



ELYSIUM

BAYSIDE

A new benchmark for luxury living in Gibraltar

Exclusively promoted by

BROMLEY
DEVELOPMENTS

Happiness lives in the
smallest beautiful moments





A SUNNY MORNING

strolling with your pet companion, breathing
in the fresh air as the day begins.



AN AFTERNOON

with your family, where laughter fills the air and simple moments turn into lasting memories.

A HIDDEN PARADISE IN
THE HEART OF GIBRALTAR

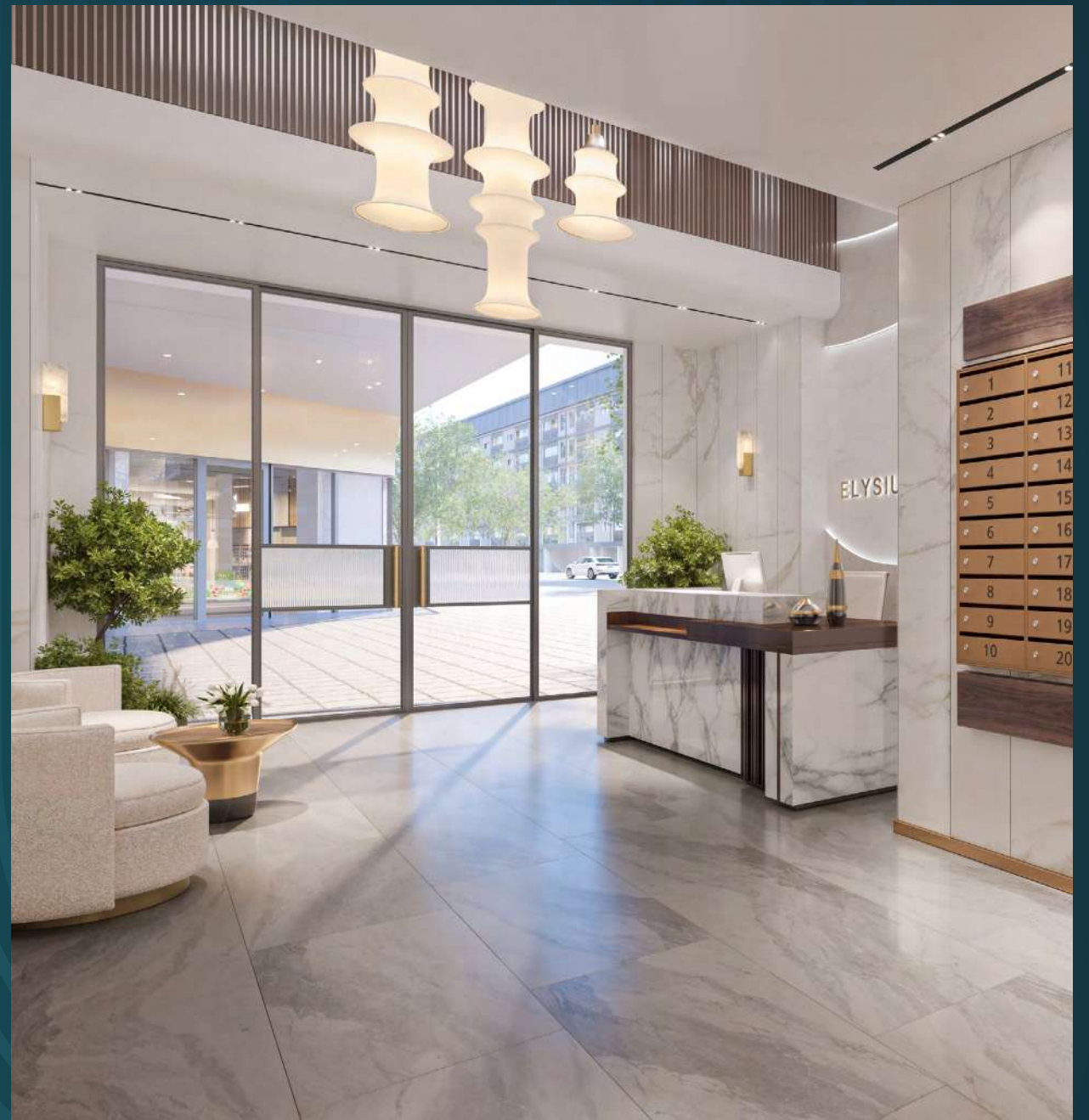




ELYSIUM BAYSIDE – A LIFE OF ELEGANCE

ELYSIUM Bayside is designed to capture the breathtaking beauty of the surroundings, offering residents a retreat that is as tranquil and refreshing as the ocean breeze.

