

Balcón de Finestrat - Phase II
Gante and Toulouse detached Villas



Privileged Spot

Balcón de Finestrat - Phase II

Gante and Toulouse detached Villas

Location

These detached villas are located on a privileged spot, few meters walking distance from the Alfarella golf course, one of the most exclusive Costa Blanca golf courses.

Close to the Benidorm, Finestrat and La Villa beaches and just 2 kilometres distances from the La Marina Shopping centre, and so close to the Terra Mítica Park.

Near projects

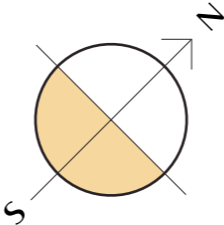
Finestrat Villas
Balcón de Finestrat Phase I

 Show House
Avenida de Sevilla- Villa 110
Balcón de Finestrat, Alicante.



Balcón de Finestrat - Phase II

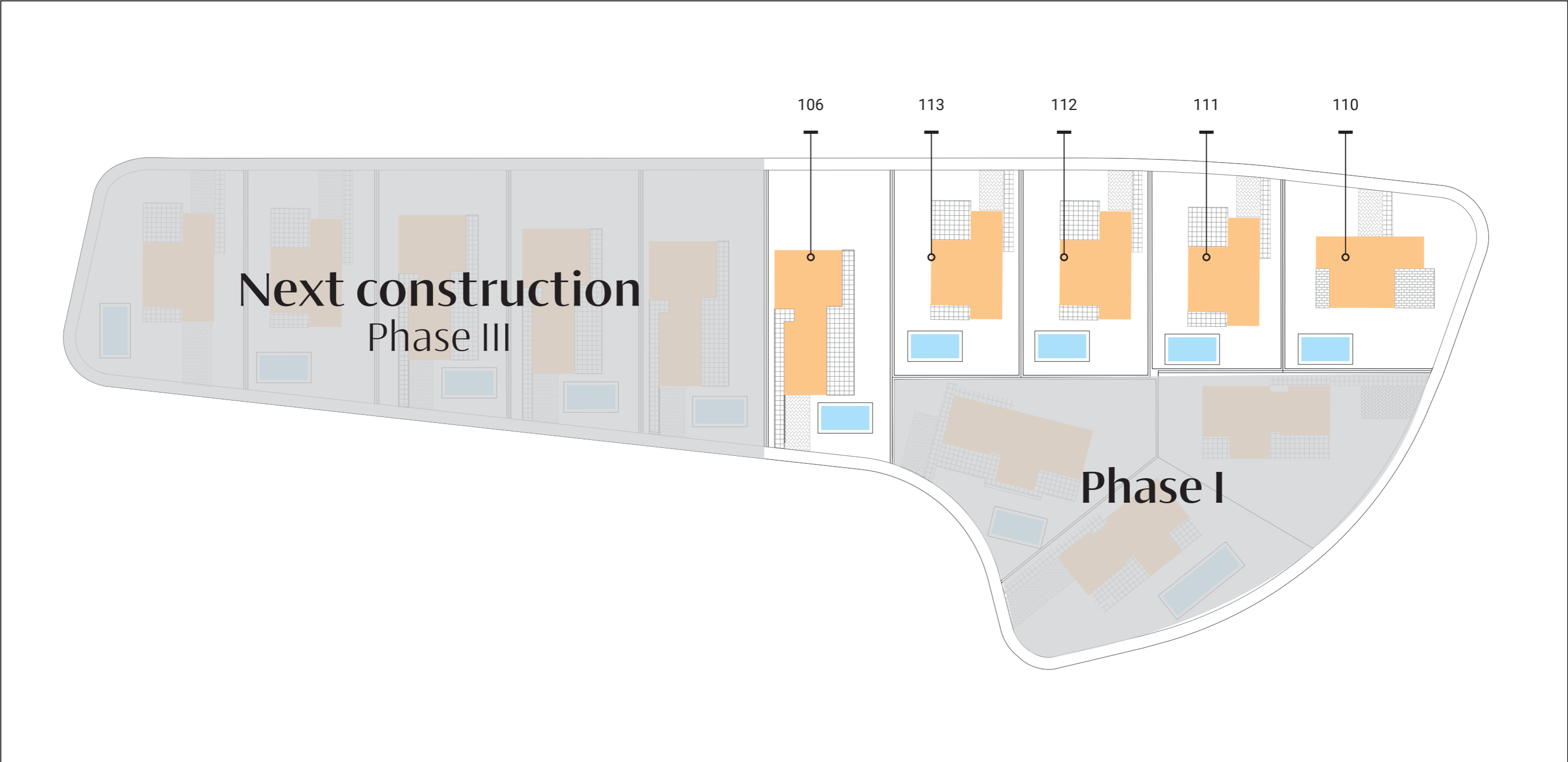
Gante and Toulouse detached Villas



Plot Sizes

Type	Num.	Plot	Built
Toulouse	106	538,00	114,5
Gante 3D	111	404,00	122,70
Gante 3D	112	410,00	122,70
Gante 3D	113	410,00	122,70
Gante 4D	110	478,00	139,90

All measures are expressed in M2.



The project

This project is composed by two villa models Gante and Toulouse. At the II and III phases, you will find properties with 3-4 bedrooms and 2-3 bathrooms distributed on two different levels to enjoy the fantastic views or 3 bedrooms villa with a charming single level design.

Features

- Private parking
- Private pool
- 3-4 Bedrooms
- 2-3 Bathrooms





Design

General Finishes

Contemporary design Villas combining **modern and traditional materials** like natural stone and imitation wood on the facade. Layout designed to get benefit of the light during all day and also considering privacy as an important part.





Balcón de Finestrat Villas

Light is the main character.

General interior finishes

Smooth White colour is used on the plastic painting inside, Valena Black from Legrand electric fittings and doors equipped with stainless Steel handlers.

Our property is protected with an alarm system totally fitted that includes: sensors, touch panel, siren.

The sliding brown PVC exteriors carpentry includes tilt and turn system in bathrooms and electric blinds.





Balcón de Finestrat Villas

Natural textures for functional spaces.

Kitchen finishes

This villas stands out on the kitchen details, with a wide and elegant worktop, and great durability with no maintenance.

