



el BOSQUE

LA RESERVA DE ALCUZCUZ FASE 2

LOCAL DEVELOPER, GLOBAL REPUTATION

With over two decades of experience, Prestige Expo has become a reference in ultra-luxury real estate—marked by architectural innovation, precise craftsmanship, and singular branded residences. Guided by the belief that true luxury is not of the moment but of all time, its work moves beyond construction. It shapes legacy.

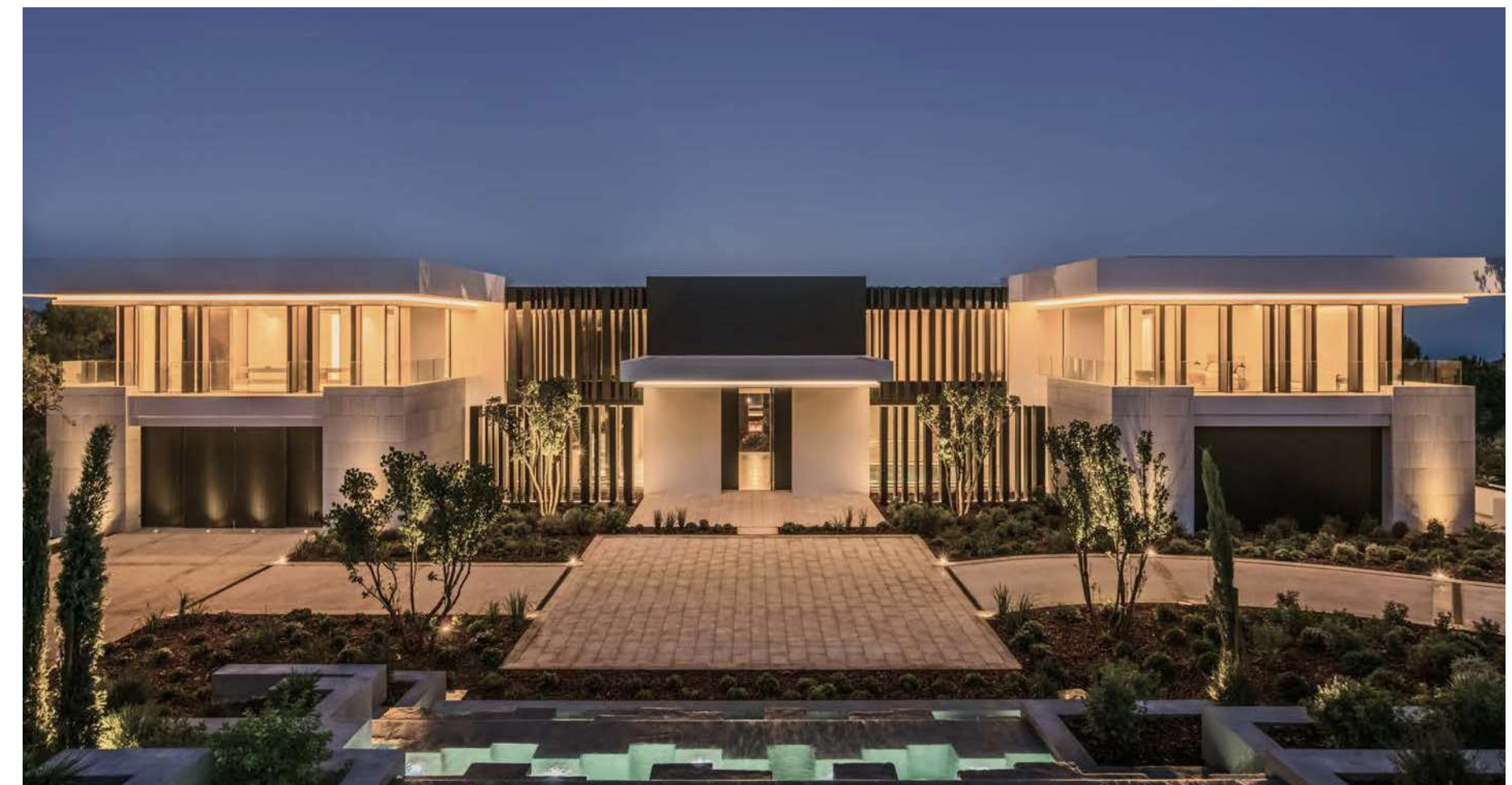
This vision placed Prestige Expo at the forefront of the Costa del Sol's most ambitious architecture—shaping the landscape of contemporary living with projects that have become landmarks. Developments such as Villa Cullinan and Villa Mulliner marked a new chapter in the design language of distinction.

