

# AMARA

GRAN ALACANT / COSTA BLANCA



YOUR NEW APARTMENT IN A PEACEFUL RESIDENTIAL AREA





**Amara**, is a new development with 120 apartments in Gran Alacant, in Cabo de Santa Pola, very close to the natural park of Clot de Galvany, and a short distance from the beaches of Carabassi.

Located to the south of the city of Alicante, between Altet and Santa Pola, gives you the chance to make the most of everything this beautiful province has to offer: great climate, gorgeous beaches, nature, delicious cuisine, culture, excellent transport connections and good infrastructure.



# NATURAL SURROUNDINGS WITH EVERY CONVENIENCE ON YOUR DOORSTEP

**Amara** is found in Cabo de **Santa Pola**, adjacent to the unspoiled natural park of the Carabassi Dunes. Also, after just a 15 minute walk you could be enjoying the fine, golden sands of the lengthy **beach Es Carabassi**, awarded a Blue Flag.

Sports fans will be in their element here as this coastal area is perfect for many sporting activities, all year round, such as kitesurf, windsurf, sailing, fishing, diving or hiking. There are also 21 golf courses nearby for lovers of the game.

The location of **Gran Alacant** means that you can get to the airport in about 10 minutes, you're 15 km from **Alicante** and 25 km from **Elche**, the two most important cities in the province, and there are excellent connections to other large cities, whether by road, the AVE fast train or public transport. At the same time, this well-established area provides all the services that you may need on a daily basis including shopping centers with supermarkets, restaurants, chemists and banks.



Airport: 14 km



# THE IDEAL HOME FOR SPENDING TIME WITH FAMILY AND FRIENDS

The 2 and 3 bedroom, 2 bathroom apartments have a carefully designed distribution and enjoy beautiful views of the communal areas, the natural environment or the sea, and the pool and private gardens at the development.

All have access to the fantastic communal areas, including pools, garden areas, and a children's play area.

Every home includes an underground parking space and a storeroom.





## LARGE TERRACES TO ENJOY

The apartments boast a spacious living room with integrated kitchen opening onto the terrace which ensures maximum natural light and the sensation of space.

The ground floor homes have large terraces and private gardens. Upper floor apartments enjoy fabulous unobstructed views from the terrace.





# TOP QUALITY FINISHINGS

At **Amara**, we have carefully selected materials and finishings to ensure elegance and comfort in your new home.

The fitted kitchen comes complete with vitro-ceramic hob, electric oven, microwave and extractor fan.

All apartments have double glazing and security doors. Individual aerothermal heating system to produce domestic hot water and air conditioning via conduits (hot/cold).

As part of our personalization programme\*, you have the choice of several laminate wooden flooring colour, bathroom floor and tiles, and other customization options.

*\* Personalisation of individual homes is limited to the options offered by the developer and these options must be chosen within the established timeframes for choosing materials in order that the progress of the construction work is not adversely affected.*



# DESIGN AND COMFORT

## APARTMENT - 2 BED GROUND FLOOR



### APARTMENT - 2 BED GROUND FLOOR

Built Area	From	80,50 m <sup>2</sup>	to	88,30 m <sup>2</sup>
Garden	From	41,00 m <sup>2</sup>	to	65,00 m <sup>2</sup>

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



## APARTMENT – 3 BED GROUND FLOOR



### APARTMENT – 3 BED GROUND FLOOR

Built	From	88,30 m <sup>2</sup>	to	108,00 m <sup>2</sup>
Garden	From	58,00 m <sup>2</sup>	to	206,00 m <sup>2</sup>

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## APARTMENT - 3 BED PROPERTIES



### APARTMENT - 3 BED PROPERTIES

Built Area	From	85,35 m <sup>2</sup>	to	85,35 m <sup>2</sup>
Terrace	From	16,54 m <sup>2</sup>	to	16,54 m <sup>2</sup>

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## PENTHOUSE – 2 BED PROPERTIES WITH SOLARIUM



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Built Area	From 73,45 m <sup>2</sup>	to 73,45 m <sup>2</sup>
Terrace	From 8,51 m <sup>2</sup>	to 8,51 m <sup>2</sup>
Solarium	From 62,71 m <sup>2</sup>	to 62,71 m <sup>2</sup>





## PENTHOUSE - 3 BED PROPERTIES WITH SOLARIUM



### PENTHOUSE - 3 BED PROPERTIES WITH SOLARIUM

Built Area	From	89,00 m <sup>2</sup>	to	89,00 m <sup>2</sup>
Terrace	From	11,66 m <sup>2</sup>	to	11,66 m <sup>2</sup>
Solarium	From	69,46 m <sup>2</sup>	to	69,46 m <sup>2</sup>



Every home includes an underground parking space and a storeroom.

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# 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:

- Individual heat pump for domestic hot water.
- Interior air renovation system.
- Air conditioning system, installed through conduits (hot/cold), machines included, with centralized control.
- Exterior carpentry with thermal break and double glazing with air chamber.
- Mixer tap with water saving system.

## In communal areas:

- Private underground parking space with pre-installation for an electric vehicle charging point.
- Drip irrigation system with timer in landscaped areas.
- Sensors, motion detectors and/or timers in communal areas.
- Bicycle storage area.
- Garden areas with native plants.



**Energy rating (CEE)**