

QUABIT
CASARES | GOLF
COSTA DEL SOL

The logo consists of the text 'QUABIT' in a light green, sans-serif font at the top left. Below it, 'CASARES' is written in a grey, sans-serif font, followed by a vertical green line representing a flagpole. A green flag is attached to the top of the pole. To the right of the flagpole, the word 'GOLF' is written in a large, light green, sans-serif font. Below 'GOLF', the words 'COSTA DEL SOL' are written in a smaller, grey, sans-serif font.The logo features two golden keys crossed at their handles, forming an 'X' shape. Below the keys, the letters 'IIS' are written in a large, bold, dark blue, serif font. Underneath 'IIS', the website address 'INVESTINSPAIN.BE' is written in a smaller, golden, sans-serif font.

IIS
INVESTINSPAIN.BE



Unbeatable frontline golf location

Midway between Estepona & Sotogrande & only 1.5km to the beach

*Terms & Conditions apply



An outstanding opportunity

Ultramodern new build apartments & penthouses... launch prices from only €169,000



Elegant Mediterranean homes
Spacious, stylish & environmentally-friendly



The lifestyle you always dreamed of
Set amid peaceful greens & fairways & surrounded by nature...



The sunshine home
you always promised yourself

... yet only 'a chip and a putt' from pristine sandy beaches



Andalucía at its traditional best

Discover the charm of sleepy hilltop villages



World-class sports & leisure attractions

An active, outdoor lifestyle for all the family

Introducing Quabit Casares Golf

Occupying a coveted location in Mediterranean Spain's sought-after Casares Golf Valley, Quabit Casares Golf is an exciting, eco-friendly, new build residential development situated between the seaside towns of Estepona and Sotogrande on the perennially popular western Costa del Sol.

Renowned not only for its pristine sandy beaches, magnificent marinas, world-class sports and leisure attractions, cosmopolitan resort towns, picturesque inland villages and breathtaking countryside, this favoured region of Andalucía also boasts an unparalleled climate in which to enjoy an enviable lifestyle.



Irreproachable contemporary design

Forming part of the Casares Golf residential complex, the first phase of Quabit Casares Golf comprises 29 properties of irreproachable contemporary design – 12 with 3 bedrooms and 17 with 2 bedrooms. All are spacious, have two bathrooms, plenty of wardrobe space, elevator access and allocated parking.

Onsite communal facilities, meanwhile, include attractive subtropical gardens featuring a swimming pool and children's pool, as well as a fully-equipped gym.

