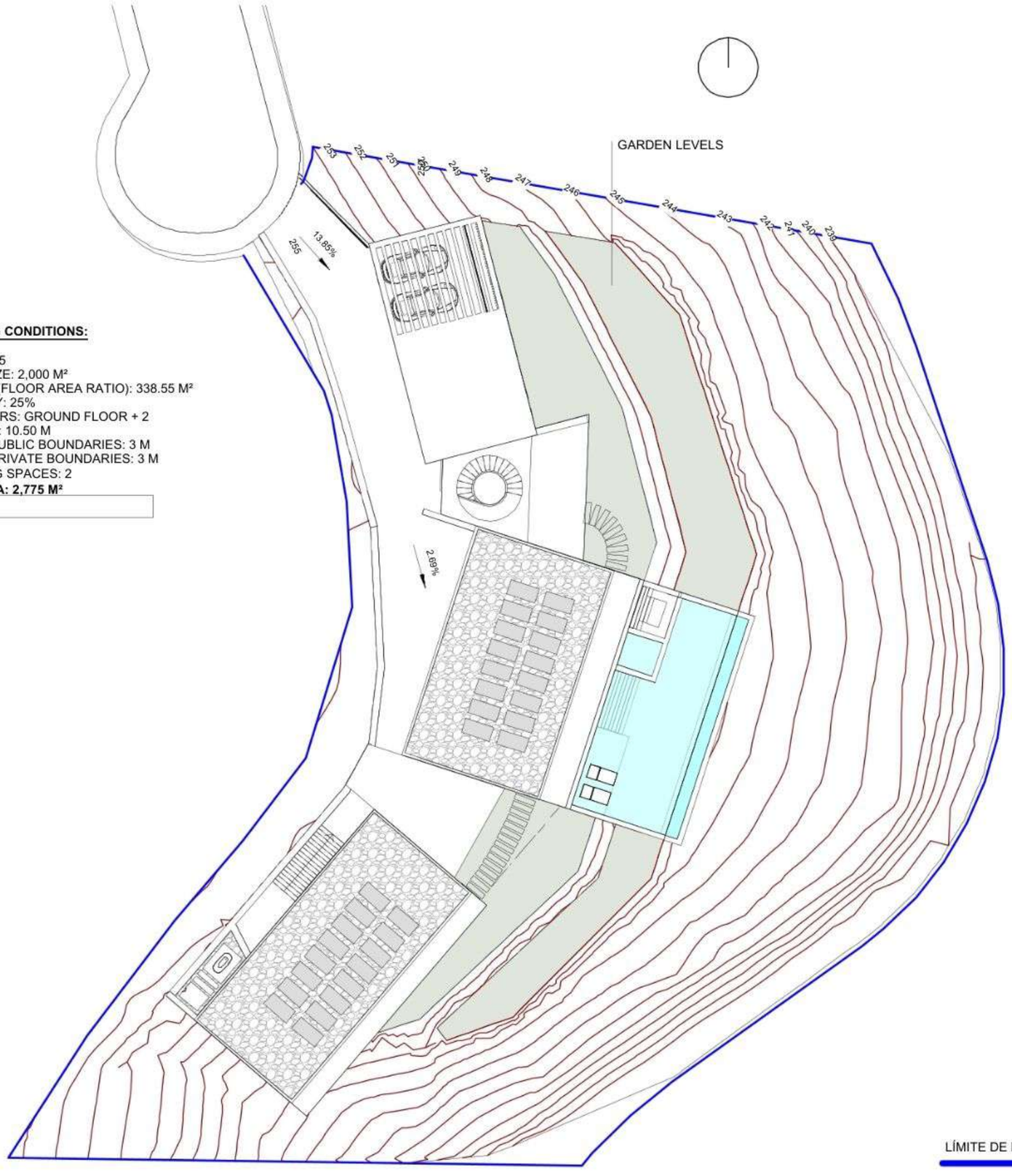


URBAN PLANNING CONDITIONS:

