

THE TIME LIVED THE TIME LIVED THE TIME LIVED

NACARÉ

ESTEPONA ✕ MÁLAGA

THE LIFE YOU CHOOSE TO LIVE

Nacaré Residences is a place
you choose.

Because when you can decide
how to live, you choose to live
better: with greater calm, with
more intention, without effort.

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20

Bright residences with sea views offering 3 and 4 bedrooms

Residences of up to

276 m²

Architecture defined by a Mediterranean essence

- ✦ South-facing homes with cross ventilation
- ✦ Open-plan layout with generous terraces
- ✦ Penthouses with direct lift access from parking level
- ✦ Interior design by Pedro Peña
- ✦ Architecture by Maiz & Diaz
- ✦ Landscape design by Marina Ortiz Quintas

Amenities

- ✦ State-of-the-art Spa
 - ✦ Indoor heated pool
 - ✦ Massage and beauty room
 - ✦ High-tech gym and flex room
 - ✦ Owners' lounge and bar
 - ✦ Sky pool and rooftop lounge
 - ✦ Landscape gardens
-

Services

- ✦ Residential manager
 - ✦ 24/7 Security
 - ✦ Personal trainer
 - ✦ Yoga & fitness instructors
 - ✦ Massage and physiotherapists
 - ✦ Beauty treatments
 - ✦ Household services
-

A privileged location on the Costa del Sol, with the sea and the mountains as witnesses to your wellbeing.

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THE PROJECT THE PROJECT THE PROJECT THE PROJECT



THE BEAUTY OF
THE ESSENTIAL

Like mother-of-pearl, Nacaré finds its value in what endures: light, the serenity of the sea, and a beauty that does not need to impose itself.

A project that reinterprets the Costa del Sol through a contemporary lens: clean architecture, generous proportions, and a natural continuity between the interior and the landscape.

A PLACE WHERE
SOPHISTICATION
IS LIVED WITH
DISCRETION



ARCHITECTURE
THAT BREATHES
WITH ITS
SURROUNDINGS

An architecture that engages in
dialogue with the Mediterranean:
horizontal lines, generous terraces and
a façade that opens up to the horizon.



THE PROJECT

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LOCATION LOCATION LOCATION



WHERE THE SEA AND CONNECTION
COEXIST NATURALLY



Andalusia: The light of the south, lived in the present

Nacaré is located in Estepona, in a setting that combines proximity to the sea with natural connections to the principal destinations of the Costa del Sol.

Andalusia offers an open way of life, shaped by light and the outdoors. Culture, gastronomy, a rhythm of its own. Nacaré begins with that essence and translates it into a contemporary language.

A coastline that combines quality of life and international appeal



The Costa del Sol has established itself as one of the leading residential destinations in southern Europe. Climate, connectivity, gastronomy, sport and a cultural offering in constant growth.

Within this context, Estepona offers something distinctive: a human scale, a carefully preserved historic centre and proximity to the sea without the saturation of other urban hubs.

