

# SUNSET

Soul Marbella





**Everything you love**

**should be forever**



**Forever Lifestyle**

## **Sunset in Soul Marbella**

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Sunset is the first phase of this incredible complex and a clear example of everything that Soul Marbella has for you.

# Location

/ 01.1

## Costa del Sol

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Soul Marbella is located in the heart of Costa del Sol, a glittering paradise on the Mediterranean coastline that is home to the best beaches in Spain and the most wonderful climate in Europe.

The Costa del Sol boasts the best services imaginable. These include thirteen marinas and yacht clubs, sixty-plus golf clubs, an array of sporting facilities and an outstanding culinary scene. What's more, excellent motorways will take you to attractions such as the Sierra Nevada ski resorts, Gibraltar and Tarifa.

/ 01.2

## Marbella

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Marbella, the jewel of the Costa del Sol, is an authentic paradise thanks to its unique microclimate which has an average annual temperature of 18°C. Surrounded by golf courses and overlooking the Mediterranean, the city has something for everyone: internationally award-winning restaurants, quiet coves, dreamy natural landscapes, upscale shops and shopping centres.

On top of this, its modern and well-equipped marinas mean you can enjoy sailing and life at sea.

/ 01.3

## East Side

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A genuine paradise waiting to be explored, the East Side area of Marbella is the ideal spot for those seeking the authentic Mediterranean essence of Marbella.

A great location to enjoy a relaxed and healthy lifestyle with the best beaches, and what's more, it's easily accessible from the main towns on the Costa del Sol.



East Marbella Beach

/ 01.4

## Santa Clara Marbella

This complex surrounding the golf course is one of the most prestigious private developments in Marbella.

A private and high-level residential area that enjoys outstanding views of the golf course and the Mediterranean.

Santa Clara Golf Marbella



Santa Clara Golf Marbella



## / 01.5 Connections

- Car - A-7 / AP-7
- Train - 8,671,515 passenger per year at Maria Zambrano Train Station
- Airplane - 19,021,704 passengers per year at Málaga International Airport
- Boat - 659,123 passengers per year at Málaga Port

- Banús - 915 berths laid out over 15 hectares of sheltered water for vessels up to 50 m in length
- Puerto deportivo de Marbella - 377 berths for vessels up to 20m in length
- Cabopino - 169 berths for vessels up to 16m in length

## / 01.6 Distances

- Marbella - 09 min.
- Puerto Banús - 17 min.
- Airport - 35 min.
- Málaga - 47 min.
- Central Train Station - 52 min.
- Gibraltar - 1 h.
- Sierra Nevada - 3 h.