Here we can find a well-balanced, practical and real luxury space, with white melamine furniture and wood effect.

The built-in sink is completed with a GRB high pipe tap black model.

Bathroom Finishes

The 90 by 30 cm white mate tiles in walls combine with Great scale imitation wood porcelain and Italian shower. The shower comes equipped with a shower screen, tap and spray fittings model KALA from GRB. A handing imitation wood unit and sink over worktop with KALA mixer taps.

In bathroom ensuite, a handing unit with imitation wood worktop with white drawers and rectangular sink over worktop





Balcón de Finestrat

1/1

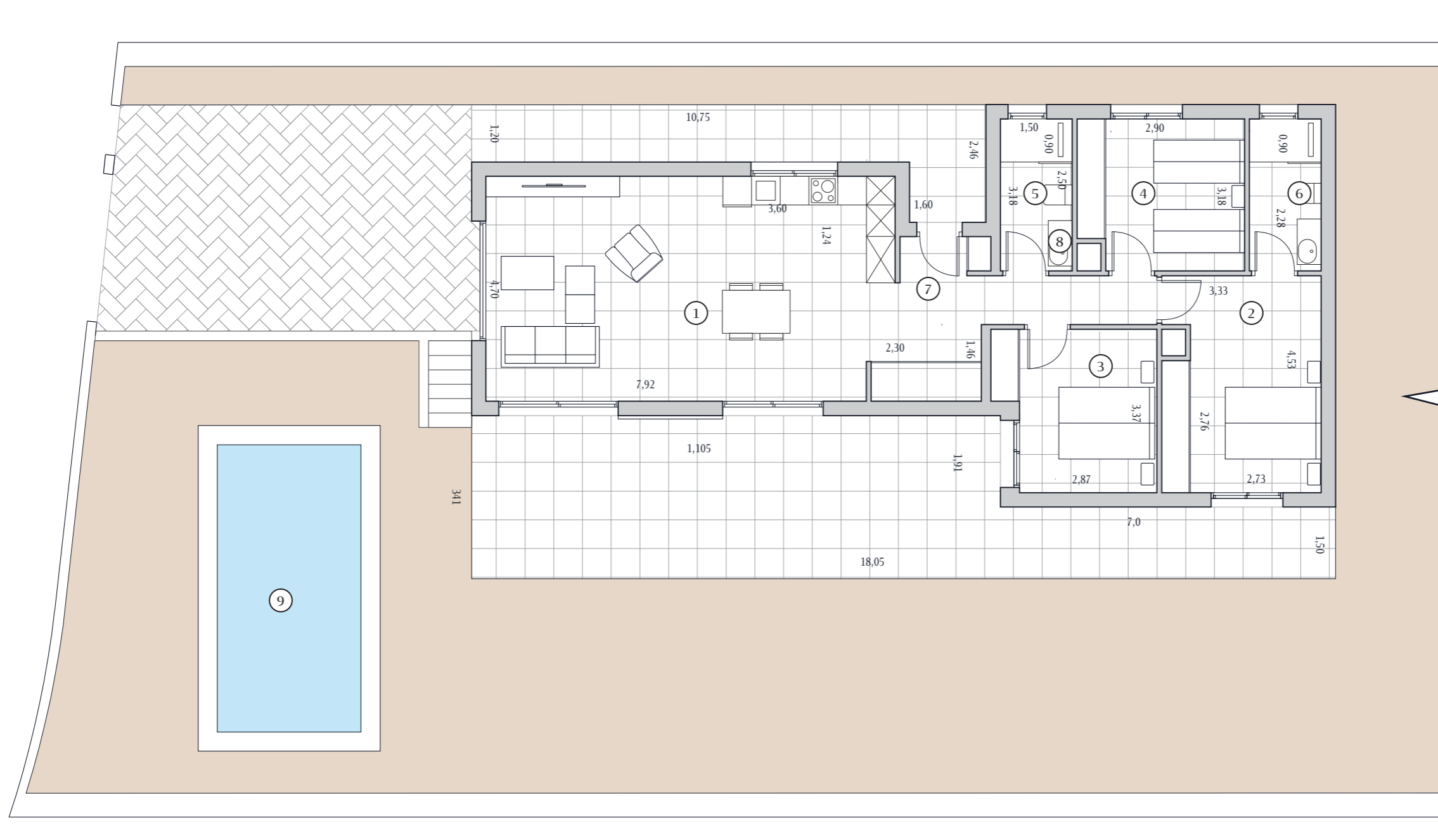
Ground floor
Toulouse - 106

3 2

Built area	114,50
Terraces	48,20

1	Kitchen - living	40,20
2	Bedroom 1	14,80
3	Bedroom 2	10,80
4	Bedroom 3	10,60
5	Bathroom 1	4,80
6	Bathroom 2	4,80
7	Hall	4,00
8	Dist 1	4,20
9	Pool	18,00

All measures are expressed in M2.

