

MONTEMAR

ALTAONA GOLF



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ABOUT US

Okey Viviendas is a company dedicated to the construction and real estate developments. Since 1986 different types of promotions have been realized in several places of the Mediterranean coast: Murcia, Lo Pagán, San Pedro del Pinatar, Torre de la Horadada, Pilar de la Horadada, Torrevieja, Oliva and Mallorca. Since then, more than 1800 houses have been delivered, and we still have a lot to deliver as many promotions are on construction right now and about to come out the of the design stage soon.

We are benchmark in the Levante Area, an established company that treasures experience and with good prospects to increase its value. The members of our multidisciplinary team are highly trained professionals that guarantee the work in all our projects. In addition to all the above, we have a firm commitment to offer best qualities and innovation, care for the little details that make a big difference and a close-to-client after sales service. All of these allow us to keep doing what we love, that is building people's dreams!

RESPONSABILITY

We actively engage with our client's projects

QUALITY

We put at your disposal our experience with the quality that precedes us

WARRANTY

Our work demonstrates the suport we offer our clients.

AFTER SALES SERVICE

We take care of our clients all through the purchase process: before, during and after the sale.



ENVIRONMENT

In our beloved Region of Murcia, in the middle of nature and surrounded by fresh air and unbeatable views, you can find Montemar Residential development.

Murcia it's a city that surprises us at every step with its rich historical heritage: museums, monuments and thousands of traditions to discover.

The Region of Murcia not only stands out for its cultural diversity but also for its natural landscapes of infinite richness that you will be able to enjoy all year round thanks to its unbeatable climate.

Its wonderful beaches ,252 km ,where two seas intertwine, the Mar Menor and the Mediterranean Sea make its coasts an ideal destination to disconnect and taste its rich products from the sea and garden products, typical of the Mediterranean diet.

Cartagena, Port of Cultures, a millenary city very close to our Residencial Montemar. A city with its own history that offers us an innumerable variety of routes and sensations to discover, with its spectacular natural parks to observe marine life in all its splendor.

Just one step away from the province of Alicante with its wonderful beaches where you can practice countless water sports, its great variety of gastronomy, leisure and culture.

Its excellent location in a natural environment, mainly residential, in the Altaona Golf area connects this spectacular residential development to all basic services in a fast and efficient way.

Having the airport of the Region of Murcia and the center of the capital at 10 minutes and less than 1 hour from the airport of Alicante. Very close to first-class educational centers, shopping centers, hospitals, golf courses, entertainment venues and restaurants where you can delight your palate with delicious local products.

A luxury for our senses.



MONTEMAR in Altaona Golf



GOLF COURSES



BEACHES AND WATER SPORT



SHOPPING CENTERS



CARTAGENA



GASTRONOMY



MURCIA



⌚ Modern style villas
in white and dark aluminium.

⌚ Private pool.

CONNECTED WITH EVERYTHING



Pilar de la Horadada



MONTEMAR

This exclusive residential property has plots from 300 m2.

Just 15 minutes by car from the center of Murcia capital, you can enjoy the tranquility and security offered by the Golf Course and the comfort of living close to all services.

What do we get from living in such an environment?

The possibility of living quietly, in contact with nature and mountains. With everything you need within reach. Quality of life, clean air, open spaces.

What if we want to take a bath? Just 15 minutes away you can enjoy a swim in the Mar Menor or 20 minutes and enjoy the Mediterranean beaches in San Pedro del Pinatar.

Our new MONTEMAR promotion has several types of villas, with 2, 3 and 4 bedrooms on the ground floor, 2 bathrooms and a private pool with multiple options where quality is our highest and where we integrate the exterior with the interior of the house.



