & schools. Private garden & pool, Furniture optional, Alarm system, Private parking for more than one vehicle

> REFERENCE: LS4557610 | BEDROOMS 4 | BATHROOMS 5 | PLOT SIZE 839 M2
BUILT 380 M2 | TERRACE 100 M2 | PRICE €3,250,000



This modern villa boasts sleek architecture, white exteriors, and floor-to-ceiling windows, offering stunning panoramic views of the Mediterranean. Its spacious terrace, complete with an outdoor BBQ area and an infinity pool, is perfect for outdoor living. The ground floor seamlessly connects indoor and outdoor spaces, while the interior showcases stylish design and top-notch amenities. The luxurious master has its own terrace and spa-like bathroom. The lower level houses impressive entertainment facilities such as a cinema, wine cellar, and gym. With underfloor heating and a prime location, this villa epitomizes luxury living in Marbella.

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VILLA ATLAS

SOTOGRADE

Stunning modern villa in Europe's most sought-after luxury resort



> PROPERTY FEATURES

Sweeping sea, marina, green hills & golf views, Barbecue and al fresco dining areas, Covered & uncovered terraces, Guest apartment, Gym, Jacuzzi, Sauna, Private garage, Eco-friendly

> REFERENCE: LS50044 | BEDROOMS 5 | BATHROOMS 6 | PLOT SIZE 2267 M2
BUILT 741 M2 | **PRICE €4,750,000**



This stunning 5-bedroom modern villa redefines opulent living. Located within the gated La Reserva de Sotogrande, it seamlessly blends elegance and sophistication. Sotogrande, nestled at the western end of Costa del Sol, offers an exclusive lifestyle with polo, yacht, golf, tennis, and beach clubs, along with a marina featuring restaurants and designer boutiques. World-famous golf courses like Valderrama, bilingual kindergartens, and Spain's top international school, ISS, enrich the community.



DETACHED VILLA

MARBELLA

Spectacular villa in Cortijo Blanco



> PROPERTY FEATURES

Gym, Utility & storage room, Games room, Domotics, South East orientated, Sea mountain & garden panoramic views, Private pool, Beachside, Close to shops & schools, Fully furnished, Parking for more than one vehicle

> REFERENCE: LS50031 | BEDROOMS 5 | BATHROOMS 4 | PLOT SIZE 682 M2
BUILT 491 M2 | TERRACE 191 M2 | PRICE €4,750,000



This spectacular villa embodies coastal sophistication with its sleek white façade and proximity to the sandy shores. This modern architectural gem, ensconced in verdant surroundings, offers a retreat where luxury meets leisure. Designed by the esteemed Pedro Peña, Marbella's luminary interior designer, every corner of this beautiful villa exudes elegance. Upon stepping into this meticulously crafted abode, you're greeted by an expansive open-plan layout seamlessly connecting kitchen, lounge, and terrace, all overlooking the inviting pool—a seamless blend of indoor and outdoor living.



VILLA ALFERINI

BENAHAVÍS

Beautiful luxury villa in Los Flamingos Golf Resort



> PROPERTY FEATURES

Gym, Utility & storage room, Games room, Domotics, South East orientated, Panoramic sea, mountain & golf views, Private pool, Frontline golf, Fully furnished, Parking for more than one vehicle

> REFERENCE: LS50034 | BEDROOMS 6 | BATHROOMS 8 | PLOT SIZE 2577 M2
BUILT 680 M2 | TERRACE 43 M2 | PRICE €4,995,000



This contemporary 6-bedroom villa sets a new standard for modern luxury living. Positioned prominently along the golf course, the property boasts a coveted location within one of the most prestigious developments on the Costa del Sol. Recently completed, this sustainable and environmentally conscious architectural endeavour was designed with sustainability in mind, seamlessly integrates with its surroundings, boasting a sophisticated blend of modern design, natural materials, cutting-edge technology, and top-tier finishes.



CASA CIELO

BENAHAVÍS

Spectacular villa with incredible views of La Concha



> PROPERTY FEATURES

Lift, Gym, Utility room, Solarium, Games room, Jacuzzi, Domotics, Sauna, Bar, South orientated, U/F Heating, Panoramic sea, mountain & country views, Heated indoor and outdoor pools, 24 hour security

> REFERENCE: LS4559656 | BEDROOMS 5 | BATHROOMS 6 | PLOT SIZE 1574 M2
BUILT 744 M2 | TERRACE 102 M2 | **PRICE €5,900,000**



This stunning, eco-friendly, and handicap-accessible home in Marbella's La Quinta Golf Resort offers a prestigious location, stunning panoramic views, modern design, and luxurious amenities for an exceptional living experience.

It is in excellent condition, beautifully furnished, and flooded with natural light from floor-to-ceiling windows. Not to mention it has its own health and wellness area, with a spa, indoor heated pool, sauna, Turkish bath, gym, massage room, a wine cellar and a lift connecting all 4 levels of the house.