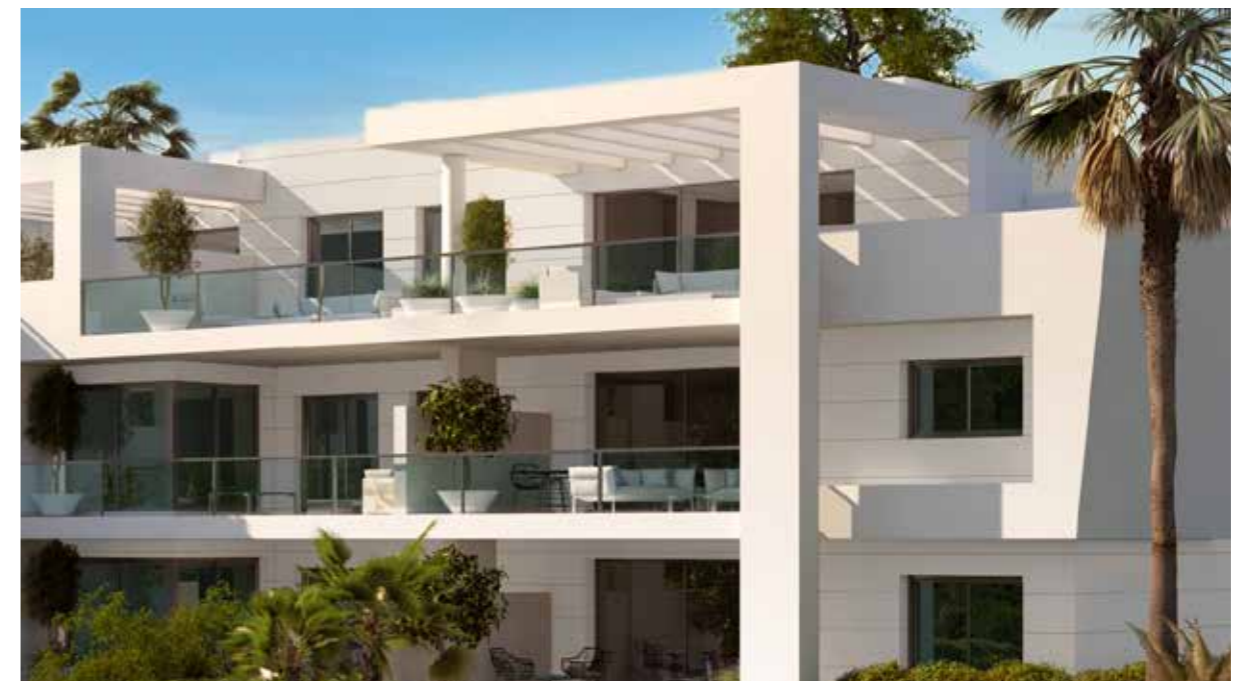
The properties – which feature sustainable energy technology and will be BREEAM certified – are housed in two low-rise buildings of sleek architectural lines. Ground floor units have spacious terraces and private gardens of varying sizes; first floor apartments have terraces of ample proportions; and penthouses feature particularly large terraces, some additionally boasting a pergola.

As well as benefiting from generous outdoor living spaces perfect for relaxation and entertaining, all the units have open views over the extensive communal gardens, and – depending on their position within the development – in many cases extend, on the horizon, to the sea.

ONSITE FACILITIES:
COMMUNAL GARDENS, SWIMMING POOL, FULLY-EQUIPPED GYM,
GOLF MEMEBERSHIP INCLUDED *

*Terms & Conditions apply

- Gated complex with 24-hour security
- Built, fitted & finished to superior standards
- Allocated parking & wheelchair-friendly elevator
- Ground floor units with private gardens
- 1st floor units & penthouses with large private terraces
- Fully-fitted kitchens equipped with quality domestic appliances
- Double-glazing & hot & cold air-conditioning
- Solar water heating
- BREEAM sustainability certification



The perfect location

Within walking distance of the welcoming Casares Costa Golf Clubhouse and the 5-star Finca Cortesín Hotel, Golf & Spa, Quabit Casares Golf enjoys a coveted location in the Casares Golf Valley, yet is also less than 1.5km to the beach, near to the Puerto de la Duquesa yacht harbour with its many shops, bars and restaurants, and only a short drive to exclusive Sotogrande – home to the hallowed greens and fairways of Valderrama and the world-famous Santa María Polo Club.

● Gibraltar	36 Km	🚩
● Estepona	8 Km	🚩
● Marbella	36 Km	🚩
● Sea	1.5 Km	🚩

With easy access to both the A7 Mediterranean highway, and the AP7 tollroad, Quabit Casares Golf is just 36km from Gibraltar airport and 89km to Málaga airport. It is also the perfect location from which to explore the entire Costa del Sol, from the coastal resorts of Estepona, Puerto Banús and Marbella... to Fuengirola, Benalmádena, Torremolinos and Nerja. Discovering the spectacular Andalusian countryside, and of course Málaga – the captivating capital of the Costa del Sol with its high-speed rail links to major European cities – are other options not to be missed.



Quality & reputation

Developed by Quabit Inmobiliaria – listed on the Spanish Stock Exchange since 2006, with 6,000 residential properties built and sold, and experts in real estate development and land management for more than 20 years – and designed by renowned architects Rodolfo Amieva Jacobson and Diego Macías Domínguez of Marbella-based González & Jacobson Arquitectura – founded in 1993 and with offices in Spain and Mexico – Quabit Casares Golf will be BREEAM* certified. Completion is scheduled for November 2018.