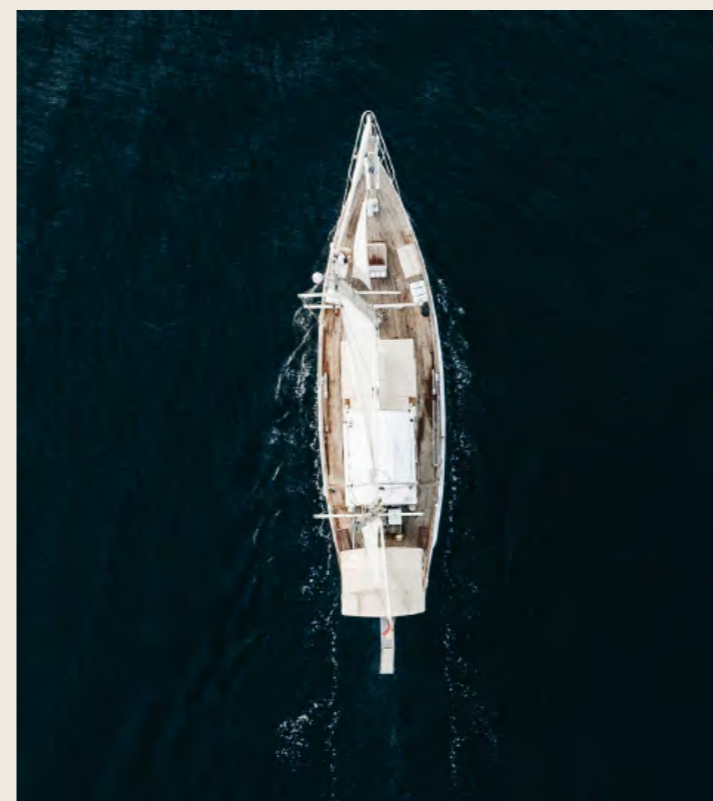
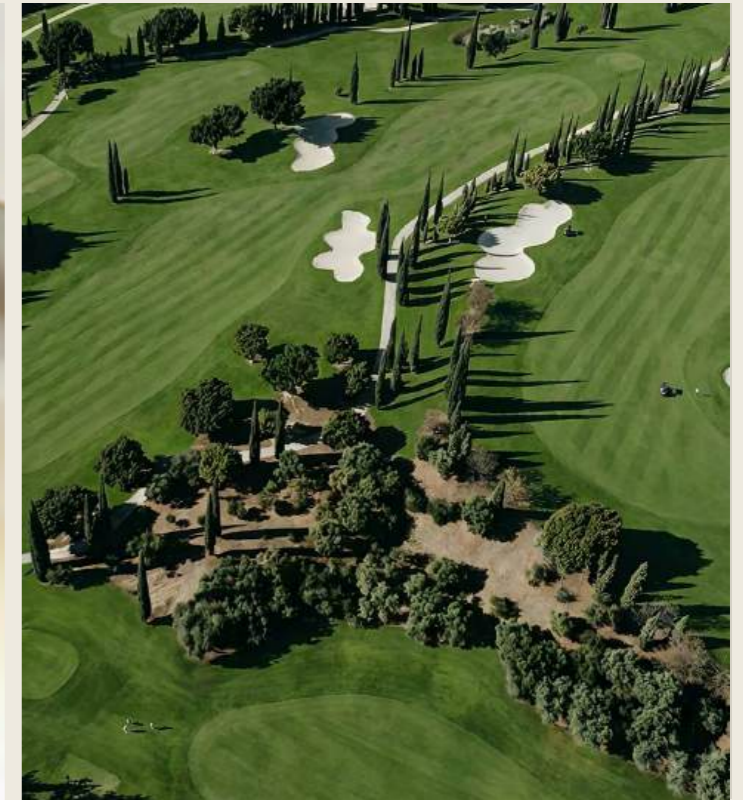
ALL THAT MATTERS, WITHIN REACH

From Nacaré Residences, the Costa del Sol is easy to explore. A well-connected location from which to enjoy the surroundings in comfort and live with greater calm.

- ✦ Walks by the sea, feeling the warmth of the coastline
- ✦ Authentic local produce and international fine dining
- ✦ Surrounded by the most prestigious golf courses in Europe

- ✦ Boat trips to watch the sunset from the sea
- ✦ Horseback routes along remarkable trails

LOCATION





SPACES THAT ELEVATE
EVERYDAY LIFE

At Nacaré Residences, the amenities are not an addition: they are part of the way of living.

Each space is designed with a clear intention and is integrated into daily life with balance and grace.





AMENITIES & SERVICES

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AMENITIES FLOOR · AMENITIES HALL