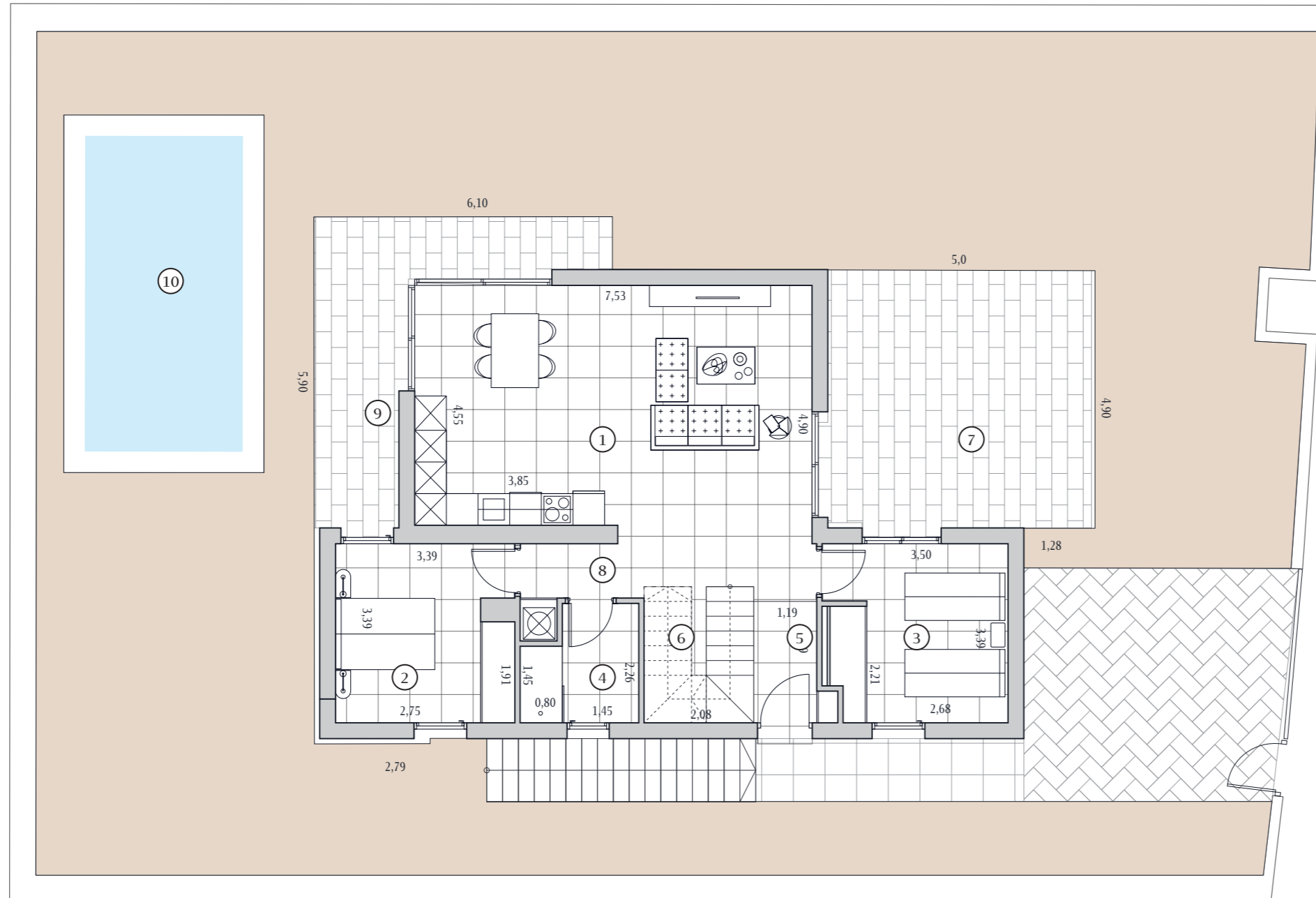


PATRIMI

Legal Notice: Standard floor plan, which does not include the common use areas. Each residence has its own floor plan, which may vary slightly from the standard one. The furniture and household items that appear in the plan are merely for decorative purposes. This is not a contractual document. This plan can be modified by the Project Management Team according to construction or design needs.

House	106
Plot	554

Scale	1:100
	A3



Built area	128,60
Terraces	76,30

1	Kitchen-Living	40,70
2	Bedroom 1	11,70
3	Bedroom 2	11,10
4	Bathroom 1	4,50
5	Hall	2,8
6	Stairs	5,30
7	Terrace 1	15,00
8	Dist 1	2,2
9	Terrace 2	25,00
10	Pool	18,00

All measures are expressed in M2.