**BREEAM is the world's leading sustainability assessment method for masterplanning projects, infrastructure and buildings. It addresses a number of lifecycle stages such as new construction, refurbishment and in-use.*

Globally there are more than 545,200 BREEAM certified developments, and almost 2,245,000 buildings registered for assessment since it was first launched in 1990.

Quabit 
Casares

González & Jacobson
ARQUITECTURA 

Specifications

Foundation & structure

- > Foundation of reinforced concrete, with insulated footings and perimeter containment walls of reinforced concrete, of dimensions according to a geotechnical study.
- > The structure is of reinforced concrete with lightweight forged elements in the reinforced concrete calculated in accordance with the Technical Building Code.

Façades & roofs

- > The main façade is composed of prime quality ceramic brickwork, with the protection of a single layer of cover mortar and filled at the rear, an air chamber with thermal insulation, and interior mortar filling. In some places the fabric of the building has been clad with ceramic technological elements giving the appearance of stone and whose features include lightness, high durability, and excellent weathering properties.
- > Guardrails with double safety glass with metallic bracing elements.
- > Inverted roof structure with double rainproofing lamination and thermal insulation. Surface finish in gravel or slip-resistant floor covering according to use.

Walls

- > Interior walls of laminated plasterboard over galvanised metallic structure and with thermal insulation and soundproofing insulation in the interior.
- > Partitions between residential units and between residential units and communal areas by means of walls of laminated plasterboard over galvanised metallic structure and galvanised with rockwool insulation.

External joinery

- > Windows of anodised or lacquered aluminium of runner and hinge type and double-glazing.
- > Louvres made of aluminium with interior insulation, with compact integral system for providing shade in the bedrooms.
- > Access door fitted with interior steel sheet with three anchor points, and with wide-angle viewing hole.

Specifications cont'd

Communal elements

- > Elevator with disabled access, with capacity for six persons.
- > Paving of stairways and communal areas in top-quality stoneware, with vertical ornamental elements finished in plastic paint.
- > Energy-saving LED technology for door lighting.
- > Floor landings paved in high quality stoneware.
- > Vehicle entry gate with photoelectric cell, with remote opening and locking.
- > Site perimeter fence with access control point.

Interior joinery

- > Doors faced with vinyl cladding and steel fittings. Lockable doors for bathrooms and master bedrooms.
- > Built-in wardrobes with doors faced with vinyl cladding, interior cladding in melamine, with clothing hanging bar and luggage space.

Living areas

- > Flooring of living areas in high quality simulated marble Porcelanosa stoneware.
- > False ceilings of laminated plasterboard throughout the residential unit.
- > Smooth plastic paint finished in light colour tones on walls, and in white on ceilings.
- > Porches/terraces floored with slip-resistant stoneware.

Kitchen

- > Vertical cladding with large-format ceramic tiles.
- > Ceiling with smooth plastic paint finish.
- > Kitchen designed with high capacity wall and base units. Worktop made of compact material, with stainless steel sink installed below worktop and chrome-plated single-operation mixer tap.
- > Top of the range domestic appliances, with hob, smoke extractor, oven, microwave, fridge-freezer, washing machine and dishwasher.

Specifications cont'd

Bathrooms

- > Vertical cladding with large-format ceramic tiles.
- > Ceiling with smooth plastic paint finish.
- > Top-quality sanitary fittings. Basins and shower trays in porcelain, or bath with lacquer sheet finish, depending on type of residential unit.
- > Single-operation tap of chrome-plated design on sanitary fittings.
- > Built-in mirrors.

Electricity & telecommunications

- > In accordance with the Low-Voltage Electrical Engineering Regulation.
- > Top-quality electrical fittings. Television sockets in all bedrooms, kitchen, and living room.
- > Reception system by means of collective antenna, RTV and satellite. Telephone system and LAN network switch. Sockets in all living areas.
- > Automatic video doorphone.