VILLA CALMA

BENAHAVÍS

A luxurious villa boasting an impressive array of features and amenities



> PROPERTY FEATURES

Indoor heated pool, Tennis/paddle court, Cinema room, Air conditioning, Utility room, Fireplace, Jacuzzi, Sauna, Gym, Storage room, Solarium, Mountain, countryside & golf views

> REFERENCE: LS3743770 | BEDROOMS 6 | BATHROOMS 11 | PLOT SIZE 5.719 M2
BUILT 1544 M2 | TERRACE 523 M2 | PRICE €8,900,000



Situated to the south, the luxurious villa enjoys abundant natural light and stunning views. It includes a private swimming pool and a sizable garage with space for seven vehicles, along with a meticulously landscaped private garden. The property offers breathtaking views of the mountains, countryside, and golf course, as well as sea views from certain vantage points. It even includes an indoor heated pool, a tennis/paddle court, and a cinema room for entertainment. Overall, this villa presents an unparalleled opportunity for luxurious living in a serene yet convenient location.





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PENTHOUSE APARTMENT

NUEVA ANDALUCÍA

Immaculately recently finished penthouse with 360° views in the renowned golf valley



> PROPERTY FEATURES

Lift, Private terrace, South West orientated, U/F heating, Panoramic mountain & golf views, Frontline golf, Recently refurbished, Communal pool, 24 Hour Security, Communal parking

> REFERENCE: LS50014 | BEDROOMS 3 | BATHROOMS 3
BUILT 247 M2 | TERRACE 80 M2 | PRICE €1,495,000



Recently completed, this elegant penthouse offers mesmerising 360° views and a sun-soaked wrap-around terrace. Nestled in the prestigious Las Brisas Golf, it grants access to all Golf Club amenities, with direct access to the restaurant from the concierge lobby. This outstanding corner unit is bathed in natural light and offers generous space, encircled by an expansive terrace boasting panoramic views. Completed to impeccable standards, it boasts an integrated open-plan layout with scenic views from every room.



PENTHOUSE ALCORES DEL GOLF

NUEVA ANDALUCÍA

Penthouse with stunning views and plunge pool

> REFERENCE: LS4619053 | BEDROOMS 3 | BATHROOMS 3
BUILT 150 M2 | TERRACE 60 M2 | PRICE €1,695,000



South-west facing luxurious, modern and bright penthouse has breathtaking sea, mountain and golf views with a large rooftop terrace with a private plunge pool and outdoor kitchen. Los Naranjos clubhouse is only a 5 minute walk away and 7 minutes drive to Puerto Banus. The complex is fully gated and has a daytime concierge.



PENTHOUSE ALCAZABA

ESTEPONA

Seaside penthouse offering an oasis of tranquillity

> REFERENCE: LS4571623 | BEDROOMS 2 | BATHROOMS 3
BUILT 115 M2 | TERRACE 132 M2 | PRICE €1,899,000



This luxury penthouse is located in one of the most beautiful frontline beach developments of within walking distance to shops, restaurants and the charming Old Town. The apartment itself has been fully renovated to the highest standards. This prestigious residential complex features direct access to the beach and promenade



PENTHOUSE APARTMENT

LOS BELVEDERES

Immaculate Penthouse Duplex in Nueva Andalucía



> PROPERTY FEATURES

Storage & utility room, Gym, Tennis court, Jacuzzi, South West orientated, U/F heating, Panoramic sea & mountain views, Communal pool, Fully furnished, 24 hour security, Underground parking

> REFERENCE: LS4360894 | BEDROOMS 3 | BATHROOMS 3
BUILT 239 M2 | TERRACE 117 M2 | PRICE €2,295,000



Duplex penthouse, fully renovated to the highest standards. South to west facing with panoramic views to the Mediterranean, the coast and the mountains. Fully private and quiet. The entrance hallway leads to the living area with a wood fireplace, dining area with an open plan fully fitted kitchen with Siemens and Bosch appliances and a laundry room. Direct access to the covered and uncovered terrace. Two guest bedrooms en suite. Upstairs the master bedroom is en suite with dressing area. Outside you have a chill out terrace with BBQ and jacuzzi.



DUPLEX PENTHOUSE APARTMENT

MAGNA MARBELLA

Stunning 3 bedroom duplex penthouse



> PROPERTY FEATURES

Solarium, South West orientated, Panoramic sea & mountain views, Close to golf, shops & schools, Recently refurbished, Private pool, Fully furnished

> REFERENCE: LS4571632 | BEDROOMS 3 | BATHROOMS 4
BUILT 171 M2 | TERRACE 175 M2 | PRICE €2,695,000



The design of this penthouse features an exquisite inspiration of a minimalist touch of luxury and natural beauty. Whether you're a golf enthusiast or simply seeking a tranquil retreat, this apartment offers a remarkable home experience marked by double high ceilings, large private terraces to enjoy the best sunsets views and highest qualities of the carefully chosen materials. Located by short drive to the iconic Puerto Banús and the beach, as well as walking distance to golf courses and amenities, this penthouse has it all!



