

sea views

By PUERTO NARIXA

Your new favorite destination
on the Costa del Sol



Here is where it all begins



The life you've always dreamed of

Discover **Sea Views by Puerto Narixa**, a project designed to make the most of natural light, featuring spectacular sea views.

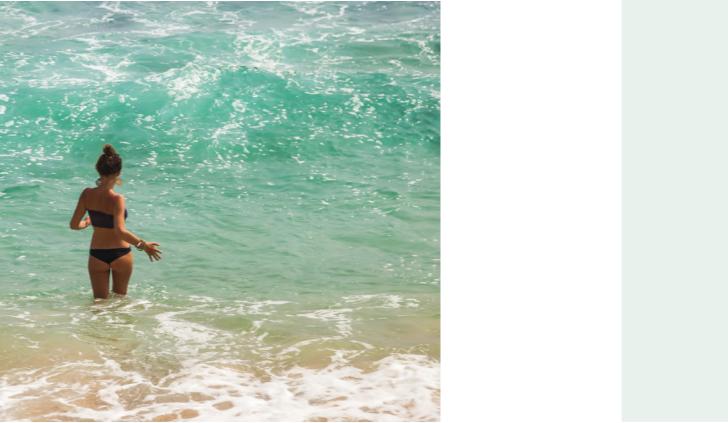
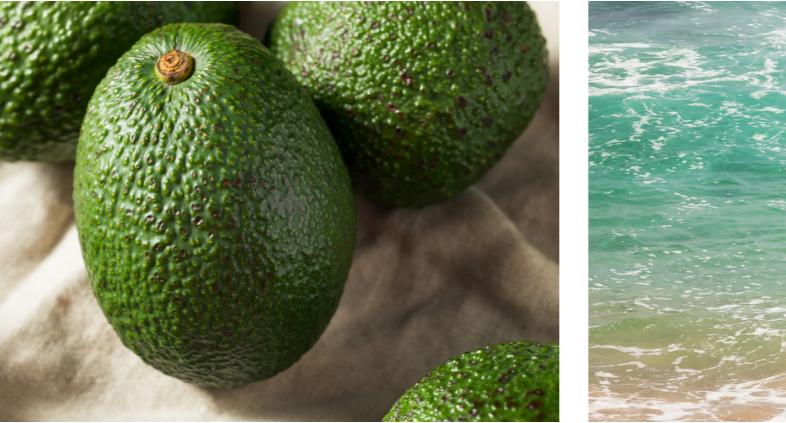
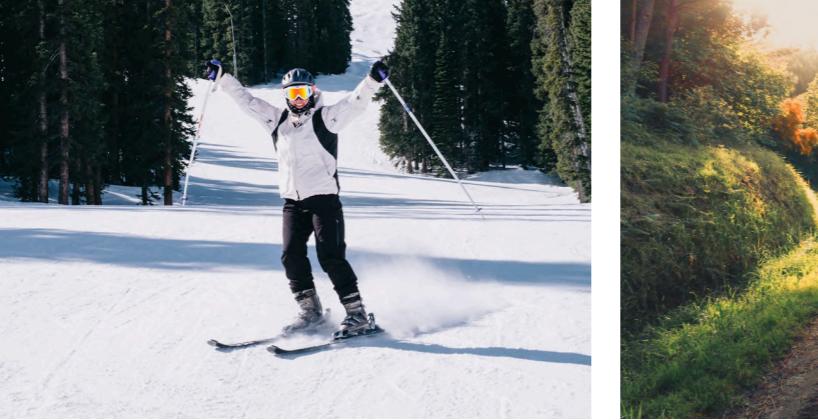
Its modern and efficient homes combine high construction quality, comfort, and clean energy to offer you a truly unique living experience.

Located in the charming town of Torrox, this project enjoys a privileged setting surrounded by nature and close to the main attractions of the Costa del Sol.



Enjoy its natural surroundings on the Costa del Sol.

Puerto Narixa is located in the Málaga municipality of **Torrox**, famous for having the **best climate in Europe**.



A strategic location, perfect for enjoying both the sea and the mountains. And while you take in its natural surroundings, you'll also have access to a wide range of attractions scattered along the Málaga Costa del Sol.

An authentic landscape of extraordinary natural beauty.



Enjoy natural coast surroundings

Puerto Narixa offers you the opportunity to enhance your experience with all kinds of local attractions, such as golf courses, beaches, natural parks, hiking trails, marinas, and wineries.