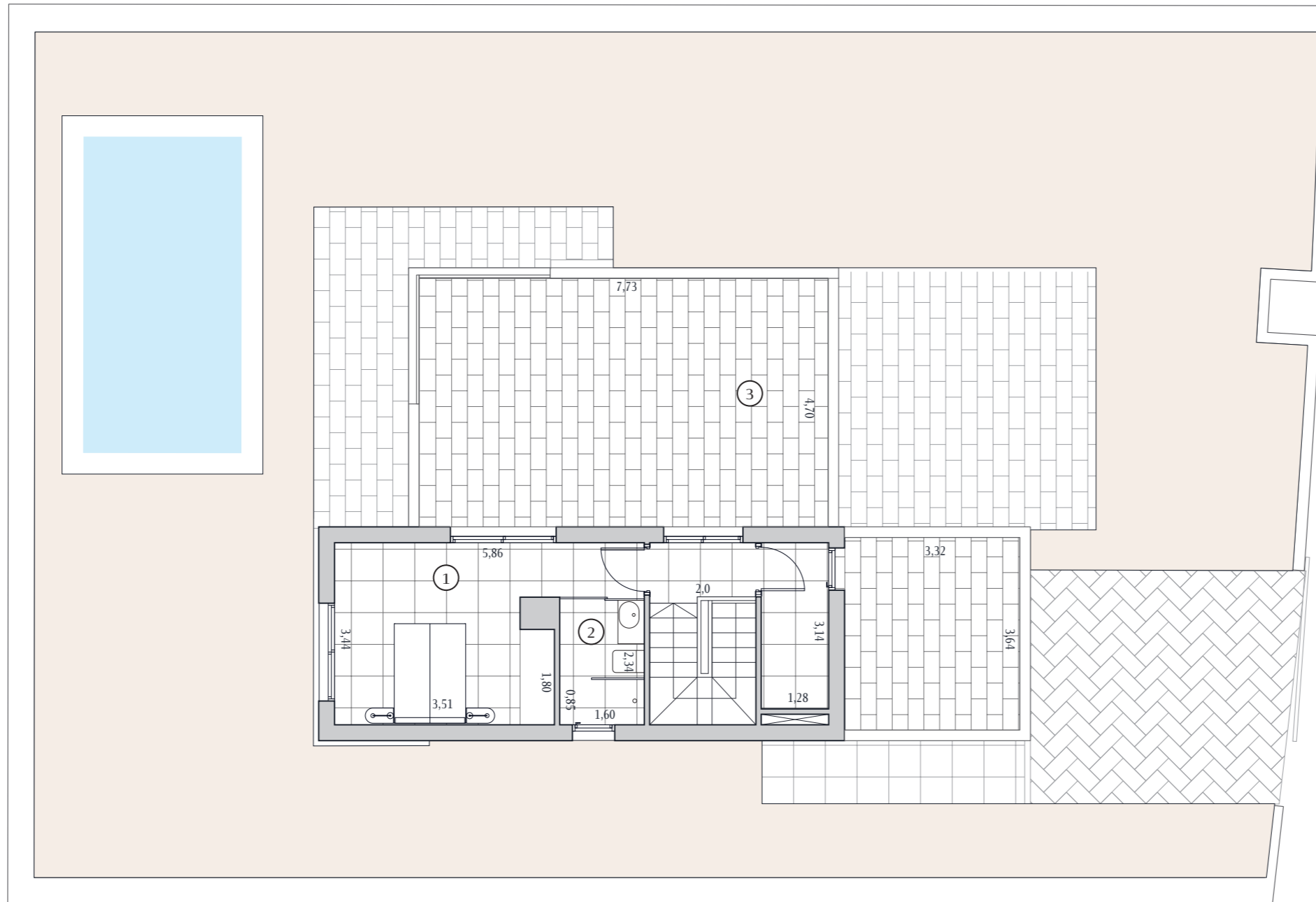


Balcón de Finestrat

2/2

First floor
Gante 3D - 111

3 2



Built area	122,70
Terraces	75,00

1	Bedroom 3	15,60
2	Bathroom 2	3,80
3	Terrace 3	36,30

All measures are expressed in M2.



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Houses	111	112	113
Plot	403	413	413

Scale	1:100
	A3

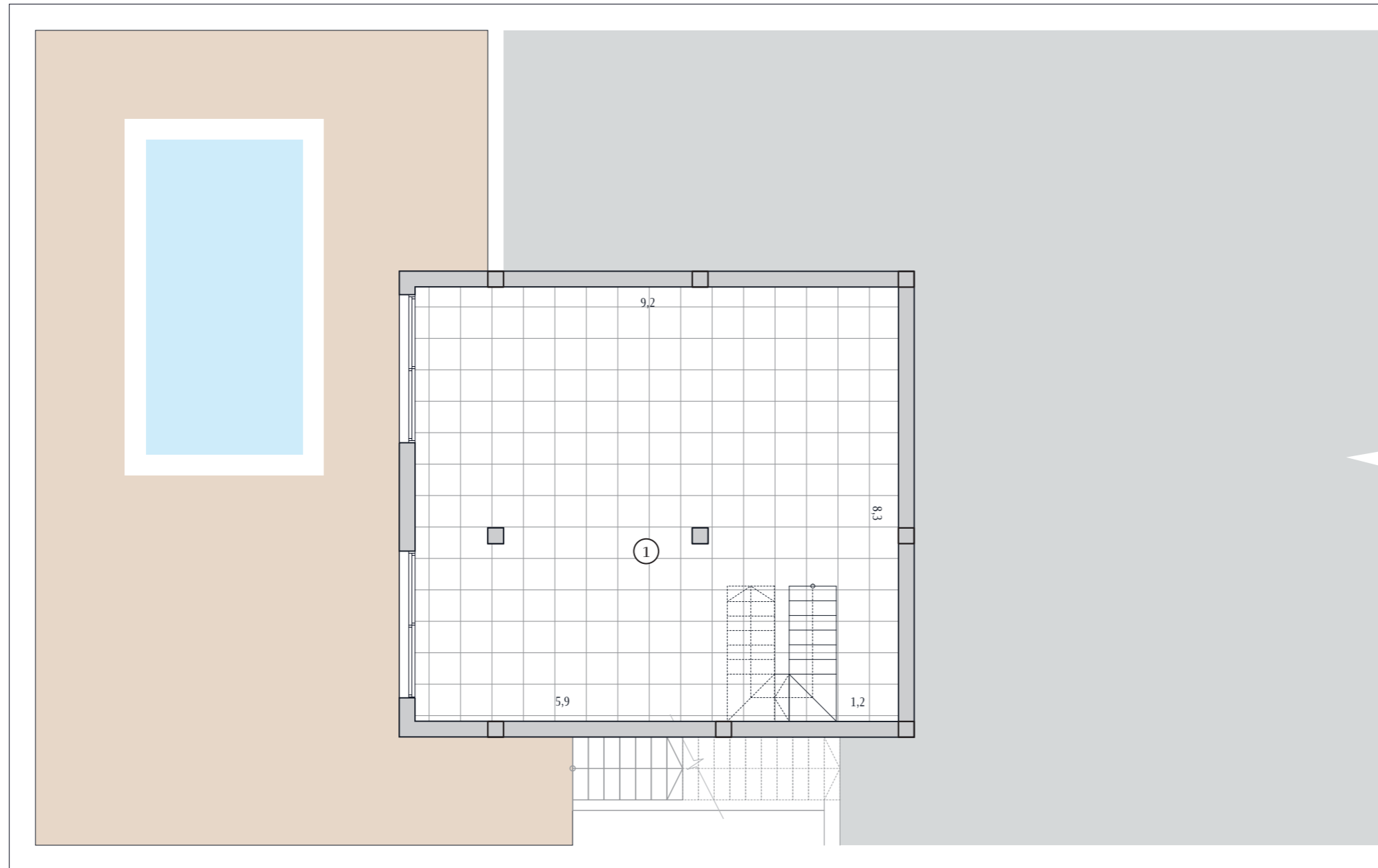


Balcón de Finestrat

1/3

Basement floor
Gante 3D - 112

3 2



Built area	129.50
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1	Basement	87,30
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All measures are expressed in M2.