Puerto Banús

Marbella

Río Real Golf

Santa Clara Golf

Los Monteros / La Cabanne

Marbella Golf

Cabopino

**SUNSET**  
SOUL MARBELLA

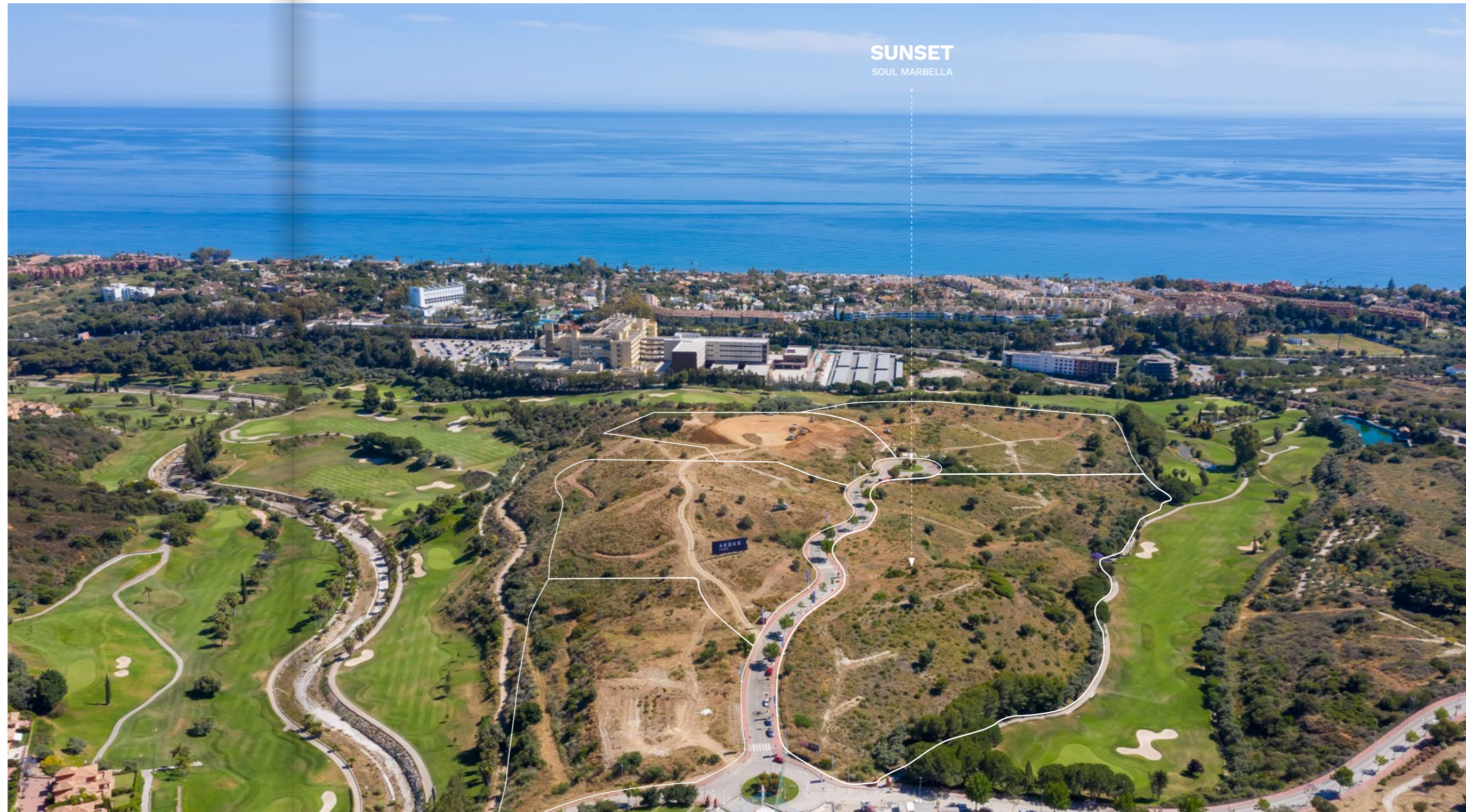
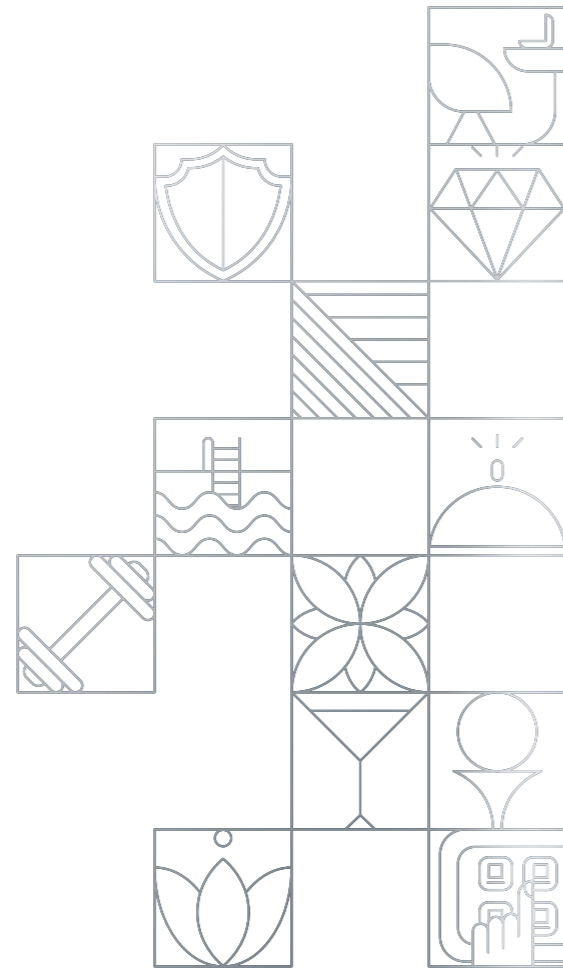
# Sunset