Today, Prestige Expo continues to explore new forms—creating structures that settle into the landscape, built to age with grace, and remain.



TYRIAN RESIDENCES

ESTEPONA



VILLA CULLINAN

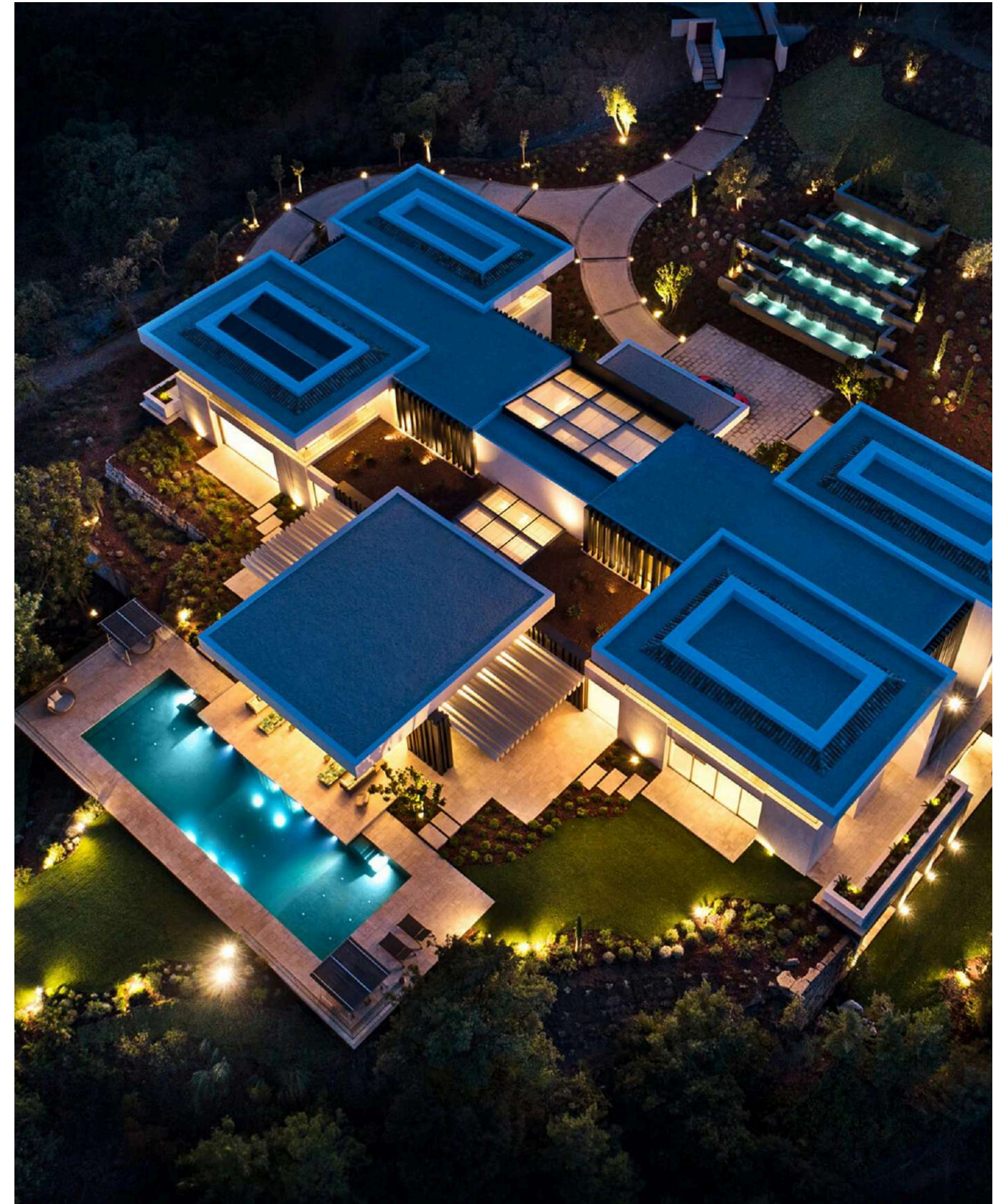
LA ZAGALETA

WORLD-CLASS ARCHITECTURE

Founded in Marbella in 1980, Tobal is a family-led architecture studio born from a shared passion between father and son. With over four decades of experience and a team of more than 30 specialists, the studio has remained at the forefront of high-end residential design across Marbella's most desirable locations.

Their philosophy is grounded in the essentials: light, shadow, air, proportion, and craftsmanship. Each home is designed to feel natural in its setting, with a focus on lasting quality and clarity of form.

TOBAL
ARQUITECTOS





el BOSQUE

A forest in the heights, open to sky and sea.

Set within the lush hills of La Reserva de Alcuézar, El Bosque Phase II is a private collection of four contemporary villas—Forest Edge, Forest Bay, Stonehaven and Pine Crest—each designed to embrace the quiet strength of nature. From this elevated position in Benahavís, the eye stretches beyond the pines, towards Gibraltar, the Mediterranean, and the distant outline of Africa.

Developed by Prestige Expo and designed by Tobal Arquitectos, each home stands on a generous plot of around 3,000 m², with interiors spanning 800 to over 1,300 m² over three levels. With open-plan living, private pools, and panoramic terraces, the villas invite a life that flows between shelter and horizon. This is the balance between seclusion and connection.

A retreat among the trees, minutes from the vibrant atmosphere of Puerto Banús, Marbella, and the coast.

HIGH AMONG THE PINES,
YET CLOSE TO EVERYTHING.

A limited collection of four villas, quietly set in
La Reserva de Alcuizcuz.

el **BOSQUE**
LA RESERVA DE ALCUIZCUZ FASE 2



BETWEEN THE TREES AND THE SEA