DUPLEX PENTHOUSE

ESTEPONA

Recently refurbished beachfront duplex penthouse in Guadalbon

> REFERENCE: LS3693653 | BEDROOMS 3 | BATHROOMS 3
BUILT 139 M2 | TERRACE 52 M2 | PRICE €749,000



Recently completed 3 bedroom duplex penthouse located on the front line of the beach, situated on the 9th floor with spectacular, unbeatable panoramic views of the Mediterranean and the coast. It faces south and offers direct access to the beach, within walking distance to the port and Estepona town.



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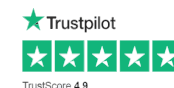
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NAVIGATING THE SPANISH MORTGAGE LANDSCAPE

BUYING A HOME IN SPAIN?
EXCITING TIMES AHEAD!
BUT FIRST, LET'S TACKLE THE
ESSENTIAL TOPIC OF OBTAINING A
MORTGAGE IN SPAIN.



> **Eligibility and Documentation**
Proof of land ownership.
Detailed construction plans and building permits.
A construction budget and timeline.
Contracts with builders and architects.
Standard personal documentation (ID, proof of income, bank statements, etc.).

> **Loan-to-Value Ratio**
Banks usually lend up to 80% (for residents) of the estimated value of the finished property.
The loan amount is often disbursed in phases as construction milestones are met.

> **Interest Rates**
Similar to other mortgage types, with fixed and variable rates available.
Current rates range from 2.5% to 3.5% for fixed-rate self-build mortgages.

Navigating mortgages can be tricky, but you're not alone. La Sala Homes is here to help you every step of the way. If you need more information or personalised assistance, contact us, we'll arrange a meeting with our mortgage specialists. We're here to make your home-buying journey as smooth as possible. Buying a home is a big step, but with the right mortgage and the right advice, you'll be settling into your dream home in no time.

Happy house hunting!
lasalahomes.com

Whether you're a local, an expat, a business owner, or considering moving banks for better rates, this guide has got you covered.

Types of Mortgages

> **Fixed-Rate Mortgages:**
Your interest rate remains constant throughout the loan period, giving you stability and predictable monthly payments.

> **Variable-Rate Mortgages:**
The interest rate can fluctuate based on the Euribor (the rate at which European banks lend to each other), potentially offering lower rates but with less predictability.

Current Interest Rates (as of June 2024)

> **Fixed-Rate Mortgages:**
Typically range from 2.75%

(resident) to 3.5% (non-resident).

> **Variable-Rate Mortgages:**
Often start at around 1.75% (resident) to 2.65% (non-resident), depending on the Euribor rate.

Minimum Documentation Needed

> Passport or ID
> Proof of income (nomina, tax returns)
> Bank statements (last 3-6 months)
> Proof of existing debts
> Property details (if you've already chosen a home)

Residency Matters

> **Spanish Residents:** Typically, can get up to 80% of the property value.
> **EU Non-Residents:** Can generally expect to borrow up to 70%.
> **Non-EU Non-Residents:** Often, the cap is around 60-70% of the property value.

Corporate Mortgages

For businesses looking to invest in property in Spain, corporate mortgages are an option. Here's a quick overview:

> **Eligibility**
Spanish companies and foreign corporations with a registered presence in Spain can apply.
Documentation will include business registration, financial statements, and proof of revenue.

> **Loan-to-Value Ratio**
Corporates can typically borrow up to 60% of the property's cost, depending on the financial health of the business.

> **Interest Rates**
Interest rates for corporate mortgages might be slightly higher than those

for personal mortgages, reflecting the higher risk associated with business lending.

> Current rates can range from 3.5% to 4.5%, but this varies based on the business's financial profile and the lending bank.

Building on Your Own Plot

If you own a plot of land and wish to take a mortgage for building a home, here's what you need to know:

> **Self-Build Mortgages**
These are designed specifically for individuals who plan to construct their own homes.
The mortgage is typically released in stages, aligned with the progress of the construction, after the client has purchased the plot with his own funds

“
LA SALA HOMES IS HERE TO HELP
YOU EVERY STEP OF THE WAY. IF
YOU NEED MORE INFORMATION
OR PERSONALISED ASSISTANCE,
CONTACT US, WE'LL ARRANGE A
MEETING WITH OUR MORTGAGE
SPECIALISTS.



A group of people are gathered around a pool table in a dimly lit room. In the background, there is a bar with a sign that reads "THE BAR". The room has a warm, ambient lighting.



APARTMENT TERRAZAS DE BANÚS

PUERTO BANÚS

Beautiful apartment in the heart of Puerto Banus, Marbella

> REFERENCE: LS50058 | BEDROOMS 3 | BATHROOMS 2
BUILT 110 M2 | TERRACE 10 M2 | PRICE €850,000



Nestled in a prime location, just a 5-minute stroll from Puerto Banus, this beautiful apartment offers comfort and convenience. Close to transport links and the vibrant port area. The gated complex includes well-maintained communal pools and lush gardens. This apartment is ideal for holiday rentals or as a sound investment opportunity.



GOLF COURSE APARTMENT

BENAHÁVIS

Delightful apartment on the prestigious Los Arqueros Golf Course

> REFERENCE: LS4576615 | BEDROOMS 3 | BATHROOMS 2
BUILT 105 M2 | TERRACE 41 M2 | PRICE €385,000



This stunning apartment is set in a tranquil and private setting, facing south. It features a spacious living and dining area, a fully equipped kitchen, a master bedroom en suite, and 2 guest bedrooms sharing a bathroom. Enjoy direct access to 2 terraces. Parking space and storage are available in the garage. The community boasts lovely gardens and pools.