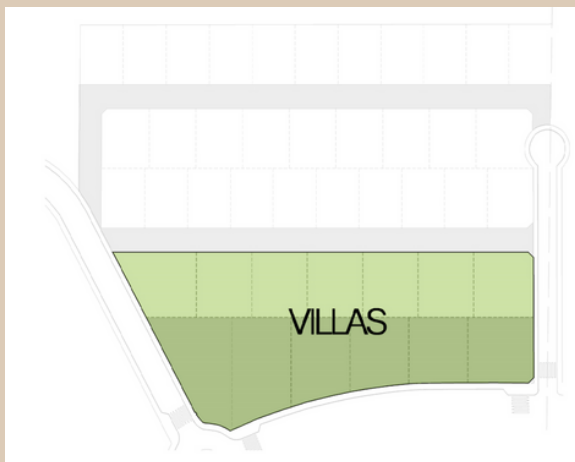
MONTEMAR



MASTERPLAN

MONTEMAR VILLAS

MASTERPLAN



MONTEMAR VILLAS 1



MONTEMAR VILLAS 2



MONTEMAR VILLAS 3



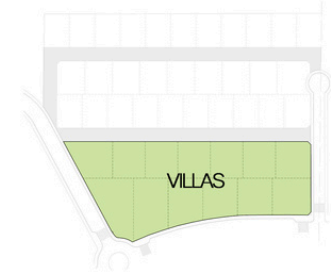
MONTEMAR VILLAS 4





Planta Baja

Parcela General



Superficies

Planta	Uso	Sup.útil	Sup.const.
baja	vivienda	105.50 m ²	123.25 m ²
Total		105.50 m ²	123.55 m ²
Piscina			17.50 m ²
Terraza			91.30 m ²

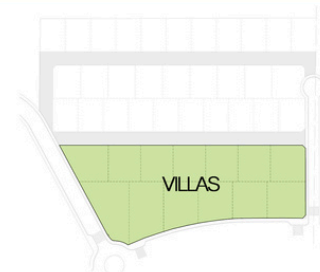
Perspectiva





MONTEMAR VILLAS 2

Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	113.10 m ²	133.96 m ²
	porche	1.50 m ²	1.50 m ²
Total		114.60 m ²	135.46 m ²

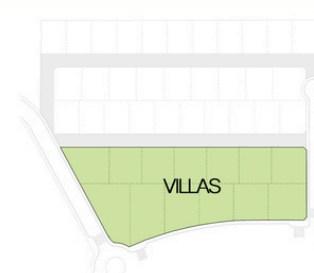
Piscina	20.00 m ²
Terraza	127.15 m ²

Perspectiva





Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	119.90 m ²	137.51 m ²
	porche	2.50 m ²	2.50 m ²
Total		122.40 m ²	140.01 m ²

Piscina 25.05 m²
Terraza 110.00 m²

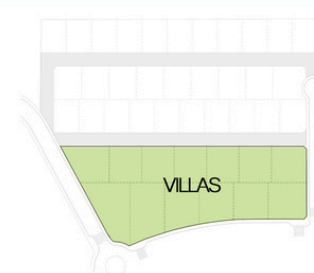
Perspectiva



MONTEMAR VILLAS 3



Parcela General



Superficies

Planta	Uso	Sup. útil	Sup. const.
baja	vivienda	115.95 m ²	134.98 m ²
	porche	5.35 m ²	5.35 m ²
Total		121.30 m ²	140.33 m ²

Piscina	24.00 m ²
Terraza	143.75 m ²

Perspectiva

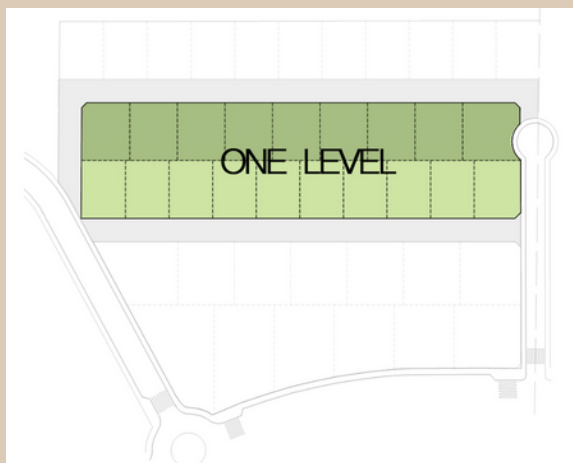




MONTEMAR

ONE LEVEL

MASTERPLAN



MONTEMAR ONE LEVEL 1



MONTEMAR ONE LEVEL 2



MONTEMAR ONE LEVEL 3



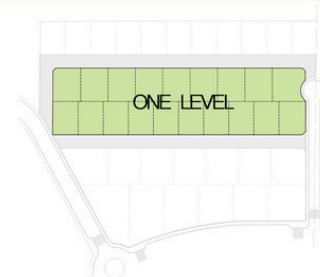
MONTEMAR ONE LEVEL 4





Planta Baja

Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	83.65 m ²	97.87 m ²
Total		83.65 m ²	97.87 m ²
Piscina			18.00 m ²
Terraza			107.00 m ²

Perspectiva

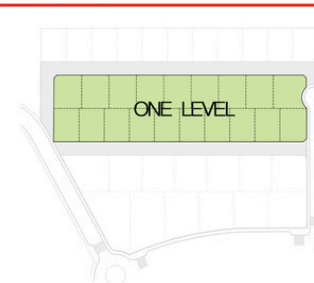


MONTEMAR ONE LEVEL 1



Planta Baja

Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	92.00 m ²	104.96 m ²
Total		92.00 m ²	104.96 m ²
Piscina			18.00 m ²
Terraza			98.60 m ²