/ 02.1

## The place to be

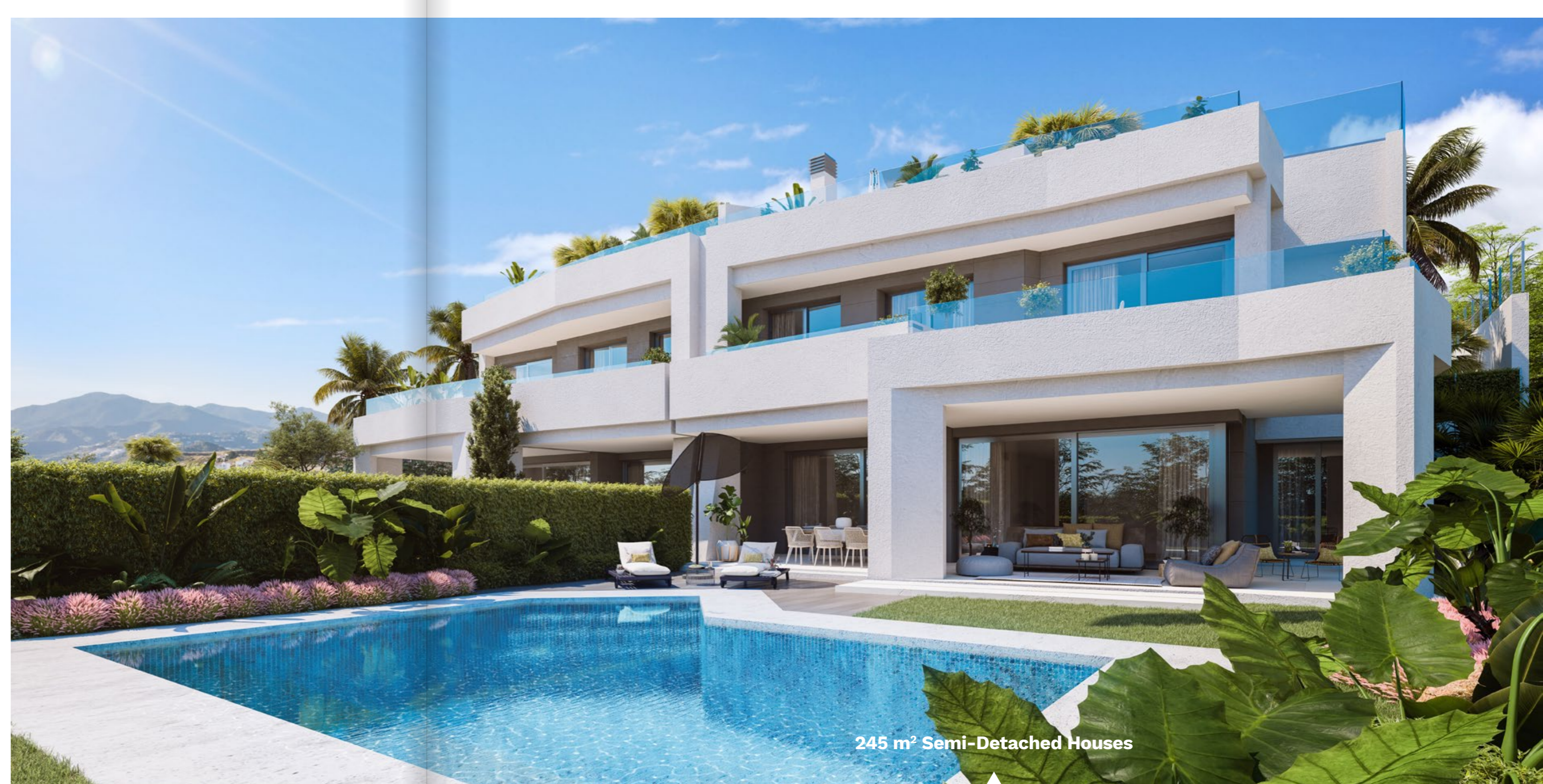
There are forty-two properties split into three types so that you can choose the one that best suits your needs: twenty-eight exclusive and spacious apartments, with 3 or 4 bedrooms and surfaces starting from 170 m<sup>2</sup>, with garage, including spectacular penthouses; twelve semi-detached houses of up to 245 m<sup>2</sup>, and two detached villas. – All villas have 4 bedrooms and come with their own private garden and pool. –