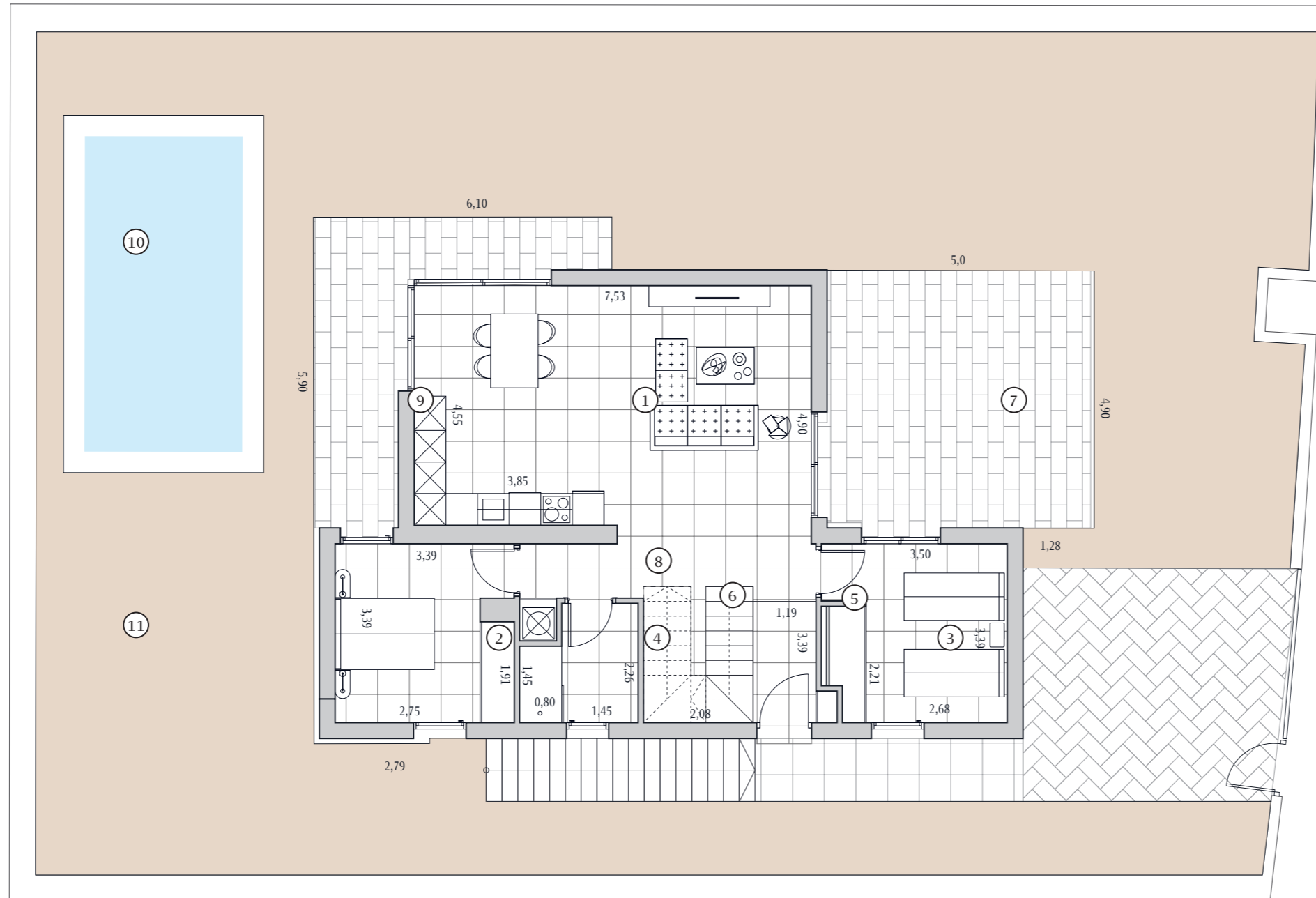


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Houses	111	112	113
Plot	403	413	413

Scale	1:100
	A3



Built area	129,50
Basement	87,30
Terraces	90,50
1 Kitchen-Living	40,70
2 Bedroom 1	11,70
3 Bedroom 2	11,10
4 Bathroom 1	4,50
5 Hall	2,80
6 Stairs	5,30
7 Terrace 1	25,00
8 Dist 1	1,90
9 Terrace 2	15,00
10 Pool	18,00
11 Garden area	154,40

All measures are expressed in M2.