Nearby tourist towns

- 1 Cómpeta
- 2 Frigiliana

Sports ports

- 1 Puerto de La Caleta de Vélez
- 2 Puerto Marina del Este

Beaches and natural sites

- 1 Playas de las Dunas, El Peñoncillo y Calaceite en Torrox
- 2 Playa El Playazo, en Nerja
- 3 Calas de Maro
- 4 Pantano de La Viruela

Wineries and wine routes

- 1 Ruta de vino de la Axarquía
- 2 Viñedos de Sayalonga y Bodega de Bentomiz
- 3 Bodegas Dimobe en Moclín

Hospitals

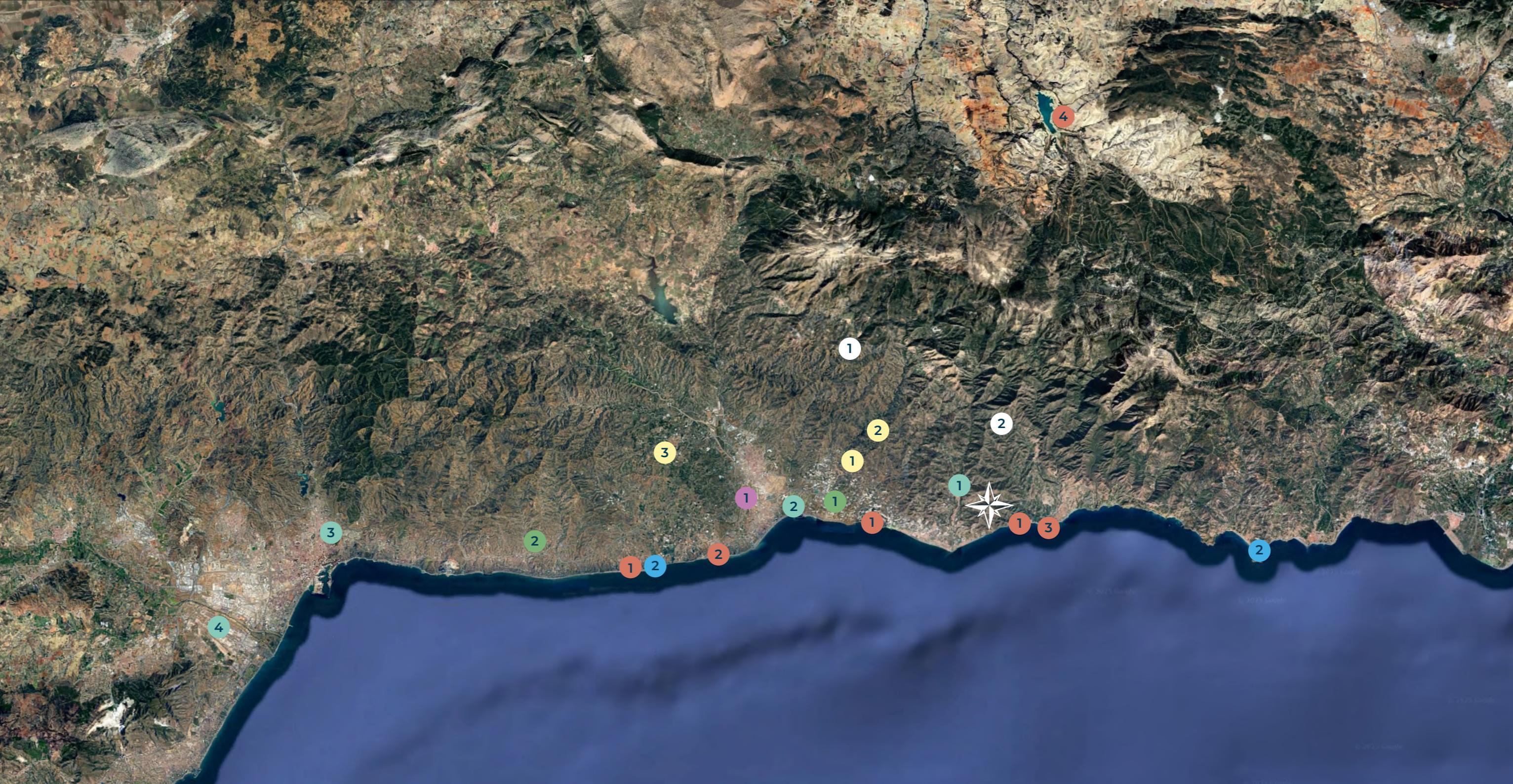
- 1 Centro de Salud de Torrox
- 2 Hospital Comarcal de la Axarquía
- 3 Vithas Hospital Parque San Antonio
- 4 Hospital Quirón Salud de Málaga

Golf courses

- 1 Baviera Golf
- 2 Añoreta Resort

Shopping areas

- 1 Centro Comercial El Ingenio



Wake up every day facing the Mediterranean

The spacious covered terrace is the perfect place to relax and enjoy the outdoors while taking in the stunning sea views.