SPACES
CONCEIVED
FOR WELLBEING

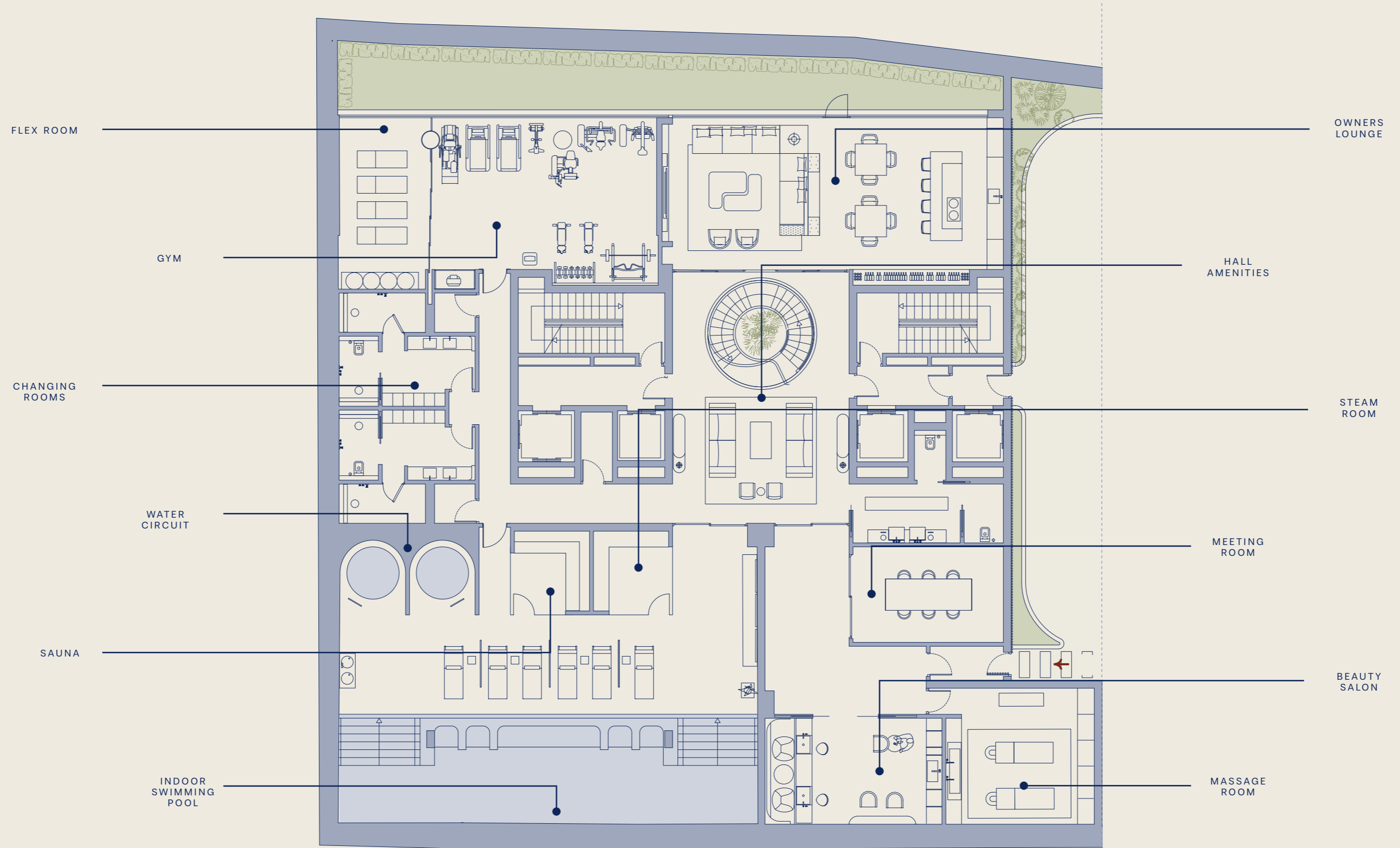
AMENITIES & SERVICES



AMENITIES FLOOR · AMENITIES HALL

AMENITIES FLOOR

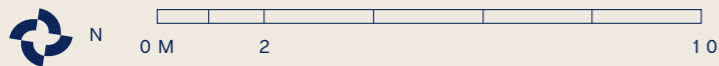
▲ MOUNTAIN VIEW



≡ SEA VIEW

AMENITIES & SERVICES

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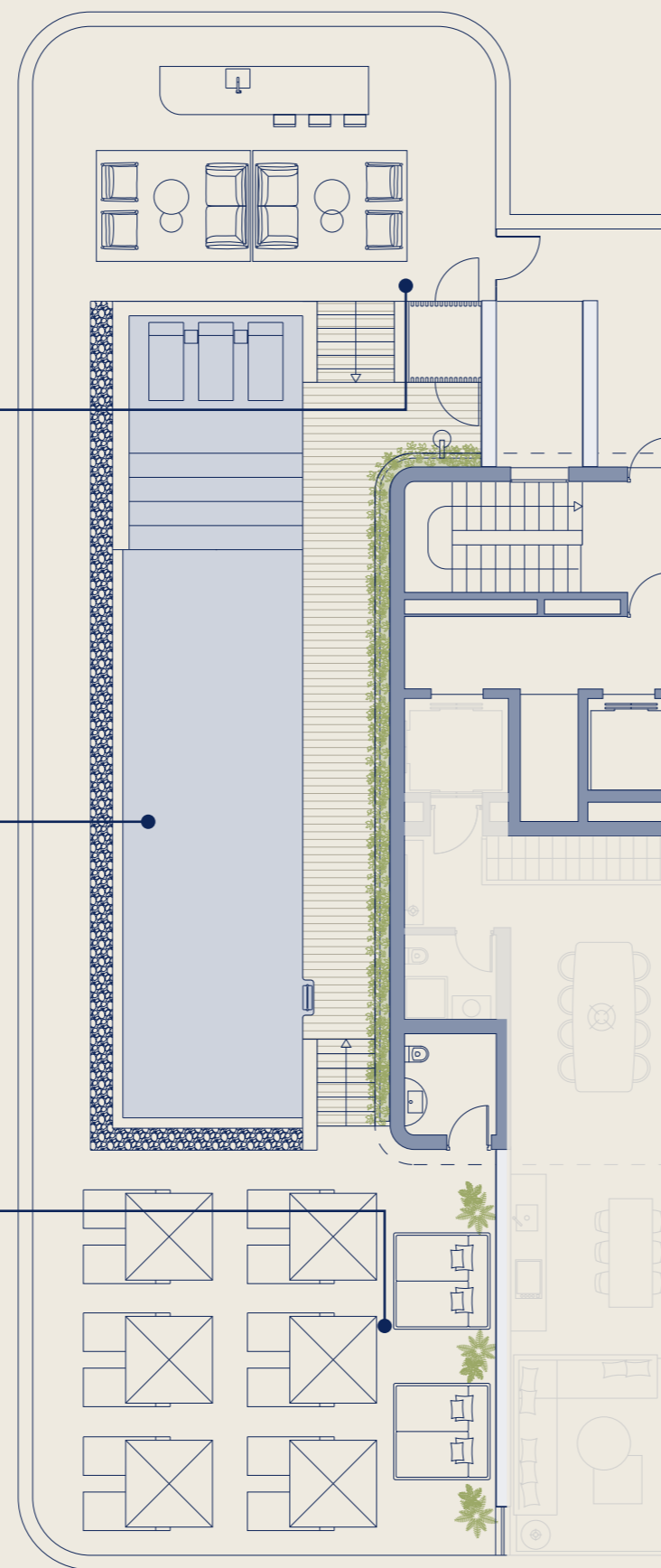
ROOFTOP FLOOR