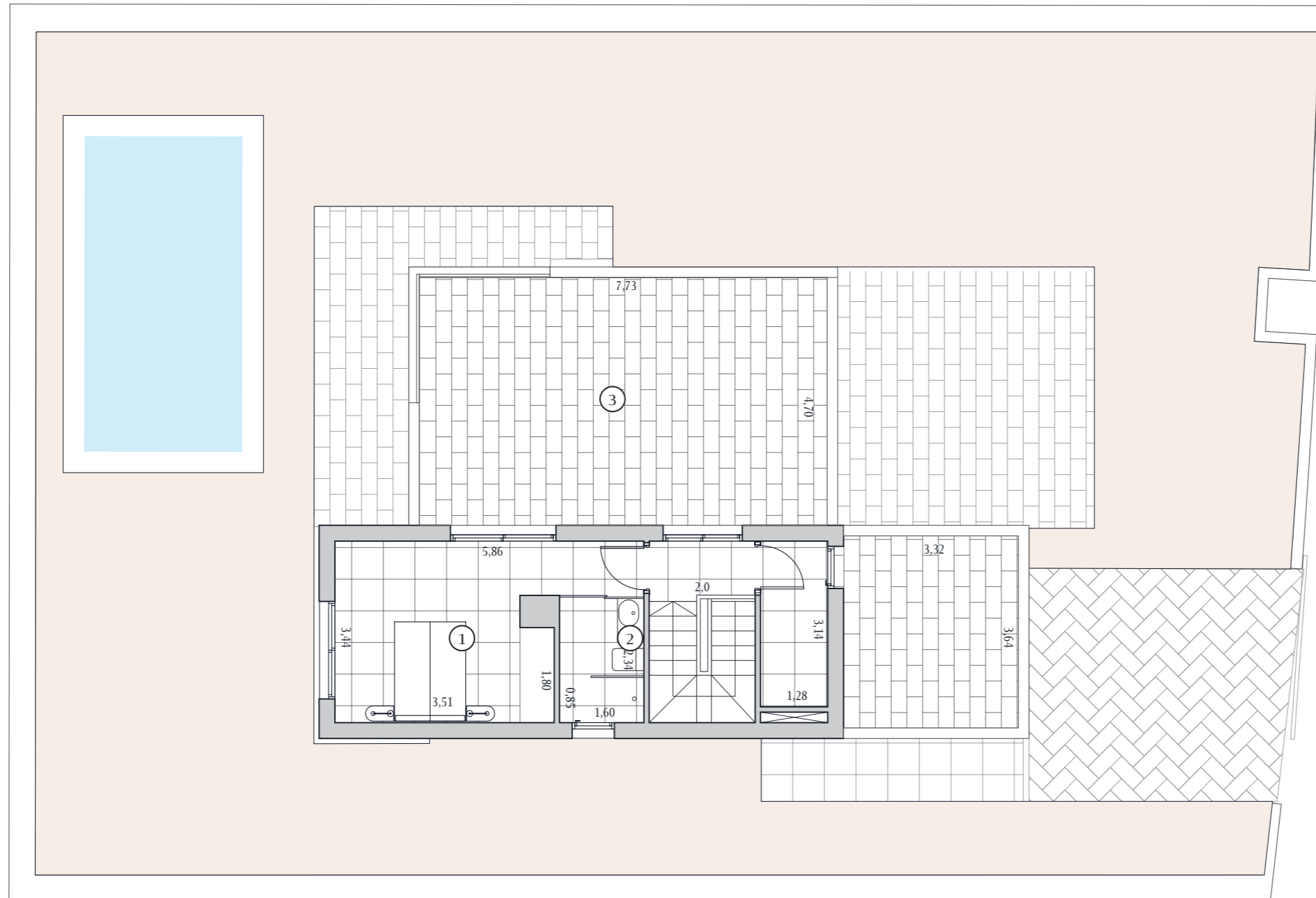


Balcón de Finestrat

3/3

First floor
Gante 3D - 112

 3  2



Built area	129,50
Basement	87,30
Terraces	90,50
1 Bedroom 3	15,60
2 Bathroom 2	3,80
3 Terrace 3	36,30

All measures are expressed in M2.



Houses	111	112	113
Plot	404	410	410

Scale	1:100
	A3

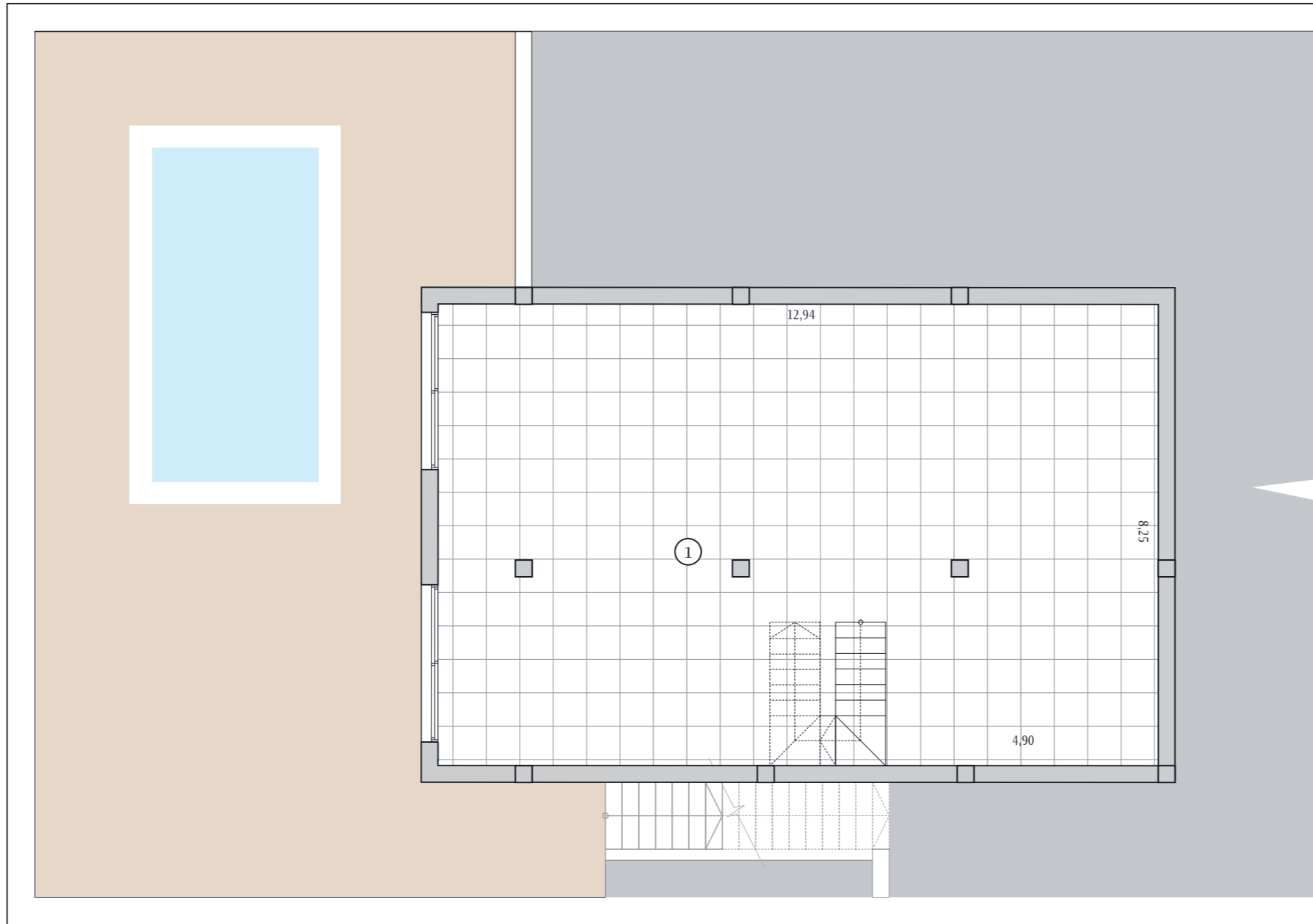


Balcón de Finestrat

1/3

Basement floor
Gante 3D - 113

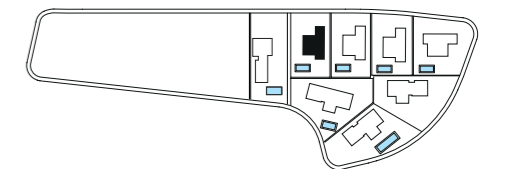
 3  2



Built area 129,50

1 Basement 120,40

All measures are expressed in M2.

