A NEW BUILD COLLECTION

A RESIDENTIAL HAVEN TEN MINUTES FROM THE SEA IN MIJAS

MAREVO

REAL ESTATE

REF · 212327

A RESIDENTIAL HAVEN TEN MINUTES FROM THE SEA IN MIJAS

Mijas

THE SETTING

Living in the Cerrado del Águila area means embracing a greener, more restful Mijas, where the landscape is dominated by the fairways of a golf club dotted with villas among palm trees and the gentle hills descending towards the sea. The silence, broken only by birdsong and the distant strike of a ball, defines an unhurried, family pace of life, far from the bustle but very close to the coast.

Golf is the social axis of this pocket of Mijas: its course, its clubhouse and its terraces become a meeting point for neighbours who make the sport a pleasurable routine. All around, La Cala de Mijas and El Chaparral are a few minutes away by car, with their Blue Flag beaches, their sardine-skewer beach bars and a seafront promenade perfect for sunset.

QUICK FACTS

TYPE	Apartment
UNITS	59
AVAILABLE	On request
PRICE	€421,000

MEDITERRANEAN FLAVOUR

Gastronomy and life in the area

Living on the Costa del Sol means enjoying the finest Mediterranean cuisine in southern Europe. By the sea, in whitewashed villages or at Michelin-starred restaurants, every season brings its own gastronomic ritual.

KEY CONNECTIONS & DISTANCES

- **Málaga Airport:** ~30 km (~30 min).
- **Puerto Banús:** ~20–25 min.
- **Beach:** a few minutes away (La Cala/El Chaparral).

A WAY OF LIFE

The weekly street markets and the festivals of La Cala bring colour and tradition to the calendar. Well connected to the A-7 motorway, this corner puts Fuengirola, Marbella or the airport within easy reach, keeping its residential atmosphere intact.

NEARBY SERVICES

Cerrado del Águila Golf	*Golf*
Cerrado del Águila Golf restaurant	*Restaurants*
Costa del Sol Racecourse	*Leisure*
C.C. Costa Mijas	*Shopping*
Costa del Sol Hospital	*Healthcare*
El Chaparral Beach	*Beaches*
Mijas Golf	*Golf*
Restaurants of La Cala de Mijas	*Restaurants*

THE EXCLUSIVE MAREVO EXPERIENCE

SMART INVESTMENT

Yields, appreciation and international comparison

SMART INVESTMENT In Mijas comes a development of homes with 1, 2 and 3 bedrooms, designed for those seeking a flexible product in one of the municipalities with the greatest promise on the Costa del Sol. Its balance between mountain and beach, together with excellent communications, makes Mijas a highly sought-after destination both to live in and to invest.

The local market stands at around ~€3,850/m², with annual growth of ~8–12%, one of the most vigorous revaluation rates in the area. This sustained upward push in prices reinforces the appeal of entering the market at the present moment. This development's starting price is from €421,000. The area's gross reference yield is 5–8%; on this price, in the region of €21,000–34,000 gross per year (an indicative market estimate, not guaranteed).

The figures indicated are market references and represent no guarantee of performance.

MARKET	PRICE €/m²	GROSS YIELD
Costa del Sol	3.500 – 8.500 €	5,5 – 7,5%
Miami	6.000 – 12.000 €	3,5 – 5,5%
Dubái	4.500 – 9.500 €	5,0 – 7,0%

TAX FRAMEWORK · SPAIN

Spain offers a favourable tax regime for non-resident investors: rental income taxed at 19–24% (with deductible expenses), flat rates on wealth and capital gains, and the option of the Special Regime (Beckham Law) for foreign executives, with a flat 24% rate for the first six years.

THE PROJECT

In the heart of the Costa del Sol, in Mijas and just 10 minutes from the sea, this singular residential project brings together only 59 homes with 1, 2 and 3 bedrooms, designed for those who dream of living in privileged surroundings.

Its generous communal areas stand out: a large garden with a green expanse, an infinity pool and a gym, with a parking space and storage room per home. Prices start from €421,000, with delivery expected in the fourth quarter of 2027.

An exclusive, small-scale development always sells fast.

AMENITIES & SERVICES

- P — Private pool
- J — Garden
- P — Parking
- D — Home automation

PRICE

€421,000

59 UNITS

MAREVO REAL ESTATE

MAREVO

REAL ESTATE

WE ARE MAREVO

Swiss trust · Mediterranean soul

Marevo Real Estate was born from the union of two sensibilities: the precision, transparency and service culture of the Swiss world, combined with the warmth, light and Mediterranean vocation that can only be breathed in the south. We are not just another agency on the Costa del Sol: we are a team that listens, accompanies and builds long-term relationships with each of our clients.

We work exclusively with the most relevant developers in Andalusia and represent a curated portfolio of new builds in Marbella, Estepona, Mijas, Málaga and along the entire coast. Our approach goes beyond the property transaction: we offer legal, tax and relocation advice, comprehensive service management and personal guidance before, during and after the purchase.

We believe that buying a home on the Costa del Sol is much more than acquiring an asset: it is choosing a lifestyle, a way of breathing. That is why we place at the service of every client — resident, second home or international investor — the full network, experience and care of a discreet, rigorous team deeply connected to the local culture.

“We don’t sell properties. We accompany lives in their new Mediterranean geography.”

TRUST

Every transaction handled with the transparency and rigour of the Swiss model.

EXCLUSIVITY

A curated portfolio of premium new builds in the most coveted enclaves.

GUIDANCE

Comprehensive service beyond the sale: legal, tax and relocation.

MAREVO

REAL ESTATE

SWISS TRUST · MEDITERRANEAN SOUL

MAREVO REAL ESTATE

info@marevorealestate.com · www.marevorealestate.com

COSTA DEL SOL · SPAIN