MOUNTAIN VIEW

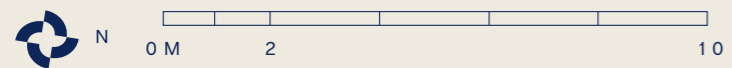
ROOFTOP LOUNGE

SKYPOOL

SOLARIUM



SEA VIEW



GYM

The body as a starting point

An 81 m² gym designed to adapt to the rhythm of each resident, with high-end Technogym equipment and a setting that invites you to enjoy every workout.



AMENITIES & SERVICES

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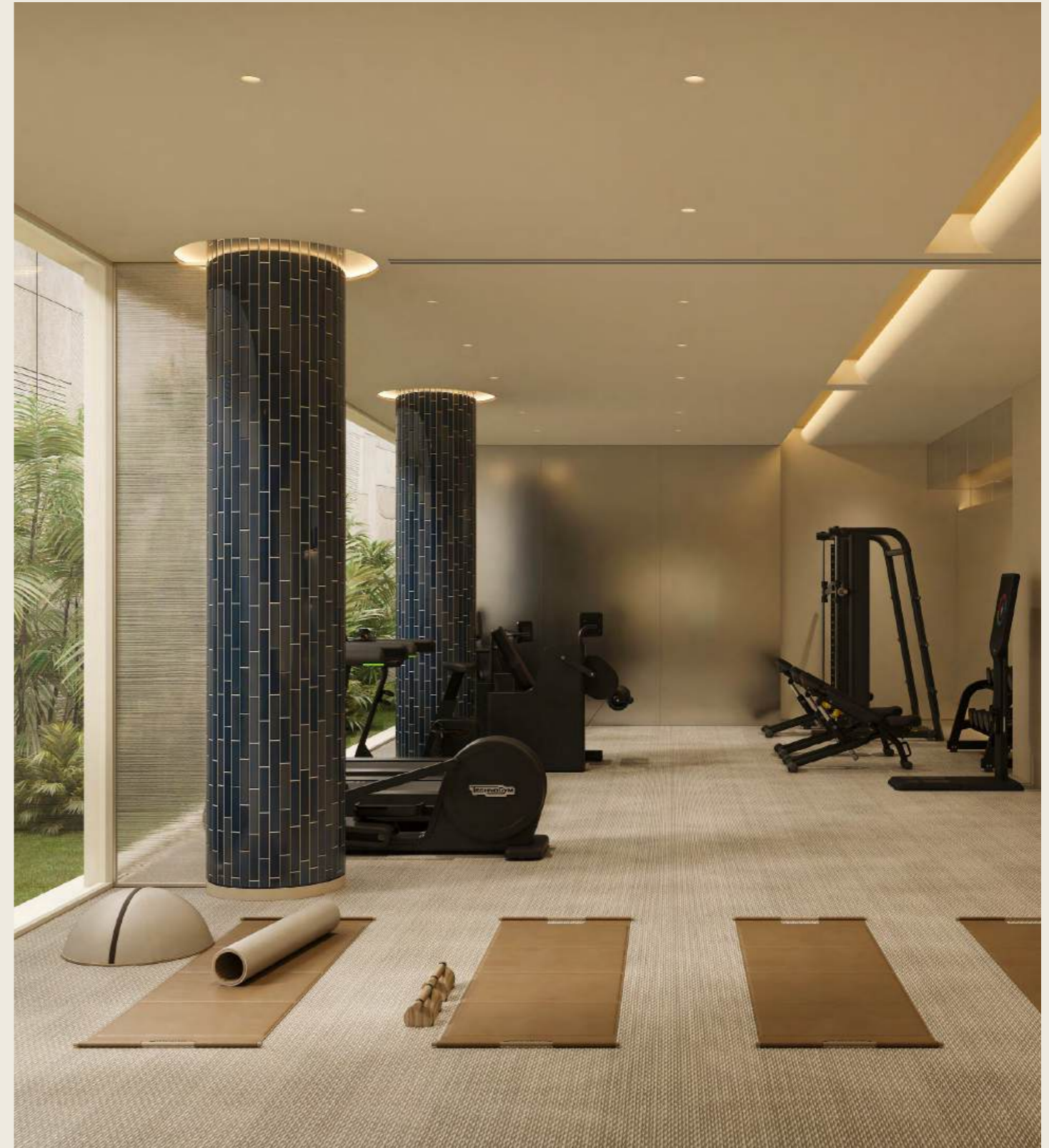
FLEX ROOM