La Reserva de Alcuzcuz is a private community of elegant apartments, villas and large plots along the scenic road to Ronda. Set in the hills of Benahavís, Málaga, it offers panoramic views of the Mediterranean and pine-covered slopes. Just five minutes from Puerto Banús and near La Zagaleta, it sits opposite La Heredia—an Andalusian-style village with essential shops including a café, bakery, butcher and grocery store. Close to several renowned golf courses, this is where the countryside begins and the coast is always close.



GEOMETRY IN NATURE

The architecture of El Bosque Phase II is defined by sculptural lines, pure volumes and a deep connection to the landscape. Light, shade and proportion guide each gesture. With a contemporary Mediterranean spirit, the villas blend openness and privacy—floating above the treetops, yet grounded in place. Designed to bring silence, space and sky into every room.

el BOSQUE







PROPERTIES FEATURES

1

Exceptional location in a tranquil,
private natural setting.

2

Panoramic views of the sea and
surrounding landscapes.

3

High level of privacy and security.

4

Contemporary design by Tobal
Arquitectos.

5

Smart climate and sound
control system.

6

Premium quality materials and
finishes by Prestige Expo.

7

Furnishing pack with bespoke
designer pieces.

TECHNICAL FEATURES

el BOSQUE

FACADE

The exterior is protected by a waterproof mortar finish, ensuring structural integrity and weather resistance.

FLOORING

Premium materials, including polished marble floors and elegant wooden coverings in the bedrooms.

SWIMMING POOL

Outdoor pool with saltwater chlorination and pre-installation for heating and cover.

FURNITURE

An optional furnishing pack, curated by leading interior designers and valued at €350,000, is included in the price.

LIGHTING

Smart lighting and electrical systems designed for effortless elegance and performance.

CLIMATE CONTROL

State-of-the-art climate control, featuring Daikin air conditioning.

UNDERFLOOR HEATING

Advanced underfloor heating system with self-fixing panels and cross-linked polyethylene (evalPEX) pipes by Uponor.

BATHROOMS

Bespoke bathrooms with marble countertops and high-end sanitary ware from high-end brands.