A home bathed in natural light all day long, thanks to its south-facing orientation.



A home designed for your comfort

The **open living-dining room and kitchen** create a modern, functional space with direct access to the terrace. With clearly defined day and night areas, every corner of your home has been carefully designed for comfortable and efficient living.

In addition, its **cross-ventilation** ensures a fresh and healthy environment.



Open and functional spaces



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Light and privacy in your master suite

The master suite is designed to offer you comfort and privacy.

With its own walk-in closet and private bathroom, you'll enjoy an exclusive, bright space connected to the terrace.



A space that adapts to you

With an additional room designed to suit your needs: a children's bedroom, a guest room, a home office... you decide how to use this extra space.



Porcelanosa finishes, a guarantee of the highest quality

The bathrooms, featuring Porcelanosa finishes, combine modern design with maximum comfort and durability.



Functionality and quality in every detail

Additionally, we offer a range of extra services to make your home the one you've always dreamed of:

- The option to **choose finishes** and **personalization** (with or without extra cost).
- Interior design and full furnishing services available.



A lifestyle designed for your well-being

At Sea Views by Puerto Narixa, you'll not only enjoy your home but also **spacious communal areas designed to enhance your quality of life**: a gym, swimming pool, urban gardens, and green spaces invite you to unwind, stay healthy, and enjoy nature without leaving home.



100 m² infinity pool

The community pool at Puerto Narixa has been designed as a true oasis: with a sun deck, landscaped areas, and shaded zones, this space is perfect for relaxation, unwinding, and enjoyment all year round.



Gym with a view

Stay active without leaving home. The gym features state-of-the-art equipment, allowing you to train at your own pace, from gentle routines to more intense sessions. All in a bright, climate-controlled space with views of the natural surroundings. Health, energy, and well-being become part of your daily life.



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"Activa tu cuerpo, respira la vida."

Pickleball, the trending sport worldwide

Puerto Narixa features a pickleball court so you can stay active while enjoying the outdoors. This growing, accessible, and dynamic sport is perfect for both beginners and regular players, offering a great way to socialize, stay active, and have fun at any stage of life.



Urban garden surrounded by nature

Grow, nurture, and connect. The community garden at Puerto Narixa gives residents the opportunity to grow their own food, share knowledge, and promote a more sustainable lifestyle. A collaborative green space that encourages values like respect for the environment and a connection to the land.



Multipurpose room, for whatever you need

Our multipurpose room is designed to provide a flexible environment where well-being and functionality go hand in hand. Whether you want to work remotely, hold meetings, read, focus, or simply enjoy a quiet space, you'll find a versatile, comfortable area connected to its surroundings.

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Community | Work | Ideas



Energy-efficient and eco-friendly

Sea Views minimizes environmental impact and offers an energy-efficient home.

With clean energy such as solar and aero-thermal systems, you'll save on your energy bills while contributing to the planet's sustainability.





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Specifications Sheet

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01. Architecture

1.1. Structure and Foundation

The foundation will be constructed using a slab and/or reinforced concrete footings according to the results of the geotechnical study and in compliance with current regulations. The structure will consist of reinforced concrete columns, walls, and waffle slabs.

1.2. Facades

The facade will be built with a brickwork layer (half-brick thickness) insulated with rock wool, an air cavity, and an interior lining of plasterboard. The exterior finish will be rendered and painted. Terrace railings will consist of safety glass combined with brickwork parapets, rendered and painted.

1.3. Roofs

On walkable terraces, the flat inverted roof will consist of multiple layers over a structural base. Over the slab: slope formation, bituminous primer, waterproof membrane, geotextile, polyester thermal insulation, puncture-resistant geotextile, protective mortar layer, and ceramic tiles with a non-slip finish.

In common areas

On the service rooftop, the flat inverted roof will consist of multiple layers over a structural base. Over the slab: slope formation, bituminous primer, waterproof membrane, geotextile, thermal insulation, puncture-resistant geotextile, and a heavy protective layer of loose gravel.

1.4. Metalwork and Railings

On private terraces: painted masonry railing topped with safety glass. Around garden perimeters: 1.80 m high fencing made of prefabricated modular rods in a color chosen by the project management, anchored to metal posts.

In common areas

Metal railings made of plates and solid tubes spaced at variable distances, treated with anti-corrosion coating and painted in a color chosen by the project management.

1.5. Exterior Carpentry

Aluminum lacquered exterior windows and doors with thermal break, double glazing with an air chamber, and varying thicknesses depending on their location on the facade. Compliant with CTE requirements, including a ventilation system. Aluminum roller shutters in bedrooms with PVC housings.

Shutters integrated within the carpentry in living rooms and bedrooms, matching the color of the frames. The shutter box is thermally insulated and recessed into the facade.