PLOT NUMBER: M-5
MINIMUM PLOT SIZE: 2,000 M²
BUILDABLE AREA (FLOOR AREA RATIO): 338.55 M²
PLOT OCCUPANCY: 25%
NUMBER OF FLOORS: GROUND FLOOR + 2
MAXIMUM HEIGHT: 10.50 M
SETBACK FROM PUBLIC BOUNDARIES: 3 M
SETBACK FROM PRIVATE BOUNDARIES: 3 M
MINIMUM PARKING SPACES: 2
TOTAL PLOT AREA: 2,775 M²

LÍMITE DE PARCELA

SEPARACIÓN LINDE PARCELA

Furniture shown is for decoration purposes only. The displayed plans show the villa in its final state after the first occupancy license.

DIRECCIÓN: EDIF. CASABLANCA. OFICINA 5
BLVD ALFONSO HOHENLOHE
29602 - MARBELLA, SPAIN

EMAIL: ***info@iddomus.com***

TEL: +34 952 924 605 / 627 183 118

PROYECTO: URB. MONTEMAYOR ALTO (M-5),
BENAHAVÍS, MÁLAGA

PROMOTOR: IDDOMUS DEVELOPERS S.L.
ARQUITECTO: MARTTI OLIVA KOSKELA

10.30 MONTEMAYOR M-5

V	Día	Modificación

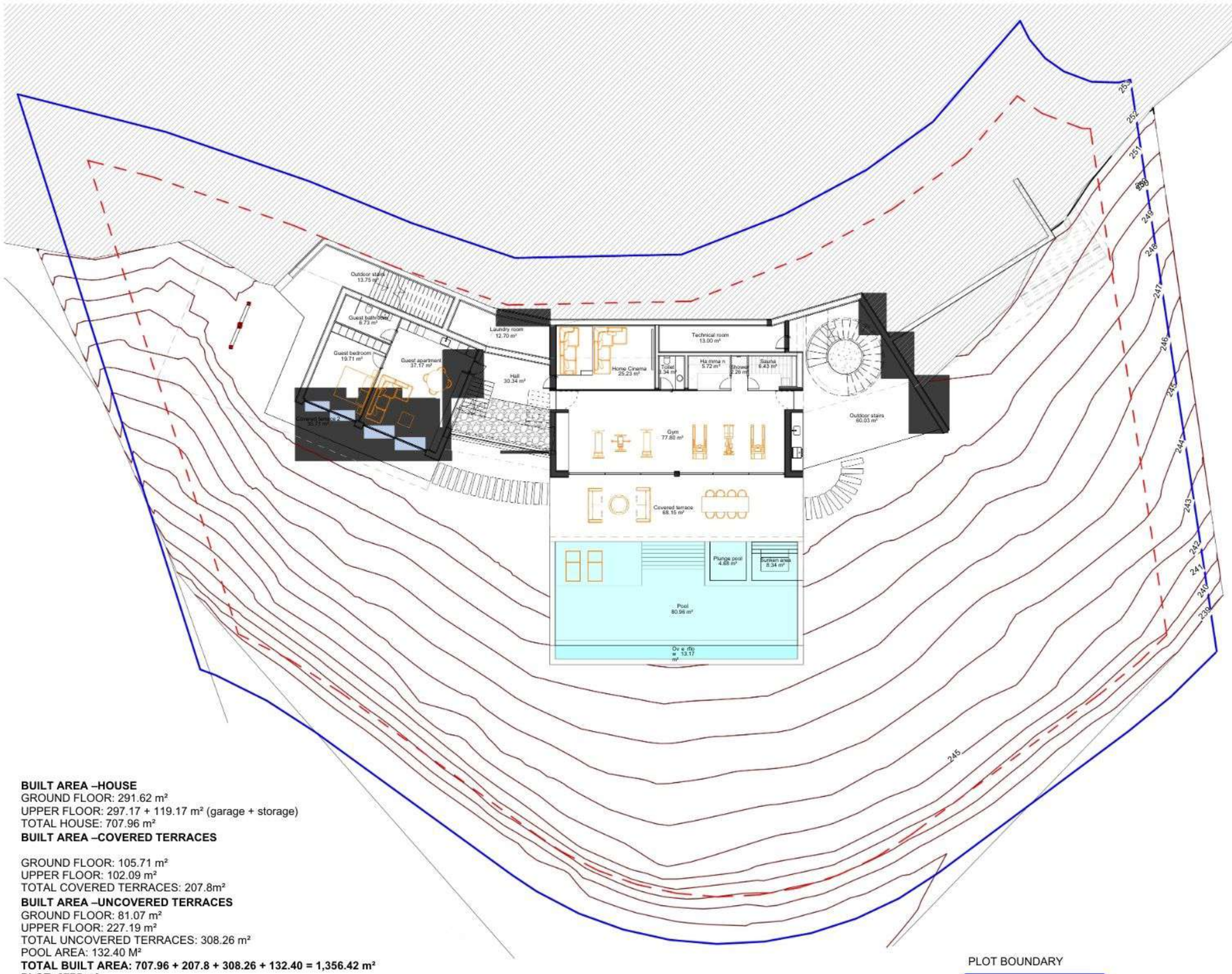
ANTEPROYECTO
VIVIENDA UNIFAMILIAR AISLADA