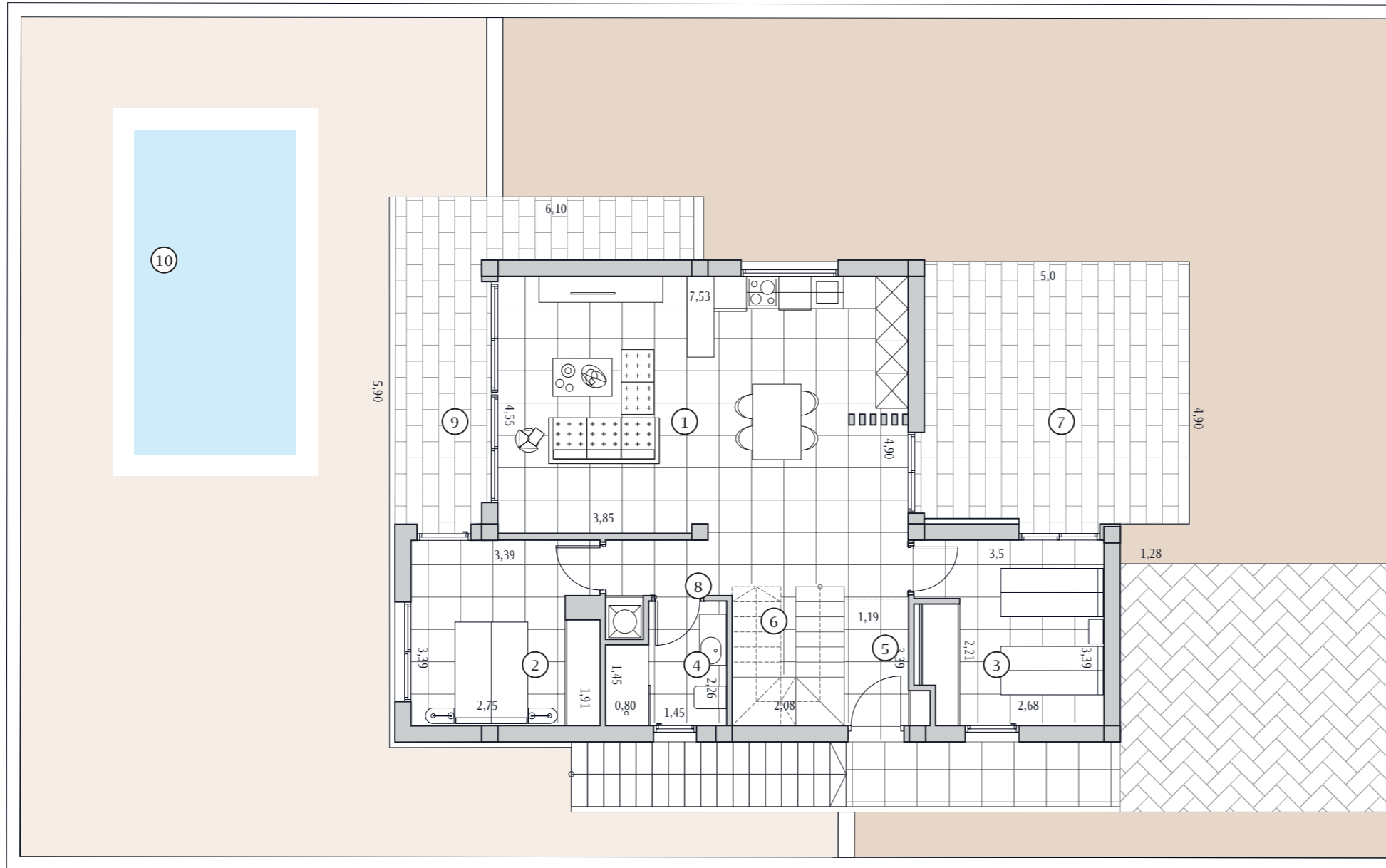


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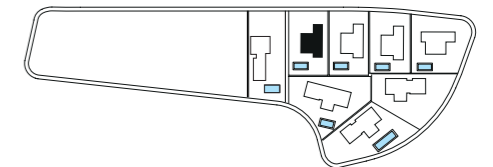
Houses	111	112	113
Plot	404	410	410

Scale	1:100
	A3



Built area	129,50
Basement	120,40
Terraces	90,50
1 Kitchen-Living	40,70
2 Bedroom 1	11,70
3 Bedroom 2	11,10
4 Bathroom 1	4,50
5 Hall	2,80
6 Stairs	5,30
7 Terrace 1	25,00
8 Dist 1	1,90
9 Terrace 2	15,00
10 Pool	18,00
11 Garden area	154,40

All measures are expressed in M2.

