

DAR GLOBAL

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interiors by **MISSONI**

EXCLUSIVE RESIDENCES
CASARES X CORTESIN

FACTSHEET

LOCATION
Cortesin, Casares, Costa Del Sol, Spain

INTERIORS BY
Missoni

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ACCESS TO KEY DESTINATIONS



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GENERAL INFORMATION



OWNERSHIP TYPE
Freehold

PROPERTY TYPE
Branded residential - unfurnished

BUILDING CONFIGURATION
Basement + Ground Level + 2 Levels
- Basement – Underground Parking
- Ground Level – Residential Apartments
- Level 1 & 2 – Residential Apartments

TOTAL SIZE RANGE

	sqm	sqft
2BR	151.04 - 224.73 sqm	1,625.78 - 2,418.97 sqft
3BR	298.4 sqm	3,211.95 sqft
4BR	355.42 - 378.26 sqm	3,825.49 -4,071.55 sqft

STARTING PRICE

2BR	€ 1,455,737
3BR	€ 2,964,035
4BR	€ 3,225,810

ANTICIPATED COMPLETION DATE
Plot D June 2028
Plot C December 2029

TYPICAL FLOOR TO CEILING HEIGHT
3m

BEDROOM TYPE
- 2 Bedrooms
- 3 Bedrooms
- 4 Bedrooms

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FEATURES & SPECIFICATIONS



APARTMENT

Internal cladding
- Vertical and horizontal finishes with premium quality emulsion paint, colour to be defined for walls and ceilings.
- Vertical linings with premium quality wallpaper or cladding.
- Feature wall with natural stone, wood veneer cladding or wallpaper, according to project specifications.
- Suspended ceiling in gypsum in dry areas. For wet areas, waterproof gypsum.
- (wallpaper) accent wall finish in living area and (master bedroom).

External cladding
- Waterproof render with emulsion paint from top quality Brand. Color to be defined.
- Decorative elements in top quality porcelain, concrete and/or natural stone, according to project.

Flooring and tiling
- Foyer porcelain tile in big format or equivalent
- Porcelain floor tiling and skirting, in big format or equivalent or similar for living, dining, kitchen
- For external areas, porcelain floor tiling and skirting or equivalent or similar in anti-slip version.

BATHROOMS & POWDER ROOM

Flooring and tiling
- Porcelain floor tiling, in big format or equivalent, in marble effect look finish.
- Porcelain tiling in big format or equivalent in marble effect look finish

Sanitary ware, faucets and accessories
- Suspended built-in toilet, from DURAVIT, equivalent, with
  soft-closing system.
- Countertop in engineered stone or equivalent color to be defined.
- Wooden lacquered cabinet, color to be defined.
- Basins from PORCELANOSA, DURAVIT, ROCA, VILLEROY BOCH, or similar brands.
- Faucets from PORCELANOSA, DURAVIT, ROCA, VILLEROY BOCH Or equivalent
- Mirror with LED back light system, for bathrooms.
- Mirror in powder room
- Security glass shower screen.

KITCHEN

Cabinets and worktops
- Wooden melamine core, or similar, cabinets for kitchen. Lacquered MDF or equivalent cabinet doors for kitchen.
- Worktop and back splash made by high quality engineered stone.

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FEATURES & SPECIFICATIONS



Appliances
- Appliances from SIEMENS or similar.
- Kitchen fully fitted with fridge, freezer, induction hob, oven, dishwasher and built-in extractor.
- Stainless steel sink or black composite finish, from BLANCO or similar.

COMMON AREAS

Flooring and tiling
- Porcelain floor tiling, in big format or equivalent.
- Porcelain tiling in big format with marble look or equivalent.

FACILITIES

Air conditioning and heating
- Individual air conditioning system (heating & cooling) for every room, from top suppliers such VAILLANT, LG, DAIKING or similar brands.
- Water underfloor heating in bedrooms, bathrooms, living and dining.

Electricity and telecommunication
- Top quality mechanisms from NIESSEN, GIRA, or similar brands.
- LED lighting with intensity regulation (dimmable) for living, kitchen and bedrooms.

INTERNAL CARPENTRY

- Security main entrance door veneered in wood.
- Interior doors and wardrobe fronts finished in wood veneer or equivalent.
- Interior of wardrobes fully fitted according to project specifications.

EXTERNAL CARPENTRY

- Top quality Brand aluminum profile system, from, CORTIZO, TECHNAL or similar brand, color to be defined, with thermal bridge break.
- Security double CLIMALITE glazing, with thermal and sun protection according to the orientation.

LAUNDRY

Cabinets and worktops
- Similar, cabinets for kitchen.
- The worktop and back splash made by engineered stone or equivalent similar.

Appliances
- Appliances from SIEMENS, or similar brand.
- Fitted laundry with washing machine.

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TAXES & PAYMENT



TAXES BORNE BY CUSTOMERS:

- VAT (10% on each installment)
- Stamp Duty (1.2% of the sales value due at handover)
- Notary & Land Registry (+/- Euro 3,000 due at handover)
- Council tax (0.61% of the cadastral value after handover)
- Wealth tax (0%)

ESTIMATED SERVICE CHARGES

150 – 350 Euro/month

BANK ACCOUNT (MAREA PLOT C)

Bank: BANCO DE SABADELL, S.A
Beneficiary: DAR BENAHAVIS I SL
Account number: 00815167320001226924
IBAN: ES7100815167320001226924
SWIFT/BIC: BSABESBBXXX

BANK ACCOUNT (MAREA PLOT D)

Bank: BANCO DE SABADELL, S.A
Beneficiary: DAR BENAHAVIS I SL
Account number: 00815167310001207128
IBAN: ES5800815167310001207128
SWIFT/BIC: BSABESBBXXX

PAYMENT OF INSTALMENTS

No 3rd party payment is allowed

PAYMENT METHOD

- Allowed: Wire transfer, cheque, https://darglobal.co.uk/pay-online/
- NOT Allowed: Crypto or cash

RESALE

Permitted after clearance of 30% payment

MORTGAGE

There are no restrictions

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AMENITIES



AMENITIES & SERVICES:

- Gated community with a private entrance
- 24/7 premium security services
- 24-hour concierge
- Underground parking:
  1 parking lot for 2-Bedroom units,
  2 parking lots for 3 and 4-Bedroom units
- 1 storage space per unit
- Community garden
- Infinity pool
- State-of-the-art gym
- Tennis courts
- Hanging observation deck
- Children's playground
- Children's swimming pool
- Children's splash area

NO. OF ELEVATORS:

2

UTILITY PROVIDER:

- Electricity: Endesa, S.A (the largest in the country)
- Water Provider: Hidralia
- Data Communications: Movistar, O2, Vodafone
- Gas: No availability

MANAGEMENT COMPANY:

Will be finalized closer to the handover

BUILDING INSURANCE:

Not applicable at this stage

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CUSTOMER:
All nationalities (individual and company) subject to KYC

JOINT BUYERS:
No max limit

PRIVATE PURCHASE CONTRACT (PPC)- SIGNATURE:
Can be signed physically or electronically - 2 Copies

MILESTONES DURING THE BOOKING:

- Reservation (with EUR 20,000 paid) is valid for 15 – 30 days
- KYC takes 2 weeks on average subject to customer's circumstances

MARKETING ASSETS

DOWNLOAD