TÍTULO: Site

ESCALA: 1 : 300 A3

Nº PLANO: REVISIÓN

PB_3.1.2



BUILT AREA –HOUSE
GROUND FLOOR: 291.62 m²
UPPER FLOOR: 297.17 + 119.17 m² (garage + storage)
TOTAL HOUSE: 707.96 m²
BUILT AREA –COVERED TERRACES

GROUND FLOOR: 105.71 m²
UPPER FLOOR: 102.09 m²
TOTAL COVERED TERRACES: 207.8m²
BUILT AREA –UNCOVERED TERRACES
GROUND FLOOR: 81.07 m²
UPPER FLOOR: 227.19 m²
TOTAL UNCOVERED TERRACES: 308.26 m²
POOL AREA: 132.40 M²
TOTAL BUILT AREA: 707.96 + 207.8 + 308.26 + 132.40 = 1,356.42 m²
PLOT: 2775 m²

PLOT BOUNDARY

BOUNDARY SEPARATION

NON-BUDGETED FURNITURE

PB4.1.1.Ground Floor
1 : 250

ESCALA GRÁFICA
0 10m

Furniture shown is for decoration purposes only. The displayed plans show the villa in its final state after the first occupancy license.

DIRECCIÓN: CTRA. DE CÁDIZ KM 188,
URBANIZACIÓN EL ROSARIO
ROYAL TENNIS CLUB
29604 MARBELLA

EMAIL: ***info@iddomus.com***

TEL: +34 952 924 605 / 627 183 118

PROYECTO: URB. MONTEMAYOR ALTO (M-5),
BENAHAVÍS, MÁLAGA