From golden sunsets viewed from private terraces to the gentle rhythm of the waves, ELYSIUM Bayside invites residents to savour life's simple yet most rewarding pleasures. It is a place where modern design harmonises with nature, and where every detail is crafted to enhance well-being.



WHY GIBRALTAR ?

For investors seeking to strengthen and diversify their property portfolio, Gibraltar presents a compelling opportunity. As a tax-efficient jurisdiction with strong, sustained growth and consistent rental demand, it has become a recognised hotspot for capital appreciation and long-term returns. Its strategic location, just minutes

from the Costa del Sol, combines international connectivity with access to Spain's renowned lifestyle, beaches and year-round appeal. This unique positioning enhances both tenant demand and resale potential, making it a smart addition to any forward-thinking investment strategy.



STRATEGIC LOCATION

Strategically situated between the historic town centre and Marina Bay, ELYSIUM Bayside offers effortless access to local schools, healthcare, everyday conveniences, and leisure.

From here, residents are just steps away from the essentials of daily life and the energy of a thriving coastal community.



ELYSIUM BAYSIDE – A MASTERPIECE OF ARCHITECTURAL ARTISTRY

draws inspiration from the graceful dance of cumulus clouds —
a timeless emblem of Gibraltar's freedom and natural beauty.



INVITING NATURE INTO EVERYDAY LIVING

At Elysium Bayside, home is more than just a place — it's an experience of balance and connection with nature. Start your mornings with

sunlight streaming onto your balcony, breathe in the crisp Mediterranean air, and unwind in the evening with breathtaking sunsets over the sea.

Here, nature and architecture blend effortlessly, creating a peaceful and refined living environment.



APARTMENT DESIGN THAT ELEVATES LIVING

The strength of each apartment lies in its thoughtful design features: abundant natural light energises every space, high ceilings enhance openness, and ensuite bedrooms provide privacy and luxury.



Bedrooms are crafted for comfort and versatility, perfectly suited as second or third bedrooms to accommodate a range of lifestyles. Together, these elements

create homes that are spacious, bright, and designed to support modern living with ease.





"Elysium Bayside is set to become a new focal point in the life of Gibraltar, seamlessly linking the historic center with Marina Bay while embracing the stunning natural backdrop of the Rock of Gibraltar."

Cino Zucchi - CZA



WELNESS WOVEN INTO LIFE

At ELYSIUM Bayside, well-being is seamlessly woven into everyday life. Start your day in the infinity gym, unwind in lush green spaces, and find calm by the rooftop infinity pool. Thoughtfully curated amenities support physical vitality, emotional balance, and a deeper connection to your surroundings—creating a healthier, more fulfilling lifestyle.



INDULGE YOURSELF BY THE POOL EVERY DAY

Take in the sweepin views from the rooftop infinity pool, where water meets the horizon. Or unwind in the calm of the indoor lap pool—perfect for both energising workouts and peaceful relaxation.





FAMILY MOMENTS & PLAYFUL ESCAPES

Laughter echoing from the kids' area, colorful corners of the playroom filled with imagination, and the sparkling blue of the swimming pool set the scene for unforgettable family time. Soft splashes, joyful games, and sunlit smiles create a vibrant atmosphere where little ones explore freely and parents unwind with peace of mind.



WELLNESS WITH EXPERTISE

Operated by an experienced wellness team, the fitness centre at ELYSIUM Bayside provides a thoughtfully curated and supportive environment where every resident can confidently pursue their health and fitness goals. From state-of-the-art gym facilities to yoga and cardio classes, each element is designed to inspire movement, balance, and overall wellbeing.





PIAZZA: GIBRALTAR'S NEW SOCIAL HEARTBEAT

More than a gathering place, the Piazza is Gibraltar's vibrant social hub—bringing together dining, culture, and open-air leisure in a dynamic space where people connect, celebrate, and experience the best of community life.