WINDOWS

Generous glazed openings with Climalit, combining brightness with thermal efficiency.

SECURITY

Fully integrated security system ensuring privacy and peace of mind.

FIREPLACE

A stylish wood-burning fireplace anchors the living room, adding warmth and character.

LIFT

A private lift ensures seamless circulation across all levels.

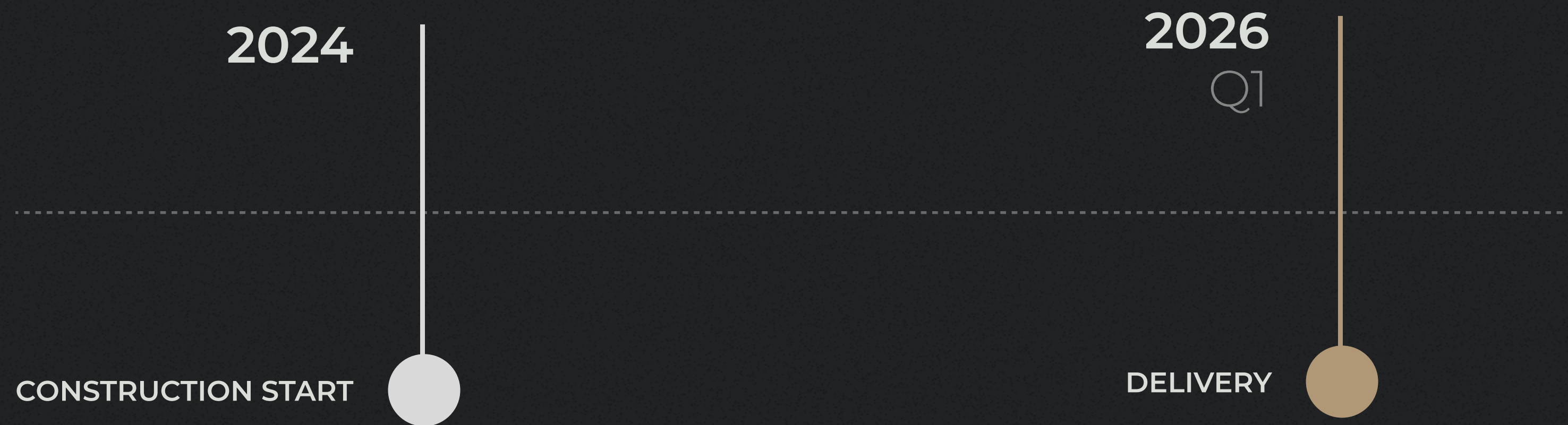


NUEVA ANDALUCÍA	10 MIN
PUERTO BANÚS	13 MIN
BEACH	13 MIN
BENAHAVÍS	14 MIN

GOLDEN MILE	17 MIN
MARBELLA CITY	20 MIN
ESTEPONA	20 MIN
MÁLAGA AIRPORT	45 MIN



el BOSQUE
TIMELINE



el BOSQUE
LA RESERVA DE ALCUZCUZ FASE 2

La Reserva de Alcuzcuz
VILLA FOREST EDGE

PHASE II

La Reserva de Alcuzcuz
VILLA STONEHAVEN

La Reserva de Alcuzcuz
VILLA FOREST BAY

La Reserva de Alcuzcuz
VILLA PINE CREST

PHASE I

VILLA
PINE CREST

8.250.000 €

Type	Villa	Plot	3.082,86 m²
Bedrooms	6	Built area	1.056,86 m²
Bathrooms	6 + 2	Interior	806,06 m²
		Exterior	250,78 m²

VILLA
STONEHAVEN

11.250.000 €

Type	Villa	Plot	3.453 m²
Bedrooms	6	Built area	1.789 m²
Bathrooms	6 + 4	Interior	1.309 m²
		Exterior	480 m²

VILLA
FOREST BAY

9.450.000 €

Type	Villa	Plot	3.082,86 m²
Bedrooms	6	Built area	1.399,32 m²
Bathrooms	6 + 4	Interior	999,01 m²
		Exterior	400 m²