PROMOTOR: IDDOMUS DEVELOPERS S.L.
ARQUITECTO: MARTTI OLIVA KOSKELA

10.30 MONTEMAYOR M-5

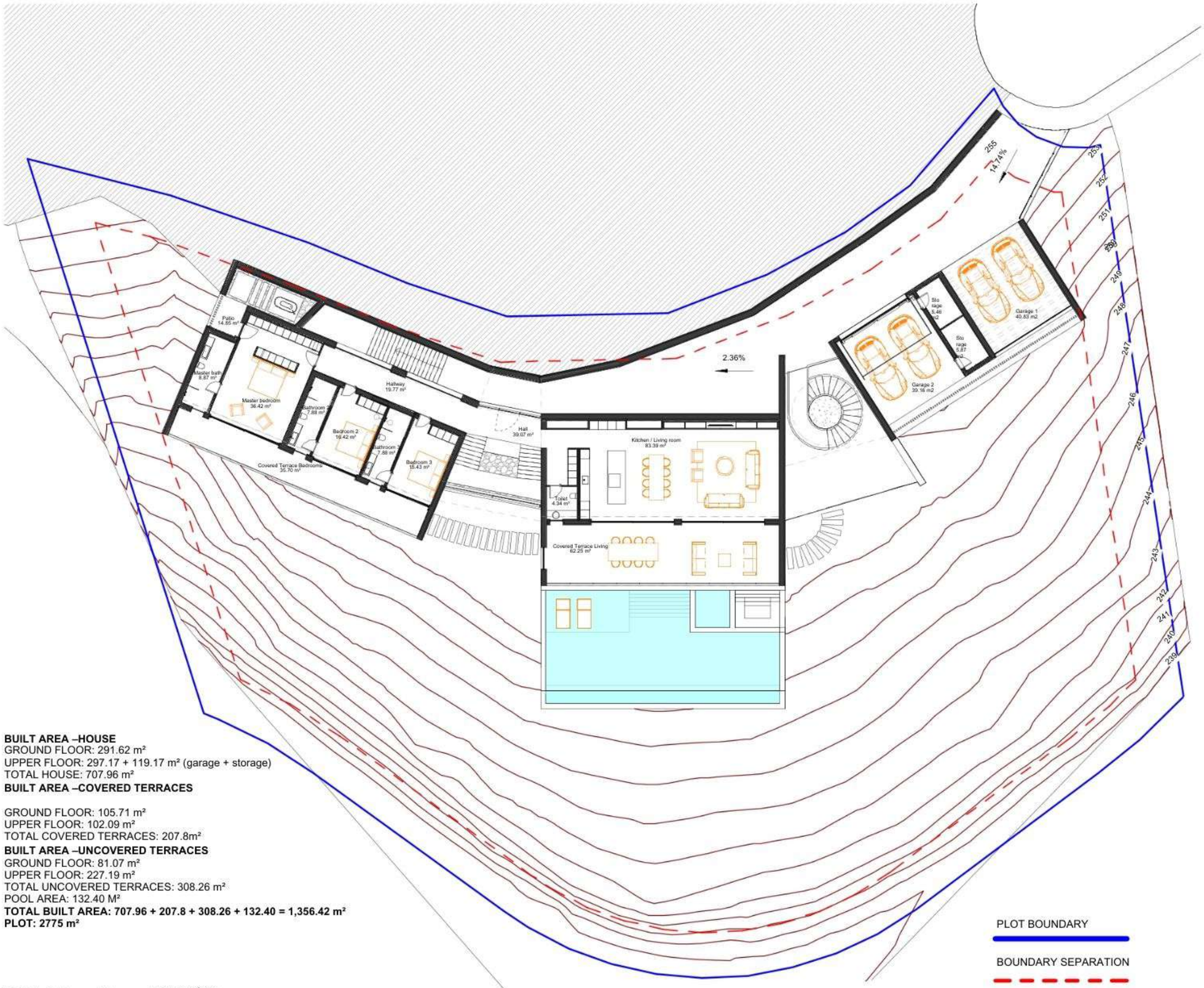
V	Día	Modificación

ANTEPROYECTO
VIVIENDA UNIFAMILIAR AISLADA

TÍTULO: Ground Floor

ESCALA: Como se indica A3

Nº PLANO: REVISIÓN
PB_4.1.1



BUILT AREA –HOUSE
GROUND FLOOR: 291.62 m²
UPPER FLOOR: 297.17 + 119.17 m² (garage + storage)
TOTAL HOUSE: 707.96 m²
BUILT AREA –COVERED TERRACES

GROUND FLOOR: 105.71 m²
UPPER FLOOR: 102.09 m²
TOTAL COVERED TERRACES: 207.8m²
BUILT AREA –UNCOVERED TERRACES
GROUND FLOOR: 81.07 m²
UPPER FLOOR: 227.19 m²
TOTAL UNCOVERED TERRACES: 308.26 m²
POOL AREA: 132.40 M²
TOTAL BUILT AREA: 707.96 + 207.8 + 308.26 + 132.40 = 1,356.42 m²
PLOT: 2775 m²

PLOT BOUNDARY

BOUNDARY SEPARATION

NON-BUDGETED FURNITURE

PB4.1.2.Upper Floor
1 : 250

ESCALA GRÁFICA
0 10m

Furniture shown is for decoration purposes only. The displayed plans show the villa in its final state after the first occupancy license.