Air-conditioning & hot water

- > Fully installed individual cold and hot air-conditioning system, with distribution by ducts and grilles in bedrooms and living room.
- > Sanitary hot water installation by electric immersion water tank.
- > Solar energy installation for pre-heating of sanitary hot water.

Sustainability

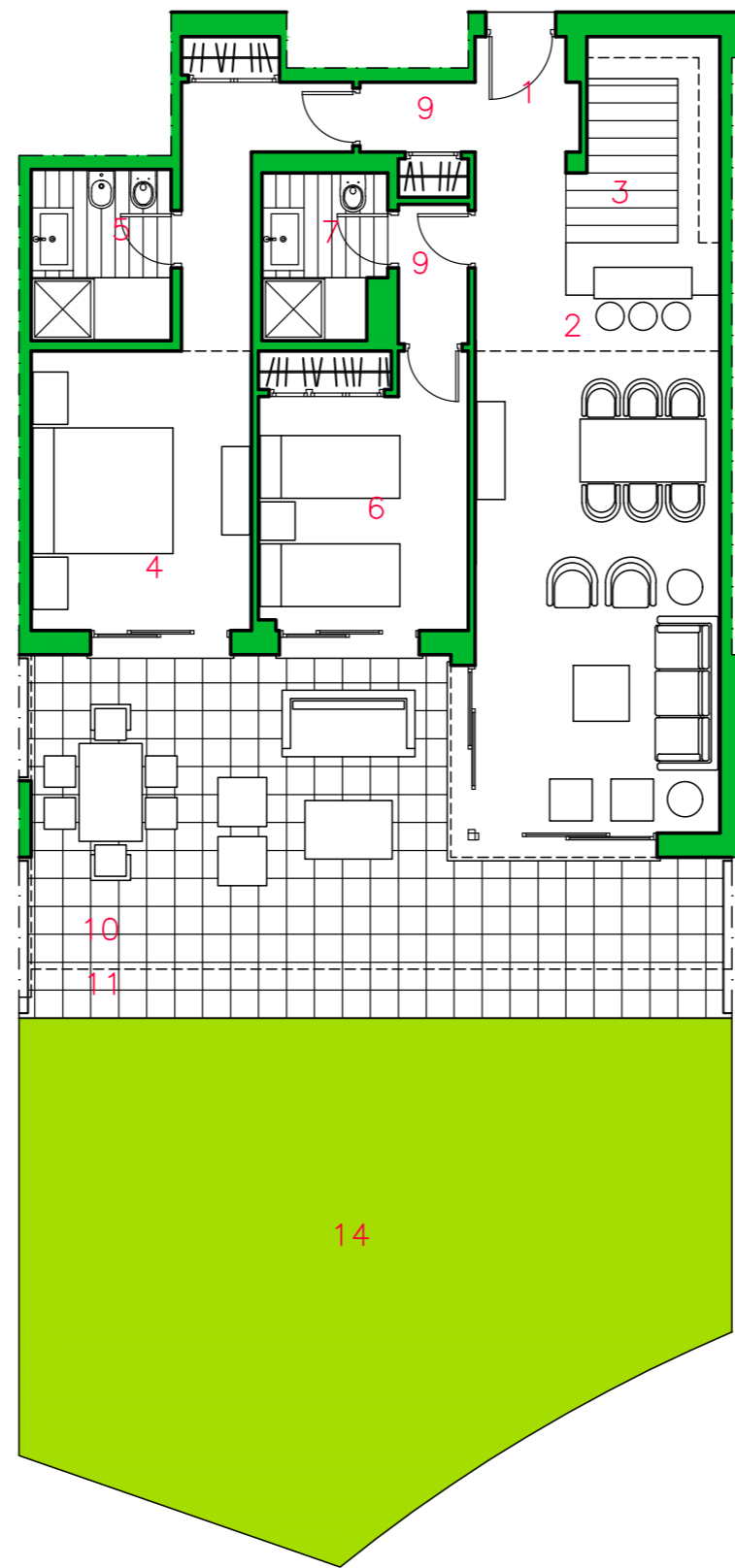
- > The building has been subjected, privately and voluntarily, to the evaluation of its sustainability, certified by the Building Research Establishment Environmental Assessment Methodology BREEAM, which promotes the development of residential properties which are healthy, efficient, and environmentally friendly.