The large community pool and the meticulously tended gardens make Sunset a true pleasure for the senses, as well as giving you the unique opportunity to reside in the very best development in Marbella East. Yet there's much more to Soul Marbella, as all Sunset residents and homeowners can enjoy the facilities and common areas of all the other phases, which boast a further four pools (including a huge 300 m<sup>2</sup> infinity pool), a coworking area, a fully-equipped gym and an incredible private spa.





Private Garden



245 m<sup>2</sup> Semi-Detached Houses





170 m<sup>2</sup> - 3 Bd. Apartments





Fully Integrated Landscaping



200 m<sup>2</sup> - 4 Bd. Apartments











# Design

/ 03.1

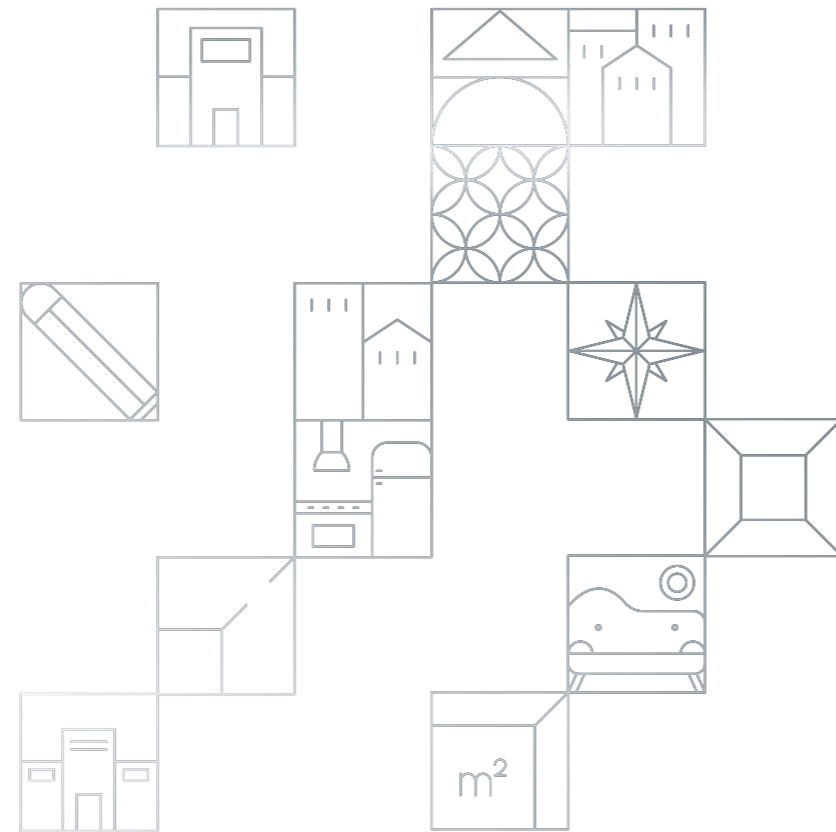
## González & Jacobson

“We wanted to bestow a truly unique light on the project in line with the Mediterranean lifestyle and the spirit that Aedas wants to convey. Natural lighting is the essence of Soul Marbella, in perfect harmony with the design of smooth lines and unmistakable volumes. What’s more, the spectacular landscaping and the stunning views over the golf course add to the residents’ quality of life and their at-oneness with nature.