A versatile space for stretching, strengthening, breathing or recovering. It adapts to every moment and every goal.





A SPACE
THAT ADAPTS
TO YOU



AMENITIES FLOOR · GYM

WELLNESS

*A retreat dedicated
to wellbeing*

179 m² to unwind without leaving home.
Noble materials, subdued light and an
atmosphere that invites you to pause.

- ✦ Swimming pool
- ✦ Sauna
- ✦ Steam room
- ✦ Water circuit



AMENITIES & SERVICES

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BEAUTY SALON & MASSAGE ROOM

Personal care also
finds its place inside
Nacaré Residences.

The Beauty Salon and Massage Room
extend the residential experience with
treatments, personal attention and
internationally renowned brands such
as Natura Bissé.

Natura Bissé
Barcelona





WHERE
CARE
BECOMES
RITUAL



AMENITIES & SERVICES

AMENITIES FLOOR · BEAUTY SALON



AMENITIES FLOOR · MESSAGE ROOM



AMENITIES & SERVICES

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AMENITIES FLOOR · MESSAGE ROOM

OWNERS LOUNGE

The Owners' Lounge is conceived as an extension of the home: a place to welcome guests, converse or enjoy shared moments in a warm and distinguished setting.

- ✦ Living Lounge
- ✦ Wine Cellar
- ✦ Social Bar
- ✦ Private Dining





THE SOCIAL
HEART OF
NACARÉ
RESIDENCES

AMENITIES & SERVICES



AMENITIES FLOOR · OWNERS LOUNGE



AMENITIES & SERVICES

5
8

AMENITIES FLOOR · OWNERS LOUNGE

ROOFTOP

The highest point of Nacaré. A space experienced in three phases: a solarium for rest, a skypool facing the horizon and a rooftop lounge with bar and social area to close the day with sunset views.

- ✦ Skypool
- ✦ Solarium
- ✦ Rooftop lounge





AMENITIES & SERVICES

6 2





OWNERS CLUB & SERVICES

Everything that happens beyond the home: services, experiences, exclusive benefits and a network of partnerships designed so you can live as you have always wished.

Integrated services

- ✦ Residential manager
- ✦ 24/7 security
- ✦ CCTV and access control
- ✦ Communal housekeeping
- ✦ Full maintenance and landscaping
- ✦ High-speed connectivity in common areas
- ✦ Private and visitor parking spaces

À La Carte Services



Home Services

- ✦ Housekeeping
- ✦ Laundry and ironing
- ✦ Pre-arrival property preparation
- ✦ Grocery shopping and pantry stocking service



Fitness & Movement

- ✦ Personal trainer
- ✦ Physiotherapy and recovery
- ✦ Private Nutritionist
- ✦ Yoga and Pilates sessions



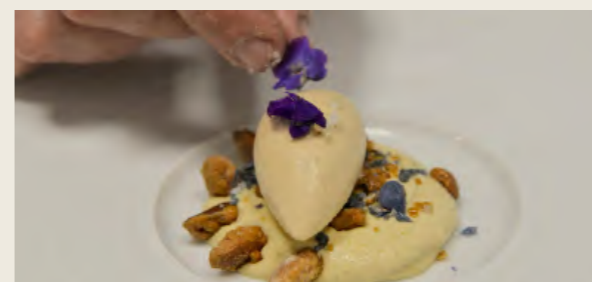
Personal Services

- ✦ Transfers and private chauffeur
- ✦ Car and boat rental
- ✦ Travel planning and organisation
- ✦ Personal shopper



Wellness & Beauty

- ✦ Beauty services (hairdressing, makeup, manicure)
- ✦ Relaxing massages
- ✦ Facial and body treatments



Gastronomy & Private Events

- ✦ Private chef
- ✦ Catering
- ✦ Private dinner arrangements
- ✦ Event planning and organisation



Mobility & Automotive

- ✦ Vehicle cleaning
- ✦ Maintenance services
- ✦ Luxury car rental



PARTNERSHIPS AND BENEFITS

Beyond the residence

The Owners Club acts as a link between the residence and the outside world: a discreet key that simplifies everyday life and broadens the experience of living at Nacaré Residences.