VILLA
FOREST EDGE

RESERVED

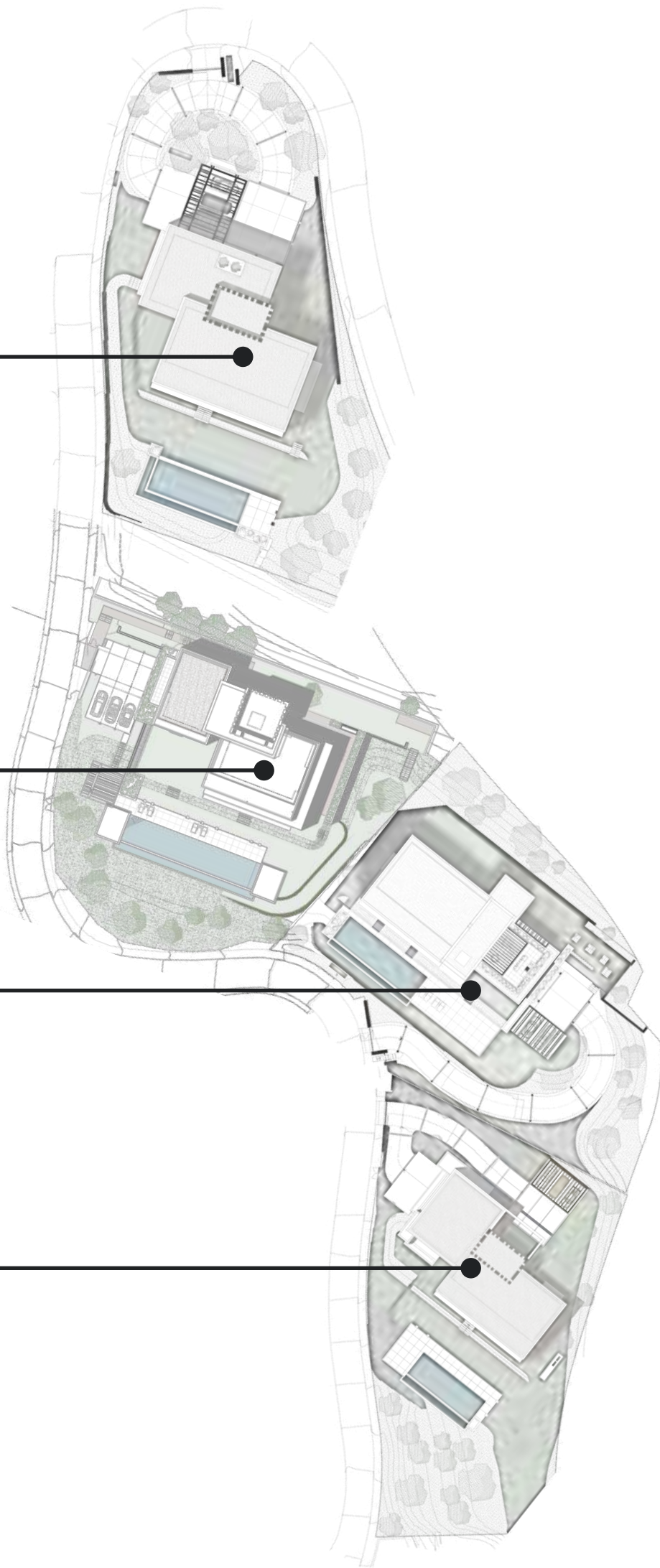
Type	Villa	Plot	3.082,86 m²
Bedrooms	6	Built area	1.084,36 m²
Bathrooms	6 + 2	Interior	908,49 m²
		Exterior	175,87 m²

VILLA FOREST EDGE

VILLA STONEHAVEN

VILLA FOREST BAY

VILLA PINECREST



*This price list is distributed as information and does not form par of any contract and will be valid only during the date specified in this document. This price list invalidates any previous one. Prices of the properties are net prices and do not include VAT property transfer taxes etc. The vendor reserves the right to adapt prices without prior notice before receipt of a deposit.