In short, we’re deeply proud of this project and convinced that it will become a benchmark for architecture on the Costa del Sol”.

Rodolfo Amieva Jacobson.

González & Jacobson  
ARQUITECTURA





Vivienda **4d**

**SUPERFICIES**

Superficie útil interior	191,36 m <sup>2</sup>
Superficie útil terrazas	223,84 m <sup>2</sup>
Superficie construida interior	249,09 m <sup>2</sup>
Superficie útil ajardinada	178,86 m <sup>2</sup>

**DECRETO 218/2005**

Superficie útil	210,50 m <sup>2</sup>
Superficie construida	268,23 m <sup>2</sup>

**LOCALIZACIÓN**

Sector URP-RR-10 HOSPITAL, Parcela 2.5, Marbella, Málaga.





Vivienda **4d**

**SUPERFICIES**

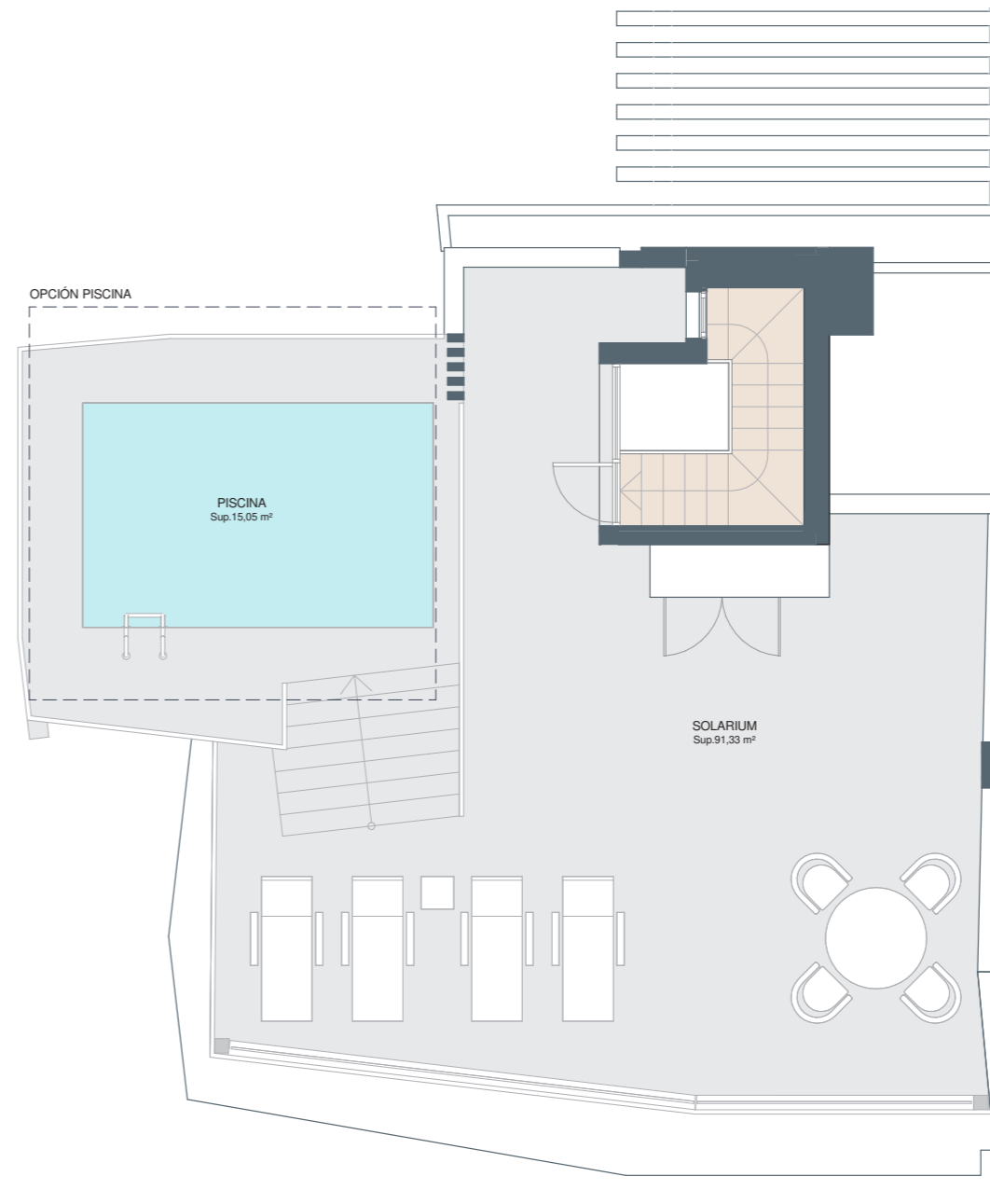
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**LOCALIZACIÓN**