DIRECCIÓN: CTRA. DE CÁDIZ KM 188,
URBANIZACIÓN EL ROSARIO
ROYAL TENNIS CLUB
29604 MARBELLA

EMAIL: ***info@iddomus.com***

TEL: +34 952 924 605 / 627 183 118

PROYECTO: URB. MONTEMAYOR ALTO (M-5),
BENAHAVÍS, MÁLAGA

PROMOTOR: IDDOMUS DEVELOPERS S.L.
ARQUITECTO: MARTTI OLIVA KOSKELA

10.30 MONTEMAYOR M-5

V	Día	Modificación

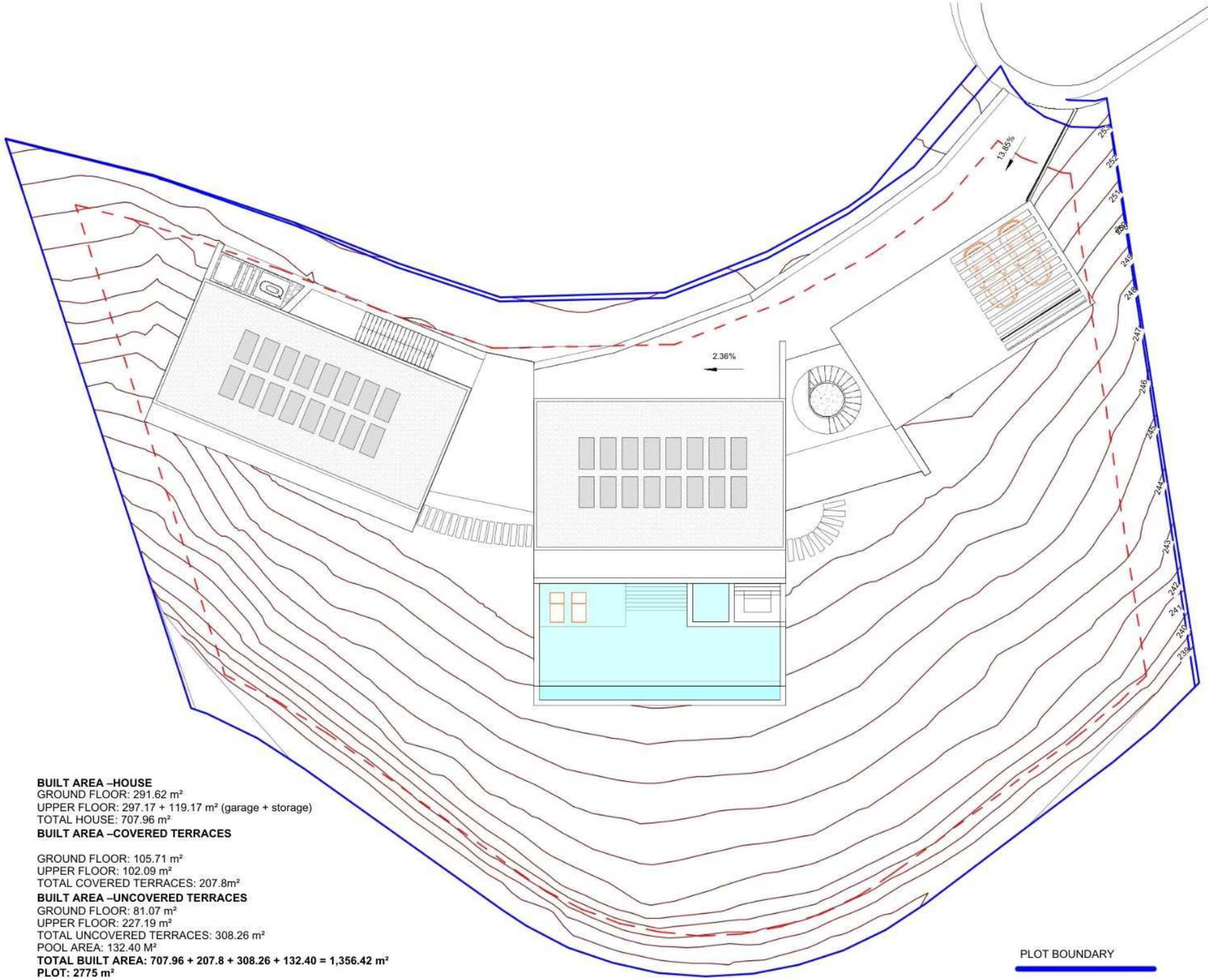
ANTEPROYECTO
VIVIENDA UNIFAMILIAR AISLADA