APARTMENT JARDINES

NUEVA ANDALUCÍA

Sophisticated apartment with spectacular views

> REFERENCE: LS4716274 | BEDROOMS 4 | BATHROOMS 2
BUILT 103 M2 | TERRACE 25 M2 | PRICE €725,000



This exquisite property seamlessly merges contemporary flair with natural elements to foster an ambiance of serenity and refinement. The expansive terrace affords vistas of La Concha, providing an idyllic setting for entertaining guests, relishing outdoor dining, and unwinding in style.



APARTMENT CABO BERMEJO

ESTEPONA

Sophisticated apartment with spectacular views

> REFERENCE: LS50041 | BEDROOMS 3 | BATHROOMS 3
BUILT 130 M2 | TERRACE 40 M2 | PRICE €1,350,000



This refined residence offers a range of premium amenities, including access to a communal swimming pool, a private garage, and beautifully maintained communal gardens. Experience luxury living by the sea in this remarkable apartment, perfectly situated to offer both tranquility and convenience.



FOR SALE

CULMIA BLUE VIEWS APARTMENTS

ISTÁN

Stunning development with breathtaking views

> REFERENCE: LS4677103 | BEDROOMS FROM 1 TO 2 | BATHROOMS 2
BUILT FROM 113 M2 TO 157 M2 | TERRACE FROM 19 M2 | PRICE FROM €250,000 TO €277,000



Stunning apartments located in the Cerros del Lago urbanization, nestled in the Sierra de las Nieves Biosphere Reserve surrounded by mountains. The urbanization consists of 22 homes with 1 and 2 bedrooms spread across three blocks, featuring spacious terraces and panoramic views of the sea and the Embalse de la Concepción.



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IMPOSSIBLE ACHIEVED

EXCLUSIVE INTERVIEW WITH
TANCREDE DE POLA,
DIRECTOR OF THE FINANCE BUREAU



THE Finance
Bureau

“OUR SERVICES DO NOT JUST STOP WHEN OUR CLIENTS RECEIVE THEIR KEYS. OUR ADVICE AND SUPPORT IS THERE FOR AS LONG AS THE CLIENT HOLDS THE MORTGAGE.”

The Finance Bureau distinguishes itself with over 20 years of experience, strong lender relationships, and a reputation for making the “impossible” possible. They offer comprehensive services for both resident and non-resident clients, providing ongoing support throughout the mortgage term. Discover more about their unique approach and vision in this insightful interview with The Finance Bureau’s Director, Tancrede de Pola.

Could you share a bit about your background and how it led you to establish The Finance Bureau?

In 2003, I moved to Spain with the goal of establishing a property portfolio. After navigating the Spanish mortgage process first-hand, I recognised a significant opportunity for a professional mortgage company in the Costa del Sol. This led to the founding of the Finance Bureau. My background in radio and television production provided me with a skill set that facilitated a smooth transition into this new venture.

What sets The Finance Bureau apart from other financial consulting firms in the real estate industry?

We offer a unique service to cater to our broad spectrum of clients. With over 50 years of combined in-house experience there isn’t a client type we have not seen before or know how to approach. We have the reputation to make the “impossible” possible. This is due to a combination of our extensive knowledge of lenders criteria and the elevated consideration lenders apply to our applications.

Can you provide an overview of the services your company offers to clients in the real estate sector?

We offer resident and non-resident advice for purchases, remortgage/rate switches, reforms, self builds and company purchases. Our services do not just stop when our clients receive their keys. Our advice and support is there for as long as the client holds the mortgage. We always begin our client journey with an initial consultation making the client aware of what their potential options will be. We provide our own inhouse assessment confirming the viability of the case, clearly explaining what the process will entail.

How does The Finance Bureau tailor its financial solutions to meet the unique needs of individual clients?

Our service and the results we provide are always bespoke and tailored to each client’s circumstances. Our extensive relationships with our lenders mean all prospective applications have potential and we will leave no stone unturned when we take on a new case.

Can you highlight the challenges and success stories The Finance Bureau has been involved in recently?

We have had many successes over the years, specially simplifying the process for UAE based clients. We also have a growing wave of strong clients from Poland, Lithuania, Romania moving to Spain. We are seeing more investors return to the coast looking to build property portfolios for long and short term rentals as the potential returns are very inviting with the right property and mortgage in hand. We have been finding solutions for this traditionally difficult market sector. Also, we are constantly striving to find solutions for company owners who often leave profits in the company.

How does your team approach risk management and financial planning for real estate ventures?

Our diligent in-house procedures ensure each case is approached in meticulous manner ensuring a solid understanding of our clients’ circumstances mitigating as much risk as possible with careful consideration of the

best lender for the clients needs making the outcomes clear and tangible.

How do you ensure transparency and integrity in your financial dealings with clients and lending institutions?