Sector URP-RR-10 HOSPITAL, Parcela 2.5, Marbella, Málaga.





Vivienda 3d

**SUPERFICIES**

Superficie útil interior	144,64 m <sup>2</sup>
Superficie útil terrazas	29,96 m <sup>2</sup>
Superficie construida interior	175,42 m <sup>2</sup>
Superficie construida incluidas ZZCC	200,61 m <sup>2</sup>

**DECRETO 218/2005**

Superficie útil	159,10 m <sup>2</sup>
Superficie construida	215,07 m <sup>2</sup>

**LOCALIZACIÓN**

Sector URP-RR-10 HOSPITAL, Parcela 2.5, Marbella, Málaga.



Vivienda 4d

**SUPERFICIES**

Superficie útil interior	167,60 m <sup>2</sup>
Superficie útil terrazas	28,73 m <sup>2</sup>
Superficie construida interior	201,22 m <sup>2</sup>
Superficie construida incluidas ZZCC	229,62 m <sup>2</sup>

**DECRETO 218/2005**

Superficie útil	184,36 m <sup>2</sup>
Superficie construida	246,38 m <sup>2</sup>

**LOCALIZACIÓN**

Sector URP-RR-10 HOSPITAL, Parcela 2.5, Marbella, Málaga.



# Plus

/ 04.1

## Smart design

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Our hallmark is that we design functional and efficient homes for everyone.

- **Accessibility:** as integration is paramount for all, we remove architectural barriers to open up spaces for everybody.
- **Functionality:** we always design with people firmly in mind, with optimised flows of movement and well-proportioned sizes for each of the rooms depending on their use.
- **Comfort:** thanks to our meticulous design, your home boasts excellent thermal and soundproofing conditions.

/ 04.2

## Quality

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As you would expect Soul Marbella utilises a high standard of fixtures and fittings throughout.

Bathrooms and kitchens feature internationally recognised, high quality brands, underlining the development's constant commitment to quality.

Floors and large-format ceramic tiles. Single low consumption faucets and dimmable LED lightings are some of the highlights that you can see in more detail in our quality specifications book.

/ 04.3

## Customisation

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At Sunset, you can make your home truly special with our exclusive customisation options. To tailor your property to your needs, you can choose between three different arrangements and various layouts. What's more, Sunset has optional add-ons to make your life easier, such as the installation of a lift or a sun worshipper's package with rooftop pool, fitted barbecue and pergola.



Working Spaces



Gym

## / 04.4 Eco

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Soul Marbella Sunset responds with outstanding to your demands in terms of sustainability and commitment to our environment.

Your new home presents the highest standards set by AEDAS HOMES in its White and Green books that promote innovation and energy efficiency through new construction systems, emphasizing the process of integrating the design through new technologies.

## / 04.5 Security

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Triple circle

Soul Marbella provides extra reassurance in terms of safety features:

- Controlled access to Santa Clara.
- Access to Soul Marbella.
- Individual alarm system.

Feel safe in your own home.

Soul Marbella is a gated community with controlled access and perimeter fencing that is equipped with the latest surveillance and security technology.