PROYECTO BASICO DE 2 BLOQUES DE VIVIENDAS PLURIFAMILIARES (29 VIVIENDAS) Y PISCINA

SITUACION:	SECTOR UR-12, URBANIZACION BAHIA DE CASARES GOLF, PARCELA RPI, T.M. DE MARBELLA (MALAGA)		
PROPIEDAD:	QUABIT INMOBILIARIA, S.A.		
PLANO:	NUMERACION PLAZAS	Nº: G-01	
21-06-2016	-	ESCALA -	

Phase 1 General Site Plan
 Basic plan showing 2 buildings (housing 29 residential homes), and swimming pool



BLOQUE 1
VIVIENDA TIPO B1
ESCALERA 1
BAJO B

SUPERFICIES UTILES

Interior

1	Recibidor	2,73m ²
2	Estar—Comedor	29,15m ²
3	Cocina	7,62m ²
4	Dormitorio 1	18,80m ²
5	Baño 1	4,90m ²
6	Dormitorio 2	11,89m ²
7	Baño 2	4,05m ²
8	—	—
9	Pasillo	4,30m ²

Total Superficie Útil 83,44m²

Exterior

10	Porche	33,45m ²
11	Terraza	6,96m ²
12	—	—
13	—	—
14	JARDIN	66,08m ²

Total Superficie Útil 106,49m²

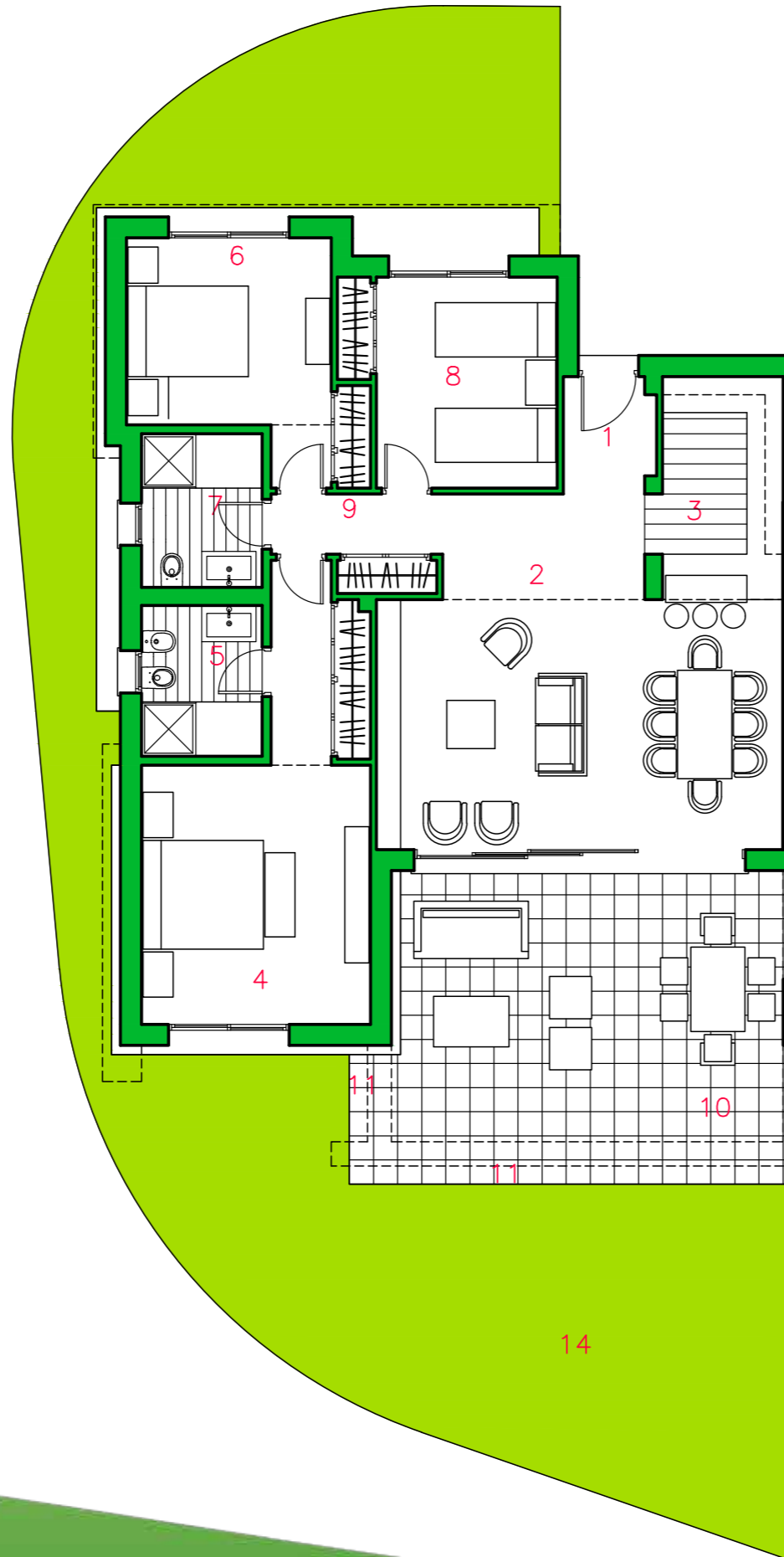
**TOTAL SUPERFICIE
CONSTRUIDA VIVIENDA** 143,16m²