These partnerships extend that way of life beyond the building, through a

selection of brands and venues connected to gastronomy, wellness and sport.

As an owner, you enjoy preferential access, exclusive benefits, priority reservations and personalised experiences.

Some of our selected partners:



DEPARTMENT STORES
SPAIN & PORTUGAL



TROCADERO



RESIDENCES RESIDENCES RESIDENCES



INTERIORS DESIGNED SO
THAT EVERYTHING FLOWS

Nacaré Residences has been conceived to offer a spacious, light-filled and coherent living experience.

Homes that open onto the landscape, where proportion, visual continuity and natural light define the atmosphere from the very first moment.



INTERIORS DESIGNED SO THAT EVERYTHING FLOWS

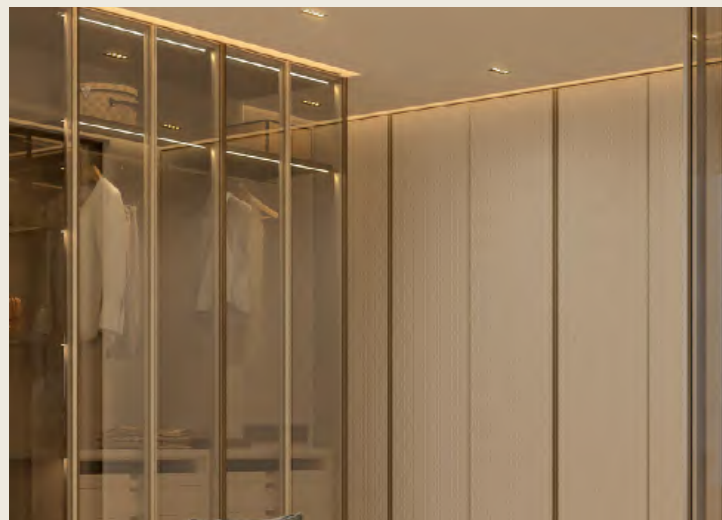
The interior design, developed by Pedro Peña, translates the vision of the project into materials that are tangible and lived in: large-format porcelain surfaces, ceilings with integrated coffers, refined joinery and full-height doors. A discreet language that attends to every transition.

In addition, each owner may personalise finishes and materials, and develop the furnishing scheme with the project's own interior designer.