## / 04.6 Swimming

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Water is one of Soul Marbella's key elements, with five shared pools totalling almost 1,000 square metres. Facing east, west and south, you can admire incredible views at any time of day while you cool off or keep fit in the pool.

Unwind in the vast 300-square-metre pool with sea views and bask in the three-hundred-plus days of Marbella sun on a lounge or daybed.

/ 04.7

## Spa

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Pamper yourself and unwind in the private residents' spa with all the luxuries you deserve, including hot and cold pools, saunas, Turkish baths and spacious changing rooms with showers.

/ 04.8

## Gym

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Everything is carefully designed for your comfort at this incredible project, with all you'll ever need to lead a healthy lifestyle.

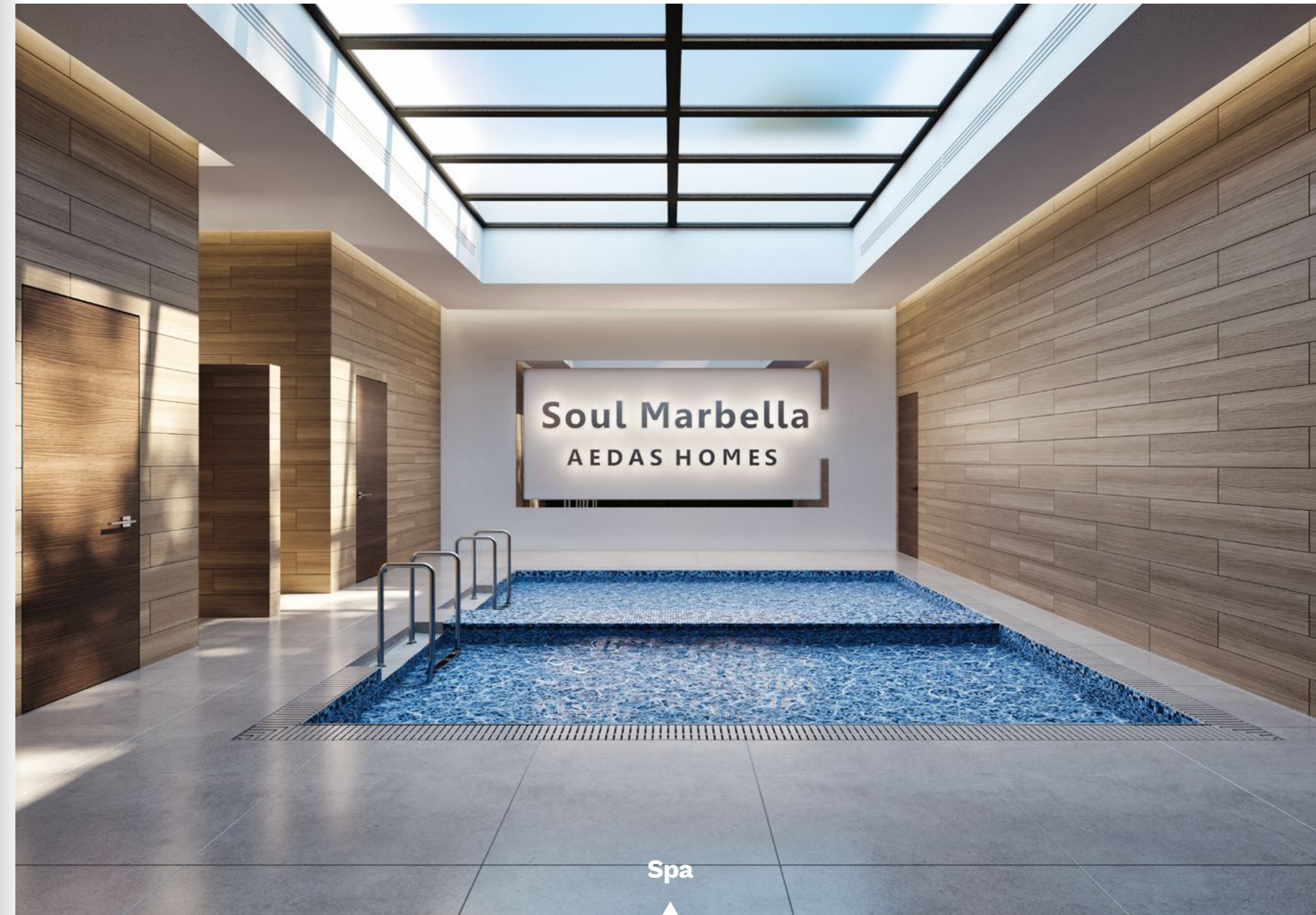
Soul Marbella's modern private gym is the perfect place to work out and keep fit.