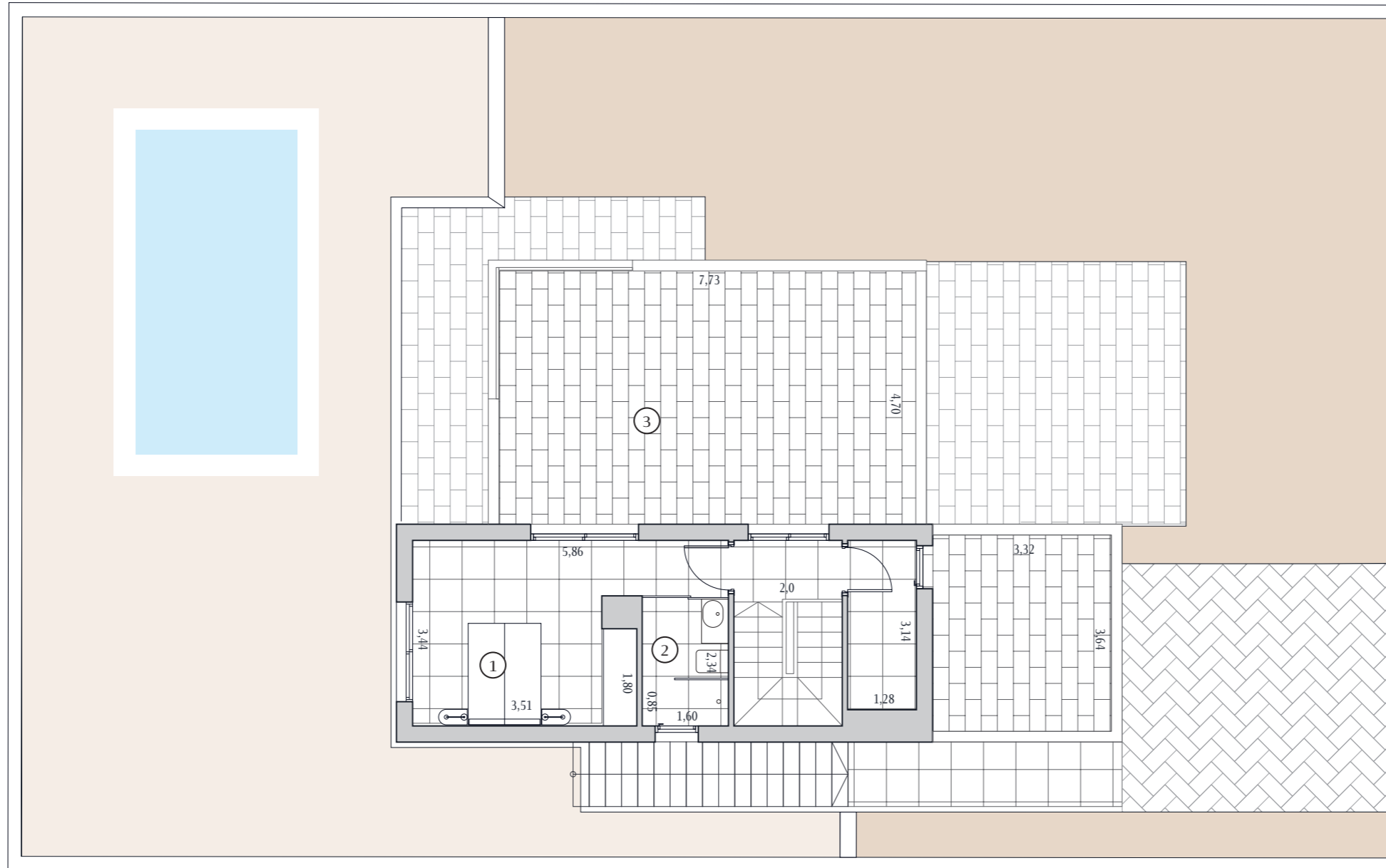


Balcón de Finestrat

3/3

First floor
Gante 3D - 113

 3  2



Built area	129,50
Basement	120,40
Terraces	90,50
1 Bedroom 3	15,60
2 Bathroom 2	3,80
3 Terrace 3	36,30

All measures are expressed in M2.



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Houses	111	112	113
Plot	404	410	410

Scale	1:100
	A3

Balcón de Finestrat

Specifications



Bathrooms

90 x 30 cm white mate tiling combining with imitation wood porcelain and Italian shower with grill.

The shower comes equipped with shower screen, mixed taps black KALA model from GRB.

Furniture in white combined with walnut model JOVI from Koicama.

Sink LIVORNO model over worktop from BATHCO

Wall-hung toilet with built-in cistern, model DAMA from ROCA.



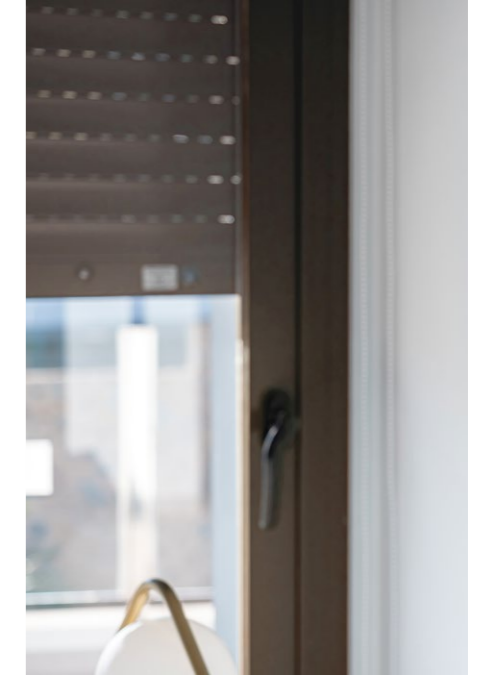
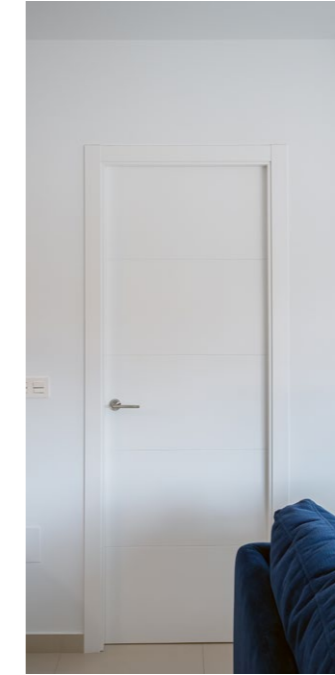
Kitchen

White lacquered melamine furniture combined with ash tree column.

Integrated extractor BALAY model 3BD866MX silver.

Grey Retrostone Quarz Compac worktop.

The 50 cm built in sink is completed with a GRB high pipe tap Time Kala black model.



Windows and sliding doors

Dark brown PVC carpentry with electric blinds with the same color in all rooms. Tilt and turn system in bathrooms windows.

Doors

Main Entrance armored door with exterior dark brown and white interior pannel.

White lacquered interior doors with stainless steel square handlers. Built in wardrobes with white sliding doors.

Balcón de Finestrat

Specifications



Interior and exterior flooring

Rectified porcelain stoneware. Anti-slip in solarium stairs and terraces.

Management Domotic System

Valena Next from Legrand, includes the app to control light in the living - dining - kitchen area and the shutters.

Additional qualities



Ducted Air-conditioning included.



Your property is protected with an alarm system totally fitted that includes: sensors and siren.

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Show House

Avenida de Sevilla- Villa 110 **Balcón de Finestrat, Alicante.**

Patrimi Resorts

Patrimi Resorts is a real estate developer with over 10 years in the market, specializing in the development of projects in golf and beach environments for international clients. With a youthful and innovative spirit, it originates from the Quara Real Estate Group, a company that led the real estate sector and the residential tourism industry for 40 years, representing a guarantee of experience for the team currently comprising Patrimi Resort.

Patrimi Resort has released over 60 developments for sale in Algorfa, Villamartín and Finestrat, and for 2023, it will conclude with 3 new developments, all on its own land and with its own resources.

This company, based in Orihuela, is part of Patrimi Group, a conglomerate of companies from various sectors, pioneering in the south of Alicante in the development of promotions and real estate, tourist and agricultural exploitation, and with a growing presence in the fashion industry.

For more information:

www.patrimi.com

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