Perspectiva

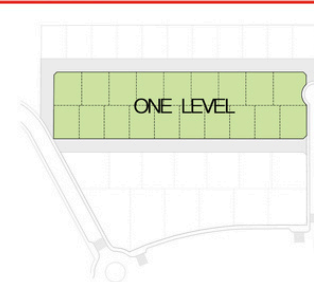


MONTEMAR ONE LEVEL 2



MONTEMAR ONE LEVEL 3

Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	90.85 m ²	105.63 m ²
Total		90.85 m ²	105.63 m ²
Piscina			18.00 m ²
Terraza			99.35 m ²

Perspectiva

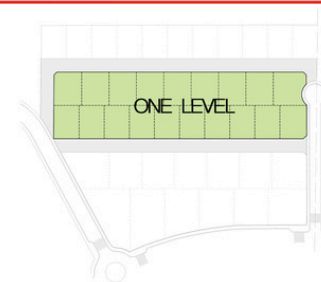




Planta Baja

MONTEMAR ONE LEVEL 4

Parcela General



Superficies

Planta	Uso	Sup. útil	Sup.const.
baja	vivienda	105.50 m ²	123.25 m ²
	porche	6.30 m ²	6.30 m ²
Total		111.80 m ²	129.55 m ²

Piscina	21.00 m ²
Terraza	90.25 m ²

Perspectiva







BUILDING SPECIFICATIONS

STRUCTURE:

- Concrete foundation base slab, using special marine concrete.
- Structure with reinforced concrete complying with the CTE regulation.
- Concrete perimeter foundation for boundary walls.
- Concrete for paved/tiled garden area (as detail drawings).
- Concrete decorative finishes (as detailed drawings).

FACADE:

- External double cavity walls using ceramic bricks, with cavity walls. Cavity walls with thermal / acoustic insulation, as per current building regulations (CTE).
- Facade as per 3D designs attached to the contract of sale.

FLOOR AND WALL TILING:

- Tiles inside the property will be of modern style, top quality size 60x60.
- Paved outdoor areas with top quality tiles. Bathrooms and kitchen tiled to first 1st grade in a modern style.

PAINTING:

- Smooth paint finish, in white mat finish.

INTERIOR CARPENTRY

- Main entrance door to the property will be a security anthracite color door of aluminum paneling.
- Interior joinery finished in white with chrome or black fittings and handles. Fitted wardrobes, with drawers and white exterior finish.

EXTERIOR CARPENTRY: Aluminum

- Bedroom windows and sliding doors in anthracite aluminium with shutters in the same colour.
- Electric shutters in the living room and bedrooms.



Bathroom



Bedroom

GLASS:

Double glass with camera windows and sliding doors
All windows are made with solar control system

KITCHEN:

Kitchen units will be as per plans and 3d images.
Worktops will be from Silestone or similar material.

PLUMBING AND SANITARY WARE:

All plumbing with PPR pipes insulated and PVC drains.
Sanitary ware of modern design with matching taps. Bathroom cabinets and sink will be installed suspended in both bathrooms.
Shower tray with glass partition included.

ELECTRICITY:

Mechanisms and switches in chrome or white finish.
Wiring for installation in all rooms of the property.
Installing TV antenna in living room and all bedrooms.
Pre-installation for telecommunications and fibre connections.
Installation to meet current telecommunications regulation.
Points for indoor and outdoor lighting according to regulations.

INSULATION:

Thermal insulation as per current building regulations.
Sound insulation as per current building regulations.

CLIMATIZACION:

Pre-installation with duct vents including expulsion, white colour.

EXTERIOR WALLS AND FENCES:

The plots of the houses will be divided among themselves through a wall 40 cm and installation of a simple twist fence with posts and finished with an artificial 1.50 m high stapled to a simple twist fence.
Facade fence 1.00 m of blind wall and placement of 0.7 m fence of galvanized sheet folded with metal posts in anthracite colour.

GARDEN AND COMMON AREA:

Private pool of approximately 20 square meters, including walls and chlorine purification system.
Interior streets with cobblestone and lighting according to project.

APPLIANCES:

Aero thermal system for hot water.
Are include all the white goods of the kitchen from BALAY or similar: fridge, dishwasher, extractor, induction, oven, microwave and whasing machine.
We include halogen LED inside the house, kitchen, livingroom, bedrooms and bathrooms.
Heated floor bathroom

NOTE:

The owners or management reserve the right of materials and qualities to make any changes on this list

The images are indicative, subject to possible modifications.



www.okeyviviendas.com