/ 04.9

## At work

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We know that your work is an essential part of your life and we want to make it easy for you. Take advantage of our co-working space, where you'll enjoy a peaceful and relaxed atmosphere or even get to share ideas and talent if you wish.



Spa



Lounge bar

/ 04.10

## Lounge bar

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Next to the vast main pool and overlooking the sea, we've created a terrace bar where you can have a light bite for lunch and a drink or a coffee at sunset.

/ 04.11

## Concierge

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Soul Marbella offers a 5-star dedicated concierge service to residents. The concierge team can handle every aspect of your stay in Marbella, from receiving courier packages to making restaurant reservations, from pool maintenance to organize shuttles to and from the airport.

At Soul Marbella, concierge team's single aim is to enhance your Marbella lifestyle experience.

/ 04.12

## Golf

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Your new home is surrounded by the best golf courses in Marbella. Playing a round at any of them is a pleasure for your senses and a challenge for your skills. Each course has its own unique features, so you can choose the one that best suits your handicap.

/ 04.13

## Green Areas

Natural elements were carefully selected in Soul Marbella and therefore, only native species have been used in the design of our green areas to allow for effective integration with the environment.

Using the same ideas, a selection of aromatic plants have been incorporated into the gardens, turning a walk through Soul Marbella into a sensual experience.

Soul Marbella



ERITRINA  
CRISTAGALLI



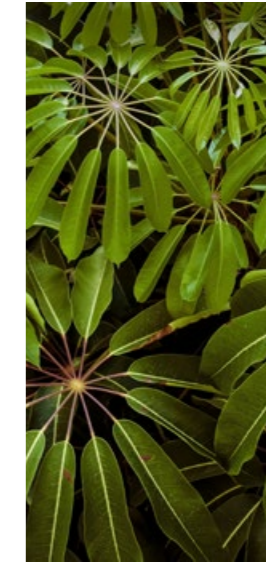
ROYSTONEA REGIA



SETO CUPRESSUS  
LEYLANDII



CHORISIA  
SPECIOSA



SCHEFFLERA  
ACTINOPHYLLA



NATURAL GRASS  
MEADOW



ALBIZIA  
JULIBRISSIM

DELONIX REGIA



EUONYMUS  
JAPONICUS



MEDITERRANEAN  
AROMATIC PLANTS



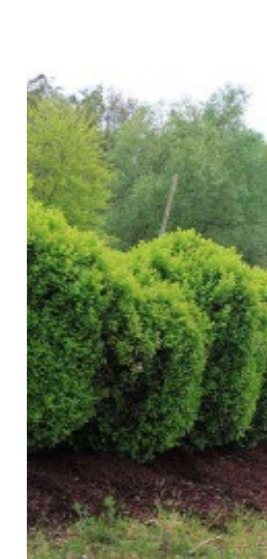
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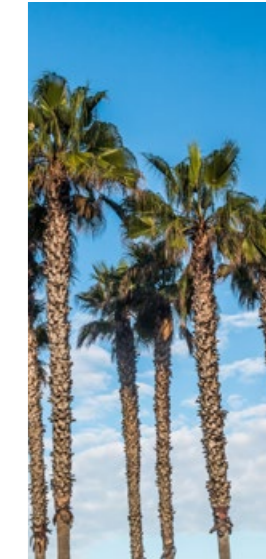
VINCA



HEDGEROWS



WASHINGTONIA  
ROBUSTA





# SUNSET

Soul Marbella



# IIS

Design elements may be modified for technical reasons.