↑ PORCELAIN FLOORING

↓ COFFERED CEILINGS

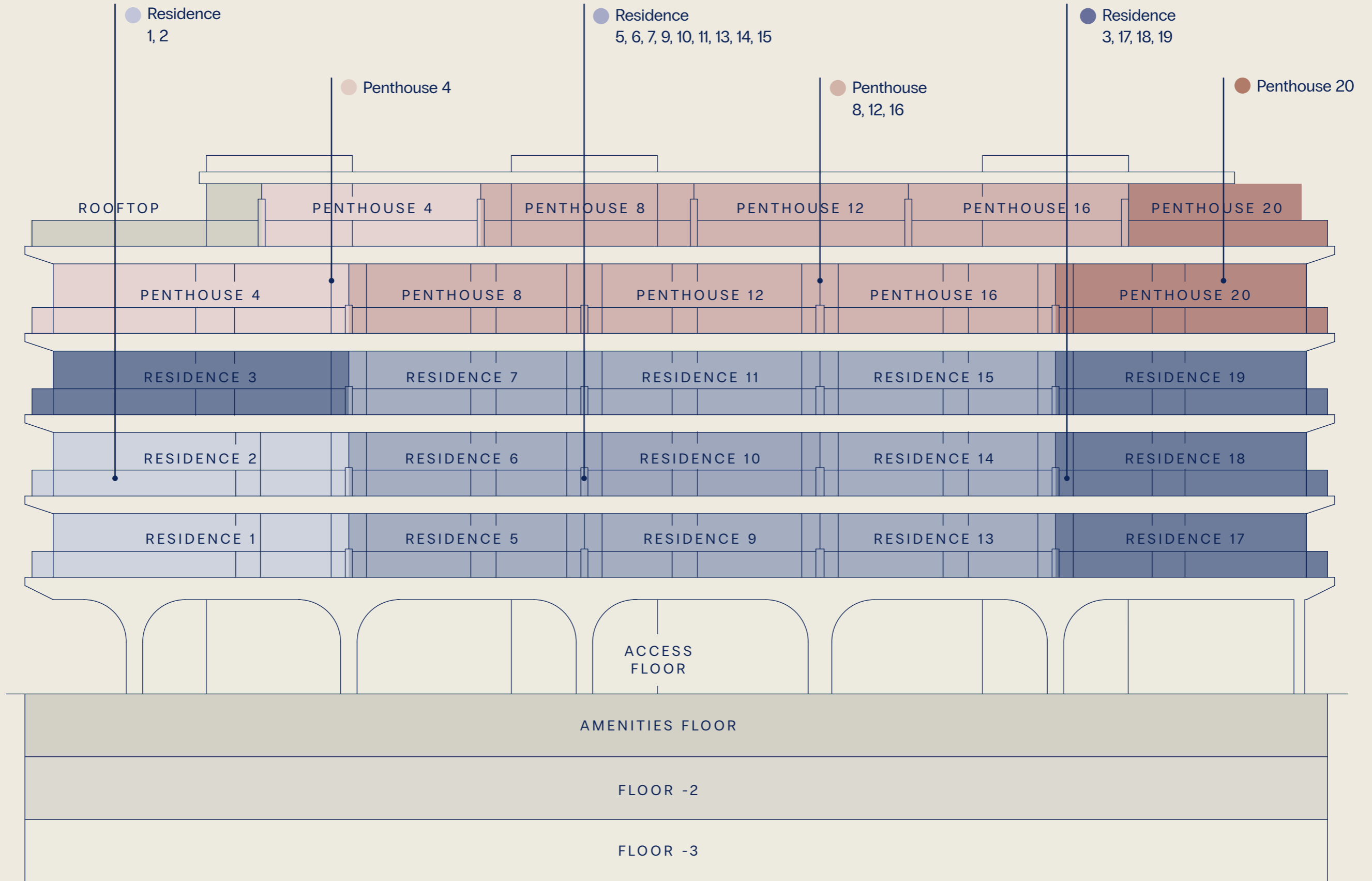


↓ FULL-HEIGHT DOORS

↑ JOINERY



RESIDENCES TYPOLOGIES



THREE CONFIGURATIONS, ONE SHARED VISION

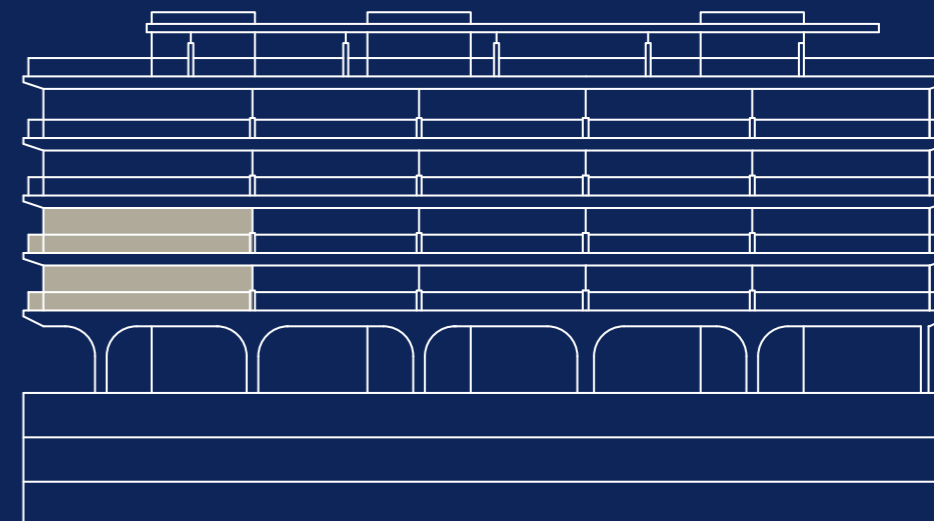
Different
typologies
for each
way of living