Communication is key to our business and we build transparent and trustworthy relationships with our clients and introducers by managing expectations regards to the appropriate time required and the expected outcome of the application.

What are the company’s goals and aspirations for the future?

Our aim is to expand our net as the number one broker on the Costa del Sol. We will continue to build the company by maintaining the high standards of communication and high level of servicing to our property agents and customers have become accustomed to. With the market being very stable and growing at a very healthy rate we will be at the forefront making the ever-increasing level of purchases on the Costa del Sol possible.



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FOR SALE

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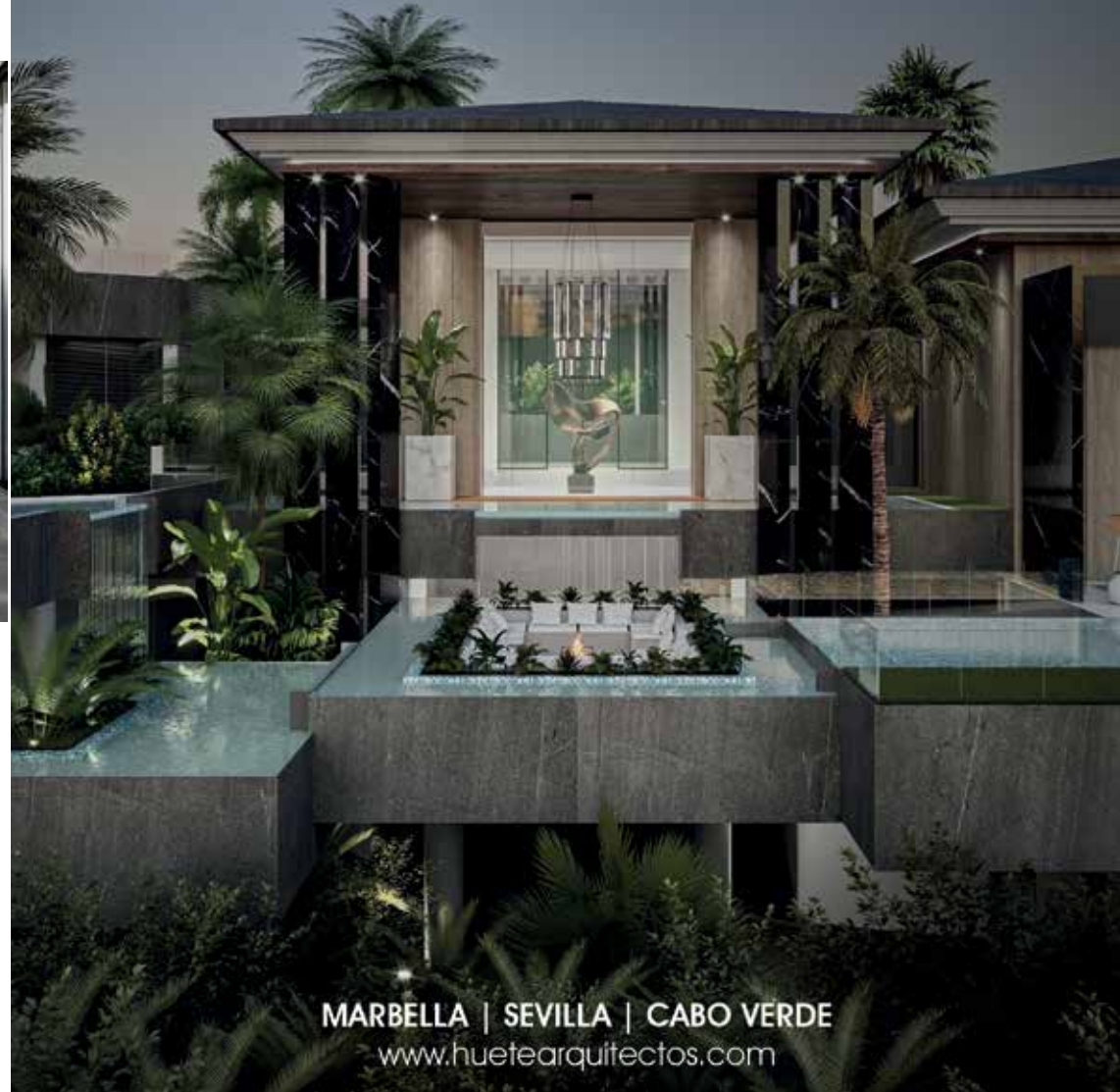
NUEVA ANDALUCÍA

Quaint townhouse in Aloha

> REFERENCE: LS4578052 | BEDROOMS 3 | BATHROOMS 4 |
BUILT 164 M2 | TERRACE 41 M2 | PRICE €795,000



The property unfolds across four terraces, offering varied views, including a top terrace with views of the sea. South-facing orientation with direct pool access. Fully renovated for modern living, double-glazed windows, electrical awning, and shutters. Next to Aloha College and Golf Club.