TÍTULO: Upper Floor

ESCALA: Como se indica A3

Nº PLANO: REVISIÓN

PB_4.1.2



BUILT AREA –HOUSE
GROUND FLOOR: 291.62 m²
UPPER FLOOR: 297.17 + 119.17 m² (garage + storage)
TOTAL HOUSE: 707.96 m²
BUILT AREA –COVERED TERRACES

GROUND FLOOR: 105.71 m²
UPPER FLOOR: 102.09 m²
TOTAL COVERED TERRACES: 207.8m²
BUILT AREA –UNCOVERED TERRACES
GROUND FLOOR: 81.07 m²
UPPER FLOOR: 227.19 m²
TOTAL UNCOVERED TERRACES: 308.26 m²
POOL AREA: 132.40 M²
TOTAL BUILT AREA: 707.96 + 207.8 + 308.26 + 132.40 = 1,356.42 m²
PLOT: 2775 m²

PLOT BOUNDARY

BOUNDARY SEPARATION

NON-BUDGETED FURNITURE

PB4.1.3. Rooftop
1 : 250

ESCALA GRÁFICA
0 10m

Furniture shown is for decoration purposes only. The displayed plans show the villa in its final state after the first occupancy license.

DIRECCIÓN: CTRA. DE CÁDIZ KM 188,
URBANIZACIÓN EL ROSARIO
ROYAL TENNIS CLUB
29604 MARBELLA

EMAIL: ***info@iddomus.com***

TEL: +34 952 924 605 / 627 183 118

PROYECTO: URB. MONTEMAYOR ALTO (M-5),
BENAHAVÍS, MÁLAGA

PROMOTOR: IDDOMUS DEVELOPERS S.L.
ARQUITECTO: MARTTI OLIVA KOSKELA

10.30 MONTEMAYOR M-5

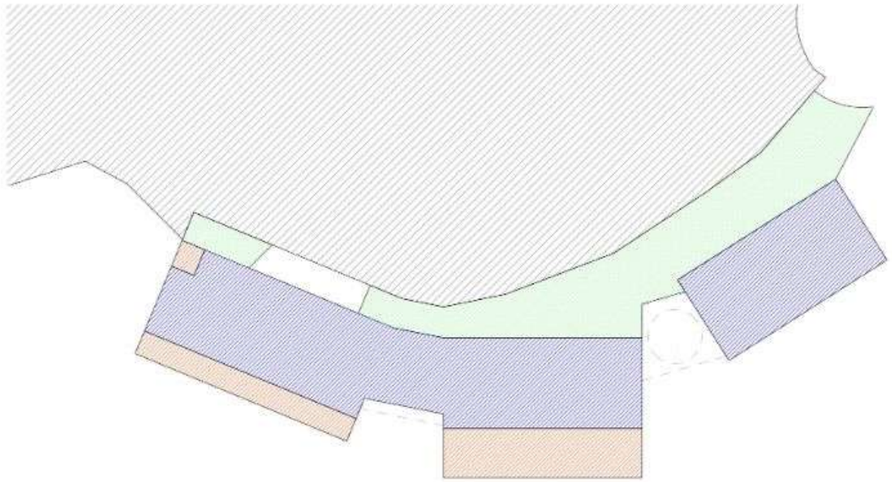
V	Día	Modificación

ANTEPROYECTO
VIVIENDA UNIFAMILIAR AISLADA