VILLA
PINE CREST

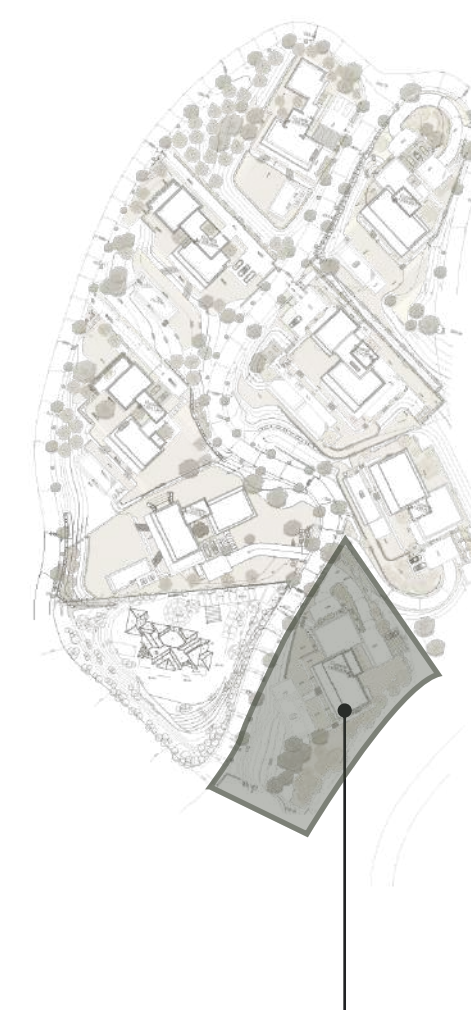
Type	Orientation	Plot	Built	Interior	Exterior	Bedrooms	Bathrooms
VILLA	SW	3.082m ²	1.056m ²	806m ²	250m ²	6	6+2



el BOSQUE
LA RESERVA DE ALCUZCUZ FASE 2

Named after the treetops that frame its horizon, Villa Pine Crest captures the quiet elevation of life among pines. Though not the highest of the four, it offers a privileged southwest orientation, with soft views that open gently over the landscape.

Set on a 3,082 m² plot, the villa is laid out over three levels, with a total built area of 806 m². The architecture flows with the natural slope, allowing the light to shift and expand through each room.



VILLA PINE CREST

VILLA PINE CREST

el BOSQUE
LA RESERVA DE ALCUZZUZ FASE 2

The ground floor opens to a seamless living, dining and kitchen area, alongside two guest suites and generous terraces that lead to a 75 m² private pool that features a shallow water area, creating a calm, mirror-like surface.

Upstairs, the master bedroom and two further en suite bedrooms enjoy calm views and thoughtful separation.

Below, the lower level houses the garage, storage, laundry and technical areas—discreet and functional.



VILLA PINE CREST













VILLA FOREST BAY

Type

VILLA

Orientation

SW

Plot

3.082m²

Built

1.399m²

Interior

999m²

Exterior

400m²

Bedrooms

6

Bathrooms

6+4



el BOSQUE
LA RESERVA DE ALICUZCUEZ PASE 2

Rooted in the hillside and facing soft southwestern views, Villa Stonehaven is set on a 3,082 m² plot with 999 m² of interior built space across three levels.

The ground floor offers fluid living areas that connect with the outdoors, including a living-dining room with open kitchen, service kitchen, pantry, laundry, entrance hall, guest toilet, and two en suite bedrooms.



VILLA FOREST BAY

el BOSQUE
LA RESERVA DE ALCUZCUZ FASE 2

Four terraces and two porches frame a 90 m² swimming pool, partially conceived as a still water mirror. An exterior staircase and poolside toilet complete the layout.

The upper floor features the master suite with dressing room and en-suite bathroom, two additional suites, a flexible living space, and two terraces with open views.

The lower level includes garage access, technical rooms, storage, a gardener's bathroom, guest toilet, wardrobe, lift and staircase—all subtly integrated below ground.

