TOWNHOUSE THE ISLAND

ESTEPONA

Luxury townhouse in prestigious beach complex



> PROPERTY FEATURES

Lift, Storage room, Gym, Utility room, Solarium, Jacuzzi, Bar, South orientated, U/F Heating, Panoramic sea, garden & pool views, Close to port, shops, schools, Beachfront, Furniture optional, 24 hour security

> REFERENCE: LS4188379 | BEDROOMS 4 | BATHROOMS 3
BUILT 217 M2 | TERRACE 28 M2 | PRICE €1,795,000



Situated within an innovative frontline beach complex boasting modern architectural design, this property is nestled in one of the most coveted areas of the Costa del Sol. Offering a tranquil beachfront setting, privacy, lush surroundings, and top-notch amenities, it's the epitome of coastal living. Conveniently located near all the amenities of Estepona and Marbella, including supermarkets, international schools, restaurants, golf courses, and more, it promises a vibrant lifestyle on the New Golden Mile and in glamorous Puerto Banus, just minutes away by car.



VILLA SOFÍA

ESTEPONA

Luxurious Front Line Golf Villa



> PROPERTY FEATURES

Covered Terrace, Private Terrace, Satellite TV, Storage Room, Ensuite Bathroom, Double Glazing, Fitted Wardrobes, WiFi, Utility Room, Barbeque, Roof Terrace, Double Height Ceiling, Close to Golf

> REFERENCE: LS50057 | BEDROOMS 4 | BATHROOMS 5 | PLOT SIZE 1200 M2
BUILT 600 M2 | TERRACE 200 M2 | **PRICE €1,495,000**



This modern golf home, with a desirable southeast/east orientation, offers stunning sea, golf, and countryside views. Elegantly designed, it blends contemporary living with Mediterranean style. The property features a double-height gallery, a spacious living/dining room, a master suite with a terrace, a private office/bedroom with another terrace, and a modern kitchen with a utility room. Nearby amenities include a private American school, excellent shopping, and multiple golf courses. This property is both a wonderful family home and a lucrative investment opportunity.



FOR SALE

TOWNHOUSE LOS NARANJOS

NUEVA ANDALUCÍA

Bright corner townhouse - 15-minute walk to Puerto Banus

> REFERENCE: LS50036 | BEDROOMS 5 | BATHROOMS 3 | PLOT SIZE 183 M2 |
BUILT 155 M2 | TERRACE 28 M2 | PRICE €649,000



This well-maintained home is bathed in natural light. The main entrance opens into spacious living and dining areas, divided by a charming chimney and extends to a large private terrace ideal for al fresco dining. A gate from the terrace opens onto lush communal gardens and a swimming pool.



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FUNCTIONAL, OPTIMISED & CREATIVE

WE DELVE INTO THE INSPIRING JOURNEY OF
HAYLEY REED, THE VISIONARY BEHIND FOC DESIGN.

With a passion for creating spaces that blend aesthetics and functionality, Hayley Reed has established a reputation for innovative and human-centric interior design. We explore the motivations and experiences that led to the founding of FOC Design and how it has grown to prioritise client satisfaction, sustainability, and cutting-edge design solutions.

Can you tell us about your journey in the field of interior design and what inspired you to establish FOC Design?

My journey in the field of interior design began with a deep fascination for spaces and how they can impact human emotions and behaviours. From a young age, I was captivated by how different environments could evoke different feelings and serve various functions.

Throughout my career, I had the opportunity to work on diverse projects, ranging from residential homes to commercial spaces and hospitality environments. Each project taught me valuable lessons about the importance of understanding clients' needs, staying updated with design trends, and balancing aesthetics with functionality.

The inspiration to establish FOC Design came from a desire to create a firm that not only delivered beautiful and functional spaces but also prioritized innovation, sustainability, and client satisfaction. I wanted FOC Design to be a place where creativity could flourish, and where each project would be approached with a fresh perspective, tailored to the unique needs and aspirations of our clients.

At FOC Design, we believe in the power of design to enhance people's lives. We strive to create environments that reflect our clients' personalities, improve their quality of life, and stand the test of time. Our commitment to excellence, attention to detail, and passion for design have been the driving forces behind our success and growth in the industry.

What distinguishes FOC Design from other interior design firms in terms of style, approach, and client experience?

FOC Design stands out from other interior design firms through a distinctive blend of style, approach, and client experience. Here are the key aspects that set us apart:



“AT FOC DESIGN, WE BELIEVE IN THE POWER OF DESIGN TO ENHANCE PEOPLE'S LIVES. WE STRIVE TO CREATE ENVIRONMENTS THAT REFLECT OUR CLIENTS' PERSONALITIES, IMPROVE THEIR QUALITY OF LIFE, AND STAND THE TEST OF TIME.”



Unique Style:

Timeless Elegance with a Modern Twist: Our design aesthetic seamlessly combines timeless elegance with contemporary elements, ensuring that our spaces feel both current and enduring. We pay meticulous attention to detail, creating sophisticated and cohesive environments that reflect our clients' tastes.



Customization and Personalization: Each project is approached as a unique canvas. We tailor our designs to align with the specific preferences, lifestyles, and needs of our clients, ensuring that the final result is truly personalized and one-of-a-kind.