Just steps from your doorstep, the Piazza offers a peaceful green retreat—a place to share quiet conversations, joyful laughter, and create unforgettable memories amidst the calming beauty of your surroundings. Imagine

starting your day with a leisurely morning coffee, surrounded by the vibrant energy of the community. Children play happily in thoughtfully designed play areas, neighbours catch up, and local artisans showcase their talents



ENJOY COMMUNITY BONDING

At ELYSIUM Bayside, you're invited to be part of something vibrant and alive. The Piazza isn't just a space—it's where your everyday moments transform into shared experiences that bring the community closer. Imagine joining a lively

market, feeling the buzz of live music, or simply enjoying a relaxed picnic surrounded by friendly faces. Each event is designed with you in mind, creating opportunities to connect, celebrate, and belong.



WHERE EVERY MOMENT BRINGS YOU CLOSER

Whether gathering in beautifully designed spaces, enjoying wellness and leisure activities, or simply taking in the curated surroundings, ELYSIUM Bayside fosters a community where connections flourish and a true sense of belonging grows.



INOVATIVE WORKSPACE AT YOUR DOORSTEP

Here, productivity and relaxation blend effortlessly, fostering an environment that supports both your professional ambitions and personal well-being. At ELYSIUM Bayside, balance is not just a goal—it's a way of life you experience every day. ELYSIUM Bayside presents a vibrant fusion of residential, commercial, retail, and public spaces—each thoughtfully designed to elevate the way you live, work, and connect.



LIVE, WORK, RELAX AND CONNECT

Experience the effortless harmony of living, working, shopping, and relaxing—all just steps from home or office. From inspiring workspaces to vibrant retail and welcoming communal areas, every detail is designed to make your day smoother, more enjoyable, and truly connected.



At ELYSIUM Bayside, the boundary between work and leisure fades—allowing you to embrace the best of both worlds with flexible work environments, wellness amenities, and

social spaces that encourage balance and inspiration. Here, sustainability and innovation unite to create a place where every moment feels purposeful and truly meaningful.



SETTING A NEW STANDARD OF SERVICE IN GIBRALTAR

At ELYSIUM Bayside, we make sure your home runs effortlessly—whether it's a quick request or proactive care. For the first time in Gibraltar, our dedicated team is on hand around the clock, responding promptly and handling every detail with professionalism, discretion, and a personal touch. So you can relax and enjoy your home with complete peace of mind.

SITEPLAN

- A

ARCADIA
- C

CELESTE
- E

UTOPIA
- B

HORIZON
- D

HARMONY
- F

LUMINARA

AMENITIES

GROUND F

- 1

WATER FEATURE
- 2

PIAZZA, EVENT AREA
- 3

SCULPTURE
- 4

COFFEE SHOP,
FASHION STORE.
MINIMART,
SHOWROOM...

LEVEL 5

- 1

RECEPTION
- 2

CHANGING ROOMS
- 3

FITNESS STUDIO
- 4

LAP POOL
- 5

INDOOR POOL
- 6

GYM
- 7

NURSERY, GAMES ROOM,
MEETING ROM,...