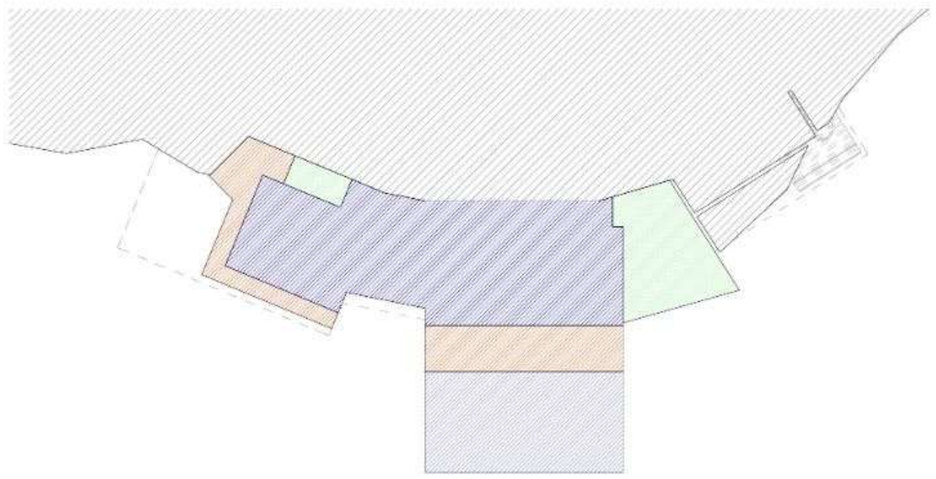
TÍTULO: Rooftop

ESCALA: Como se indica A3

Nº PLANO: REVISIÓN
PB_4.1.3



PB4.1.2.Upper floor Surfaces
1 : 500



PB4.1.1.Ground floor Surfaces
1 : 500

BUILT AREA –HOUSE
GROUND FLOOR: 291.62 m²
UPPER FLOOR: 297.17 + 119.17 m² (garage + storage)
TOTAL HOUSE: 707.96 m²

BUILT AREA –COVERED TERRACES

GROUND FLOOR: 105.71 m²
UPPER FLOOR: 102.09 m²
TOTAL COVERED TERRACES: 207.8m²

BUILT AREA –UNCOVERED TERRACES
GROUND FLOOR: 81.07 m²
UPPER FLOOR: 227.19 m²
TOTAL UNCOVERED TERRACES: 308.26 m²
POOL AREA: 132.40 M²
TOTAL BUILT AREA: 707.96 + 207.8 + 308.26 + 132.40 = 1,356.42 m²
PLOT: 2775 m²

Furniture shown is for decoration purposes only. The displayed plans show the villa in its final state after the first occupancy license.

DIRECCIÓN: EDIF. CASABLANCA. OFICINA 5
BLVD ALFONSO HOHENLOHE
29602 - MARBELLA, SPAIN

EMAIL: ***info@iddomus.com***

TEL: +34 952 924 605 / 627 183 118

PROYECTO: URB. MONTEMAYOR ALTO (M-5),
BENAHAVÍS, MÁLAGA

PROMOTOR: IDDOMUS DEVELOPERS S.L.
ARQUITECTO: MARTTI OLIVA KOSKELA

10.30 MONTEMAYOR M-5

V	Día	Modificación

ANTEPROYECTO
VIVIENDA UNIFAMILIAR AISLADA

TÍTULO: Surfaces

ESCALA: 1 : 500 A3
Nº PLANO: REVISIÓN

PB_8.1