Innovative Approach:

Client-Centric Design Process: We involve our clients closely throughout the design process, from the initial concept to the final execution. This collaborative approach ensures that our designs are not only visually stunning but also deeply resonant with our clients' vision and requirements.

Technology Integration: We leverage the latest design technologies, including 3D visualization and virtual reality, to provide clients with a clear and immersive preview of their spaces. This helps in refining designs and making informed decisions before the actual implementation.

Exceptional Client Experience

Personalized Attention: Our clients receive personalized attention from start to finish. We take the time to understand their desires, preferences, and lifestyles, ensuring that every detail of the design reflects their unique identity.

Transparent Communication: We maintain open and transparent communication with our clients throughout the project. Regular updates, clear timelines, and detailed explanations ensure that clients are always informed and confident in the progress of their project.

Full-Service Offering: FOC Design provides a comprehensive range of services, from initial concept development and space planning to furniture selection, custom installations, and project management. This full-service approach ensures a seamless and stress-free experience for our clients.

You mention a focus on “human-centric design.” Could you elaborate on what this means and how it shapes your projects?



Creating beautiful spaces is an art but we also realise that a space has to be practical for the end user. It has to be aesthetically pleasing and functional simultaneously. Human-centricity emphasises a design philosophy that prioritizes the needs, well-being, and experiences of the people who will be using the space. Here's a deeper dive into what this means and how it shapes our projects:

Each project starts with a thorough consultation to understand the client's unique needs and preferences. This could mean designing a home office that enhances productivity for a remote worker or creating a calming bedroom retreat for relaxation. I think we can define these in the following four points:

Functional Layouts: We prioritize layouts that maximize usability and flow. This might involve reconfiguring spaces to improve movement and interaction or ensuring that furniture and fixtures are placed in a way that enhances convenience and accessibility.

Comfort and Well-being: We choose materials, lighting, and color schemes that contribute to a comfortable and healthy environment. For instance, using natural light and ergonomic furniture can significantly improve mood and reduce strain.

Adaptability and Flexibility: Recognizing that needs can change over time, we design spaces that are adaptable. This could involve creating multi-functional areas that can evolve as the user's lifestyle changes.

Aesthetic Harmony: While functionality and comfort are paramount, we also ensure that the design aesthetic aligns with the client's vision and taste, creating spaces that are both beautiful and reflective of their personality.

For example, in a recent project, we designed a family living room that needed to serve multiple purposes: a play area for children, a comfortable space for adults to relax, and a functional space for occasional work. By incorporating flexible furniture, durable and safe materials, and a harmonious color scheme, we created a space that caters to all these needs without compromising on style. By focusing on the user's experience, we ensure that our designs are not only visually appealing but also deeply functional and supportive of well-being.

What are some notable projects or collaborations that FOC Design has undertaken recently, and what were the key inspirations behind them?

The Clubhouse by La Sala Group is our latest project, focusing on creating a luxurious sports bar and golf simulator venue. This space features pool tables, interactive darts, shuffleboard, a private lounge, a golf pro shop, and a barber shop. We aimed to elevate the sports bar experience with high-end design and state-of-the-art technology, incorporating rich textures, dark ceilings, and deep, earthy tones to create a unique and elegant atmosphere. Our approach emphasizes not only aesthetics but also the seamless integration of operational functionality. We prioritize thoughtful layouts and advanced lighting control to ensure an exceptional experience for both clients and staff. At FOC Design, we believe that a beautiful space must also be highly functional, reflecting our commitment to combining style with practical usability in every project.

WEAREFOC.COM



SEMI-DETACHED VILLA

NUEVA ANDALUCÍA

Innovative design, nestled in the heart of Marbella



> PROPERTY FEATURES

Private pool, Air conditioning & underfloor heating, Lift, Two parking spaces, Storage room, Alarm system and surveillance cameras, Gym and games room, Jacuzzi, Solarium

> REFERENCE: LS50023 | BEDROOMS 3 | BATHROOMS 6 | PLOT SIZE 586 M2
BUILT 375 M2 | PRICE €1,690,000



Situated in a well-established area with convenient access, this residence offers breathtaking sea views. Just a 5-minute drive from Marbella's bustling center, 4 minutes from the Palacio de Congresos, and a short 5-minute jaunt to La Cañada shopping center, convenience meets luxury here. The villa features expansive windows that bathe the interior in natural light, emphasizing a seamless connection between indoor and outdoor spaces. Floor-to-ceiling sliding windows merge interior living areas with exterior terraces, amplifying the essence of outdoor living.



SEMI-DETACHED VILLA

NUEVA ANDALUCÍA

Stunning contemporary semi-detached villa



> PROPERTY FEATURES

Lift, Storage room, Solarium, Games room
Guest apartment, Domotics, Bar, West
orientated, U/F Heating, Panoramic, sea,
mountain & garden views, Fully furnished, 24
hour security, Underground parking

> REFERENCE: LS50004 | BEDROOMS 4 | BATHROOMS 5 | PLOT SIZE 1620 M2
BUILT 480 M2 | TERRACE 224 M2 | PRICE €4,150,000



Introducing a stunning contemporary semi-detached villa, part of an exclusive project featuring 11 prestigious units. Nestled within the confines of a gated community in Nueva Andalucia, this exceptional residence embodies a unique and captivating interpretation of modern architecture. Its sleek lines and geometric facade command attention, complemented by the use of neutral-toned natural materials on the exterior for an added touch of sophistication. This residence offers convenient access to a diverse range of amenities and essential services.



