

# MARBELLA LAKE

NUEVA ANDALUCIA / MALAGA



**NUEVA ANDALUCIA, EXCLUSIVE RESIDENTIAL AREA**

# MARBELLA LAKE

P R I V A T E   R E S I D E N C E S

**Marbella Lake** is situated in a privileged position on a hill with the best panoramic views over the Viejo del Angel water reservoir, the Marbella coastline and the golf courses at Los Naranjos, Las Brisas, and Aloha.

Located at **La Cerquilla** in the area of **Nueva Andalucía**, it is renowned for its quiet streets and select ambience, surrounded by luxury homes and villas.

This community sits between Marbella and San Pedro Alcántara.



## CLOSE TO PUERTO BANUS AND SAN PEDRO DE ALCANTARA

Taylor Wimpey España presents a new project, **Marbella Lake**, a private modern residential complex at the heart of Golf Valley, in Nueva Andalucia, just 5 kilometres from Puerto Banus.

Nearby to this idyllic location, you will find a variety of different restaurants offering both international and traditional cuisine, wines and culture. Also available are plenty of other shops and amenities to satisfy all your daily needs. Marbella Lake is less than one hour's drive from Malaga airport.



Less than 60 km from the airport



Golf Los Naranjos, Las Brisas and Aloha



Varied gastronomic offer



Nueva Andalucia and Puerto Banus beaches



## AVANT-GARDE ARCHITECTURE

Architecture in the communal areas at **Marbella Lake** is inspired by the “Boho Chic” and “Country Chic” aesthetic concepts where natural materials and colours are combined to blend into the swimming pool area and the local scenery in a balanced way, favouring a relaxed ambience and an escape to peaceful surroundings.





## QUIET AREA WITH IMPRESSIVE PANORAMIC VIEWS

All of the homes enjoy impressive panoramic views from the generously sized terraces and living rooms.





## A HOME LIKE NOWHERE ELSE

This exclusive development has ground floor, first floor, penthouse and duplex apartments. All top floor apartments have direct access to their own private solarium. The properties are fully equipped with quality finishes, recognised brands and will be ready to move in. A storeroom and garage parking space are included in the price.



# DESIGN AND COMFORT

2 BED APARTMENT



2 BED APARTMENT

Build Area	from	92,90 m <sup>2</sup>	to	93,10 m <sup>2</sup>
Terrace	from	41,50 m <sup>2</sup>	to	50,70 m <sup>2</sup>

3 BED APARTMENT



3 BED APARTMENT

Build Area	from	110,50 m <sup>2</sup>	to	114,80 m <sup>2</sup>
Terrace	from	40,50 m <sup>2</sup>	to	53,50 m <sup>2</sup>



3 BED PENTHOUSE WITH SOLARIUM





3 BED DUPLEX WITH SOLARIUM



3 BED DUPLEX WITH SOLARIUM

Build Area	from	120,80 m <sup>2</sup>	to	136,50 m <sup>2</sup>
Terrace	from	25,80 m <sup>2</sup>	to	27,40 m <sup>2</sup>
Solarium	from	51,60 m <sup>2</sup>	to	68,90 m <sup>2</sup>



Includes storage room per home



1 or 2 underground parking spaces

These project drawings are for illustrative purposes only. Its content does not constitute a contract, part of a contract, or a guarantee.

# ENERGY EFFICIENCY AND THE ENVIRONMENT

Global warming is an issue that unites us all and **Taylor Wimpey España** is well aware of its responsibility in the fight against climate change and sustainability and energy efficiency are important criteria for us when selecting materials and products. We not only want to protect the environment, but also to contribute to your well-being and the creation of a healthy environment in your new home.

## In your new home:

- Low consumption appliances.
- Low consumption spotlights.
- Use of materials and equipment with high percentages of recycled material.
- Ventilation systems for indoor air renewal.
- *Optional:* Airzone system to regulate the temperature in ducted air conditioning

## In community areas:

- Pre-installation charging points for electric vehicles.
- Installation of drip irrigation with programmer in landscaped areas.
- *Building:* Sensors, presence detectors and / or timers in common areas.



**Energy rating (CEE)**



# WHY IS TAYLOR WIMPEY ESPAÑA THE RIGHT DECISION?

Buying a Taylor Wimpey property in Spain doesn't just mean that you will now have a residence in a beautiful location, it also means that you are purchasing with total peace of mind. **Taylor Wimpey España** is a subsidiary of Taylor Wimpey PLC, a leading developer of residential real estate in Europe since 1880.

The subsidiary in Spain has been building properties in exclusive residential areas in the Balearic Islands, on the Costa Blanca and on the Costa del Sol since 1958. Sustainability and protecting the environment is important to us, as is creating architecture that blends harmoniously into the surrounding area.

In Spain we can look back with pride on over 60 years of experience building exclusive residential complexes. More than 7,000 customers have already placed their trust in us and have been very satisfied with the quality of our new build properties and our extensive After-Sales service which is a vital part of the customer service that sets us apart. We want you to relax and enjoy your new home knowing that every detail meets the highest quality standards, even those you cannot see.

## TAYLOR WIMPEY IS THERE FOR YOU

If you are looking for your new home, or a holiday home, we will be delighted to help you find your perfect place in the sun.

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## OTHER DEVELOPMENTS IN MALAGA - CADIZ, ANDALUCIA