ESCALA GRAFICA



NOTA: Plano sin valor contractual.
La propiedad se reserva el derecho de modificar distribuciones
y superficies graficadas en este plano, por causas facultativas
y administrativas.



BLOQUE 1
VIVIENDA TIPO A2
ESCALERA 1
BAJO A

SUPERFICIES UTILES

Interior

1	Recibidor	2,90m ²
2	Estar—Comedor	33,80m ²
3	Cocina	7,76m ²
4	Dormitorio 1	21,42m ²
5	Baño 1	5,00m ²
6	Dormitorio 2	12,69m ²
7	Baño 2	5,10m ²
8	Dormitorio 3	11,60m ²
9	Pasillo	3,92m ²

Total Superficie Útil 104,19m²

Exterior

10	Porche	32,46m ²
11	Terraza	2,61m ²
12	—	—
13	—	—
14	JARDIN	90,26m ²

Total Superficie Útil 125,33m²

**TOTAL SUPERFICIE
CONSTRUIDA VIVIENDA** 172,11m²



ESCALA GRAFICA



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BLOQUE 1
VIVIENDA TIPO D
ESCALERA 1
ATICO A

SUPERFICIES UTILES

Interior

1	Recibidor	5,57m ²
2	Estar—Comedor	30,54m ²
3	Cocina	8,63m ²
4	Dormitorio 1	16,12m ²
5	Baño 1	5,00m ²
6	Dormitorio 2	11,57m ²
7	Baño 2	5,73m ²
8	—	—
9	Pasillo	3,10m ²