ARE WE IN A PROPERTY BUBBLE?

WILL THERE BE A
DROP IN THE PROPERTY
MARKET SOON?

Will our ever expanding property market experience a downturn any time soon? Buckle up, dear readers, for the answer is not what you might expect. In fact, Marbella is on the brink of a new dawn, where exclusivity reigns supreme, and luxury brands add their names to the allure of an already burgeoning reputation.

Rewind a decade or two. Prospective buyers sought out villas with pools, perhaps a modest cinema room, with prices averaging between €700,000 and €1,500,000. Fast forward to the present, and Marbella's property market has undergone a makeover of biblical proportions. The average price now ranges between €2,500,000 to €3,500,000, offering not just a home but an experience comparable to stepping into an alternate universe. Forget just a simple pool – today's "average property" boasts a cinema room, gym, sauna, spa, and for the truly indulgent, even bowling alleys and golf simulators. It's a shift akin to trading in an old vintage Mercedes for a top-of-the-range Lamborghini, with the value for money soaring to unprecedented heights.

The years 2023-2024 marked an era of unparalleled expansion for Marbella. As per expert data, our municipality experienced its most robust sales figures in 17 years, with a remarkable surge of 120% over the



past decade, resulting in the sale of 42,744 residences. And who are the titans behind this surge of investment? Meet the new wave of buyers, aged between 40 to 55, captains of industry, steering multinational corporations. Marbella has become their sanctuary, their "work from home" nest, where the lines between business and pleasure blur amidst the azure backdrop of the Mediterranean.

But what about the challenges? Marbella, like any market, has weathered storms. From the mortgage crisis to geopolitical tensions and the spectre of Brexit and Covid-19, adversity has only fortified its resolve. In the face of uncertainty, Marbella has emerged not just unscathed but



emboldened, proving time and again that it stands as the epitome of resilience. It's not merely a destination but a lifestyle, adaptable and vibrant, catering to the desires of the elite.

Want our advice? Fear not the murmurings of a market downturn. For here in Marbella, it's not the end but the beginning of a new chapter, where each property is not just a residence but a testament to its discerning owner. One thing is clear – Marbella's allure shines brighter than ever before.

Whether you are looking to sell your home, purchase a dream home or invest in Marbella's thriving real estate market, La Sala Homes will guide you every step of the way.

TIERRA VIDA

BENAHAVÍS

Signature villas designed by Lamborghini



> PROPERTY FEATURES

Panoramic sea & country views, Car elevator,
Gated entrance with premium 24/7 security,
Private pool, Sauna & steam room

> REFERENCE: LS50050 | BEDROOMS FROM 4 TO 6 | BATHROOMS FROM 4 TO 6 |
BUILT FROM 732 M2 TO 1.450 M2 | TERRACE FROM 447 M2 | **PRICE FROM €4,400,000 TO 9,500,000**



When a stunning region meets an emblem of power, extraordinary things happen! This is the first residential venture by Automobili Lamborghini in southern Spain. This exclusive gated community consists of just 53 luxury villas, with designs inspired by Lamborghini. Nestled in the hills of Benahavis, overlooking Marbella, it offers sweeping views of the Mediterranean Sea and the captivating Andalusian landscape. Located a mere 45 minutes from Malaga airport, 12 minutes drive to the famous Puerto Banus and only 5 mins to the Mediterranean shores.



PAINITE VILLAS

BENAHAVÍS

Limited edition villas with a private car lift design, inspired by Lamborghini



> PROPERTY FEATURES

Panoramic sea & country views, Car elevator,
Gated entrance with premium 24/7 security,
Private pool, Sauna & steam room

> REFERENCE: LS50053 | BEDROOMS 5 | BATHROOMS 6 |
PLOT SIZE 1502 M2 | BUILT 1260 M2 | PRICE €8,000,000



This exclusive gated community features just three luxury villas, designed with Lamborghini's inspiration. Nestled in the hills of Benahavis, overlooking Marbella, it offers breathtaking views of the Mediterranean Sea and the captivating Andalusian landscape. These villas cater to automotive enthusiasts, merging luxury living with automotive excellence. Owners can elevate their cherished vehicles directly into their living spaces, redefining the traditional concept of a garage with high-end living aesthetics.



MAREA BY MISSONI

ESTEPONA

Minimalist contemporary chic apartments with interiors by Missoni



> PROPERTY FEATURES

Storage room, Marble flooring, Gym, Basement, Children's pool, Communal pool & gardens, Gated complex with 24 hour security, Underground parking

> REFERENCE: LS50052 | BEDROOMS FROM 2 TO 4 | BATHROOMS FROM 2 TO 5 | BUILT FROM 110M2 TO 195 M2
TERRACE 31 M2 TO 99 M2 | **PRICE FROM €896,000 TO €1,682,000**



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