LEVEL 11

- 1

BAR/LOUNGE AREA
- 2

CHANGING ROOMS
- 3

ROOFTOP POOL
- 4

JACUZZI
- 5

TERRACE AND GREEN SPACES
- 6

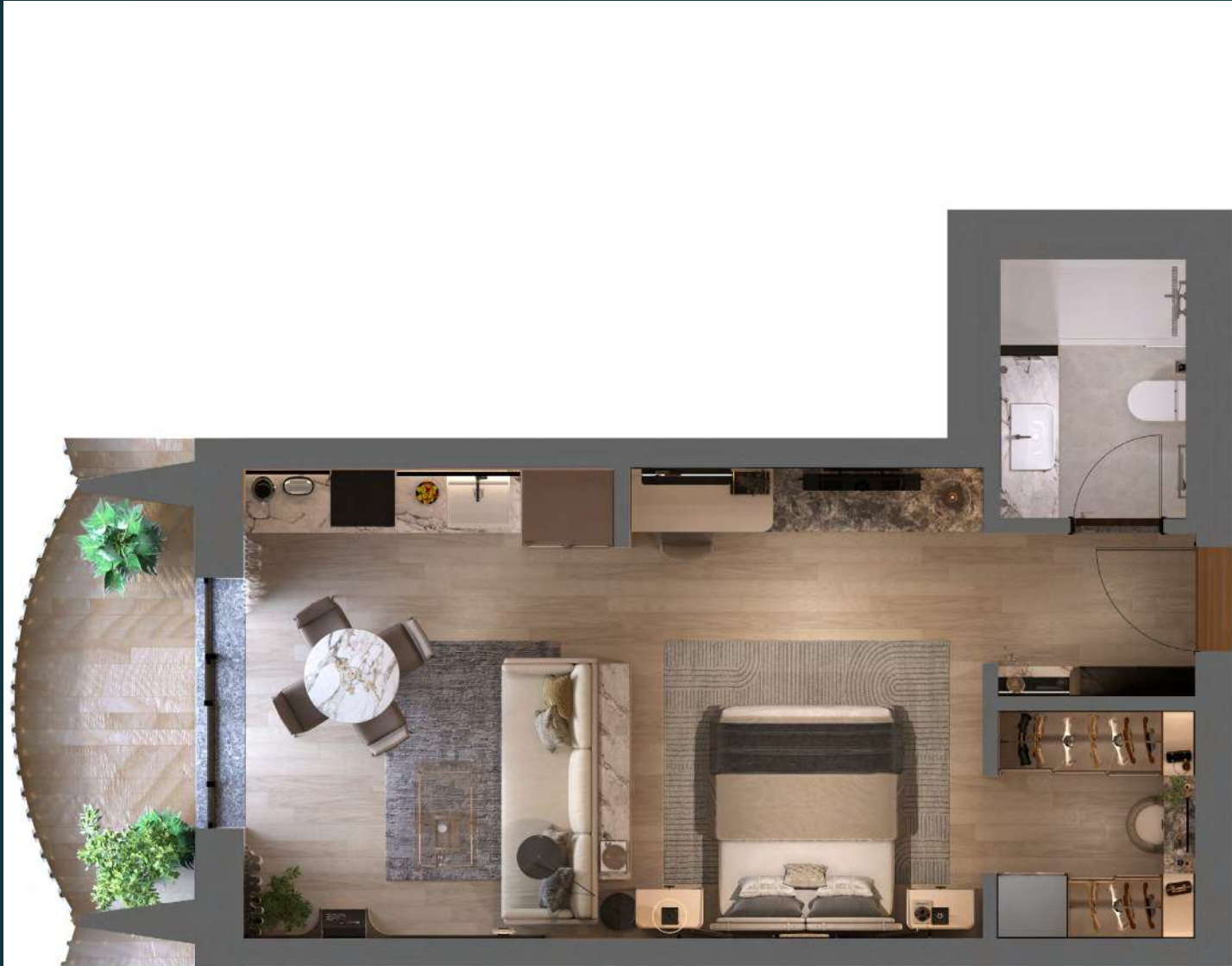
SUN TERRACE



FLOOR PLANS



STUDIO



1 BEDROOM



2 BEDROOMS



3 BEDROOMS





Take a tranquil ride to the mountain peak, where time slows down and nature embraces you.

This is Gibraltar — a place where every moment invites you to savour life to the fullest.



OVER 300 DAYS OF SUNSHINE – LIVE BETWEEN LIGHT AND SEA

Situated at the southern tip of the Iberian Peninsula, at the Strait of Gibraltar, the British overseas territory - Gibraltar welcomes you with clear blue skies almost all year round – where sunlight gently pours into every balcony, every apartment, and every heart. Here, every day begins with vibrant energy and ends in golden tranquility.



WHERE HISTORY AND MODERNITY INTERWINE

Gibraltar lies at the crossroads of Europe and the Mediterranean, a place where cultures converge, heritage is fetched in every ancient stone, and stories unfold on every winding street.



ELYSIUM BAYSIDE
AN INVESTMENT
IN YOUR WELLBEING

It's about cultivating a lifestyle that nourishes your soul. It's about having the time and space to pursue your passions, to connect with loved ones, and to simply enjoy the finer things in life.



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FOR MORE INFORMATION

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MARBELLA

* All the information contained in this document has been prepared from the Preliminary Project of the property or, where applicable, from the Basic Project of the same, being therefore neither definitive nor contractual, and may undergo variations until the drafting of the Final Execution Project. Infographics are merely indicative images; decoration, landscaping and furniture are not found included in the goods being marketed