In common areas

Galvanized steel railings with painted finish. Mechanized access doors to the parking areas with remote control.





02. Interiors

2.1. Interior Carpentry

Entrance doors to the homes with security lock featuring three anchoring points, lacquered in a color chosen by the Site Management.

Interior passage doors lacquered in white, with latch, handle, and steel fittings. Locking system in bathrooms and master bedroom. Visible hinge. Sliding doors with vertical lock.

Modular wardrobes with hinged doors matching the finish of the passage doors, with half-height recessed handle, top shelf, and hanging rail, interior in textile-look melamine.

In common areas

Built-in mailboxes. Installation cabinets with lock and sheet metal doors finished in a color chosen by the Site Management.

2.2. Interior Partitioning

Between apartments and common areas: thermo-acoustic brick wall with a plasterboard and rock wool lining to ensure sound insulation.

Interior partition walls finished with double-layer plasterboard panels and plastic paint in a color chosen by the project management.

2.3. Finishes and Wall Coverings

Inside the homes, vinyl wood-effect flooring (Porcelanosa Linkfloor Town model) will be installed over an anti-impact underlay.

Smooth white paint will be used throughout the home, with anti-mold paint in kitchens and bathrooms. Terraces and outdoor areas will feature Class 3 non-slip flooring. Window sills will be made of polymer concrete.

In common areas

Hallway ceilings made of profiled folded aluminum sheet, finished according to Site Management specifications Hallway and staircase walls painted over mortar or plaster render.

In parking areas, printed concrete flooring with a cobblestone pattern and color chosen by the Site Management, with parking spaces marked by reflective paint bands and numbering.





2.4. Kitchens

Kitchens equipped with base and wall cabinets, as well as a countertop. The following visible appliances will be included: oven, ceramic cooktop, and extractor hood.

2.5. Bathrooms

Bathrooms finished with Porcelanosa ceramic wall tiles in a 33.3×100 cm format. The shower area will feature decorative tiling. All fixtures and fittings are by Porcelanosa, including the toilet, washbasin, and shower tray. The main bathroom will also include a vanity unit and mirror.

2.6. Electrical Installations

Weatherproof electrical fittings in a color chosen by the project management.

In common areas

Video intercom system installed at the building entrances and connected to each home. Parking areas will include a basic installation for electric vehicle charging, compliant with current regulations.



2.7. Plumbing and Sanitation Installations

The sanitation system will use soundproofed PVC. The plumbing network will be made of insulated cross-linked polyethylene. Each home will have a main shut-off valve and independent shut-off valves for each wet area (kitchen and bathrooms). Sanitary fixtures will be vitrified ceramic, with resin shower trays reinforced with mineral filler and colored..

Single-lever chrome faucets will be installed in bathrooms and kitchens, with piping routed through corrugated tubing and/or thermal insulation. Hot water will be produced via an aero-thermal system, as specified by the project management. Water outlets will be provided in private gardens.

2.8. Air Conditioning Installations

The air conditioning pre-installation will be done using ducts in the false ceiling, serving the bedrooms and living room. Space will be reserved for future outdoor units on the building roof and indoor units in the false ceiling of one bathroom.

Water outlets will be provided in gardens and the community vegetable gardens, with a water tank per building block. An automatic video intercom will also be installed.

2.9. Telecommunications Installations

The telecommunications installation will be carried out in accordance with the Common Telecommunications Infrastructure Regulations. Each home will be equipped with conduit for the integrated digital services network (cable TV). The home will also include antenna outlets for analog and digital TV reception, radio, and telephone, with connections in the living rooms and bedrooms.



03. Common Areas

3.1. Elevator Installations

Six-person elevators will be installed in each building block, featuring flooring identical to the corridors, stainless steel control panels, mirrors, side panels, and interior lighting. Doors will be stainless steel sliding.

3.2. Swimming Pool

Swimming pool with a reinforced concrete shell, finished with ceramic tiles or mosaic in a color chosen by the project management. Stainless steel railings and ladders. Includes lighting fixtures, showers, and paved perimeter area. The pool area will be accessible through common areas and enclosed with perimeter fencing.

3.3. Common Gardens

Retaining walls made of riprap stone, areas designated for individual vegetable gardens with water and electricity outlets. Landscaping, pathways, benches, irrigation, and lighting will be installed according to the landscaping plan.



This is just the beginning

Puerto Narixa, a project
for the future

Puerto Narixa is set to become a benchmark for healthy living on the Costa del Sol. With expansive green areas, clean energy, and a design that prioritizes residents' well-being, it's much more than a residential development: it's a new way of living, where nature and comfort blend seamlessly.



Do you want to be part of this exclusive project?

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