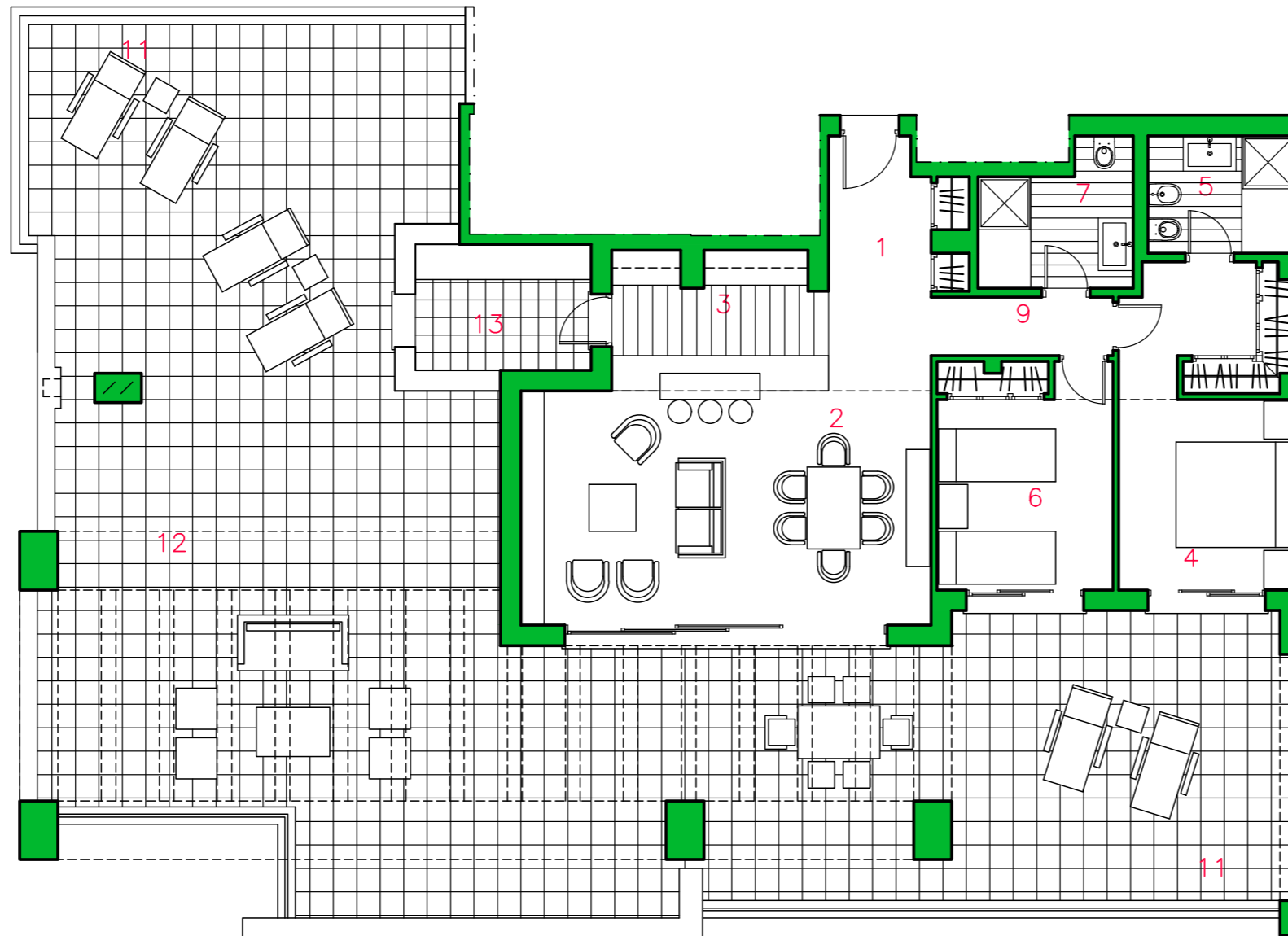
Total Superficie Útil 86,26m²

Exterior

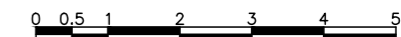
10	—	—
11	Terraza	98,13m ²
12	Terraza apergolada	66,70m ²
13	Patio Tendedero	6,76m ²
14	—	—

Total Superficie Útil 171,59m²

TOTAL SUPERFICIE CONSTRUIDA VIVIENDA 123,29m²



ESCALA GRAFICA



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Example Floor Plan:

2 bed / 2 bath penthouses from €249,000