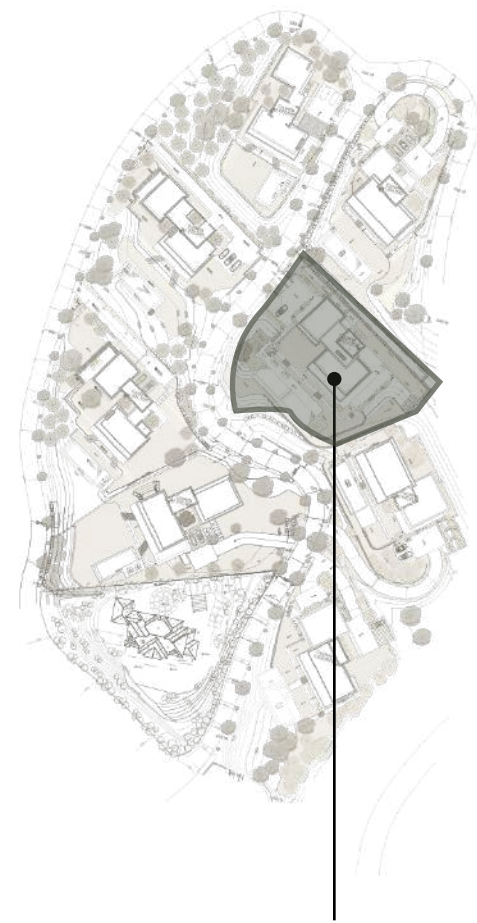


VILLA STONEHAVEN

Type	Orientation	Plot	Built	Interior	Exterior	Bedrooms	Bathrooms
VILLA	S	3.453m ²	1.789m ²	1.309m ²	480m ²	6	6+4

Set on a 3.453 m² plot with 1.789m² of built space, it is the largest villa in El Bosque Phase II. Across three levels, the architecture draws in the forest through immense windows. Interior volumes flow effortlessly between open-plan living, dining and kitchen areas, extending outwards to terraces, a pergola lounge, and a 130 m² pool with a 26-metre-long water mirror edge.

A cold room, service kitchen, pantry, guest toilet, and two en suite bedrooms complete the main level, along with two porches, two storage rooms, a common wardrobe, and a poolside bathroom.



VILLA STONEHAVEN



VILLA STONEHAVEN



VILLA STONEHAVEN

el BOSQUE



VILLA STONEHAVEN

el BOSQUE
LA RESERVA DE ALCUZCUEZ FASE 2

The upper floor features the master bedroom with en-suite bathroom and dressing room, two additional suites, a distributor, and two porches overlooking the trees.

The lower level is dedicated to wellbeing, with a cinema and games room, gym, sauna, steam bath, massage room with bathroom, and yoga room with bathroom. Also on this level: garage parking for three vehicles, technical rooms, storage, laundry, guest toilet, distributor, lift and staircase.



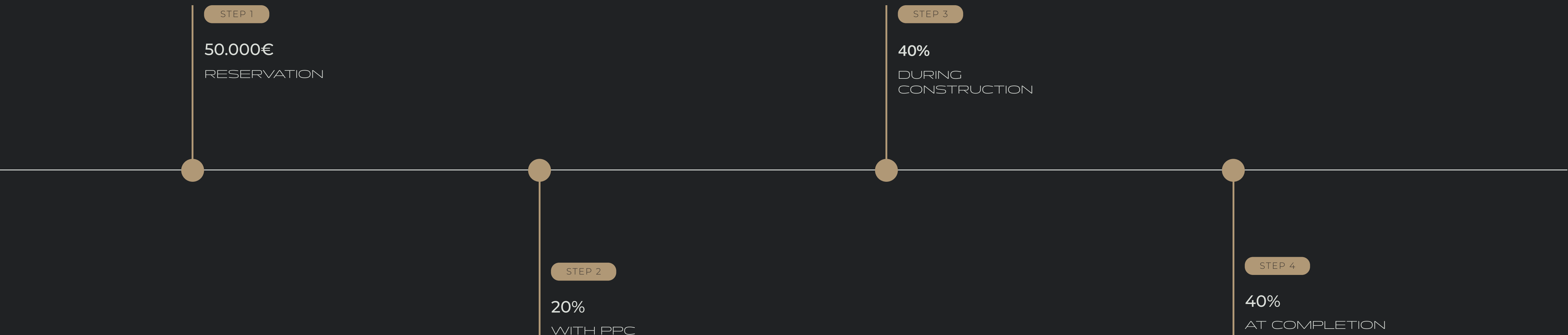












PAYMENT STRUCTURE