Residence 1, 2

Bedrooms: 4

Bathrooms: 4 + 1

Built area: 363 m²

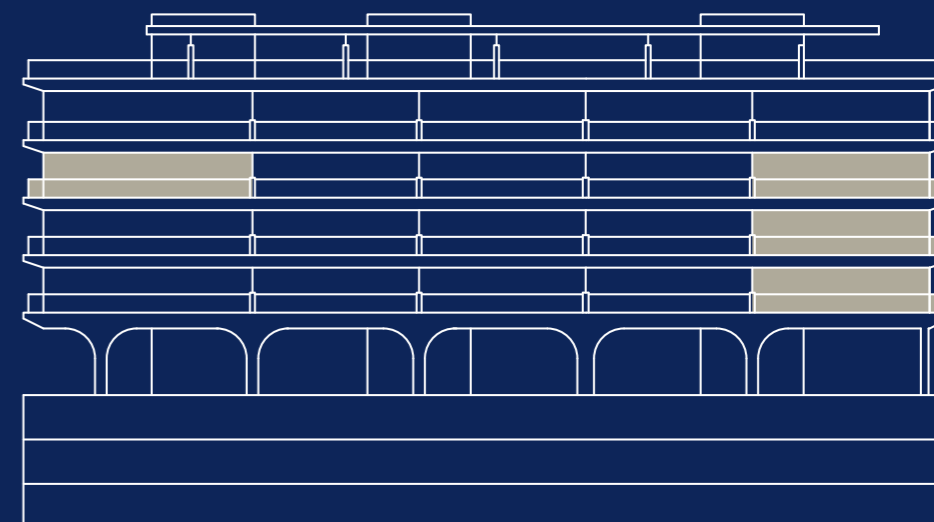


Residence 3, 17, 18, 19

Bedrooms: 3

Bathrooms: 3 + 1

Built area: 277 - 363 m²

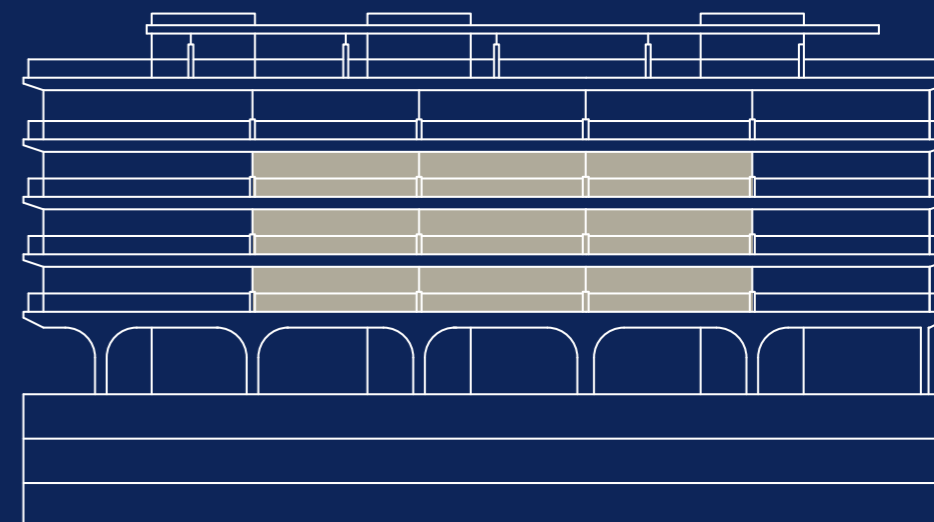


Residence 5, 6, 7, 9, 10, 11, 13, 14, 15

Bedrooms: 3

Bathrooms: 3 + 1

Built area: 354 m²



ACCESS AND KITCHEN

A welcome that
sets the tone

From the entrance, the residence
conveys clarity, proportion and order. The
kitchen then integrates naturally into the
circulation as an open, functional and

carefully designed element, with premium
Italian cabinetry, fully equipped appliances and
storage solutions conceived for everyday use.





RESIDENCES

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MAIN FLOOR · KITCHEN

LIVING ROOM AND DINING ROOM

Light as the protagonist
of interior life.

The living and dining areas are
conceived as one large open space
connected to the terrace. Depending on
the typology, the daytime area reaches
from 55 m² to 80 m², enhanced by large
glazed openings that can be fully opened
to unite the interior with the terrace.





RESIDENCES



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MAIN FLOOR · LIVING ROOM



RESIDENCES

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MAIN FLOOR · DINING ROOM

TERRACE

The home opens
to the outside

The terraces extend the residence
towards the landscape. Their surfaces
begin at 45 m², allowing the climate and
light of the Costa del Sol to be enjoyed
as a natural part of everyday life.





RESIDENCES

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MAIN FLOOR · TERRACE



RESIDENCES

9 6

MAIN FLOOR · TERRACE

BEDROOMS

Calm, privacy
and continuity

The bedrooms at Nacaré Residences are conceived as spacious and light-filled spaces, where privacy and comfort are carefully considered in every detail.

The principal suite is articulated around the bedroom, dressing room and bathroom, while the secondary bedrooms also include en-suite bathrooms and integrated storage solutions.



RESIDENCES





BATHROOMS

Everyday wellbeing, resolved in detail

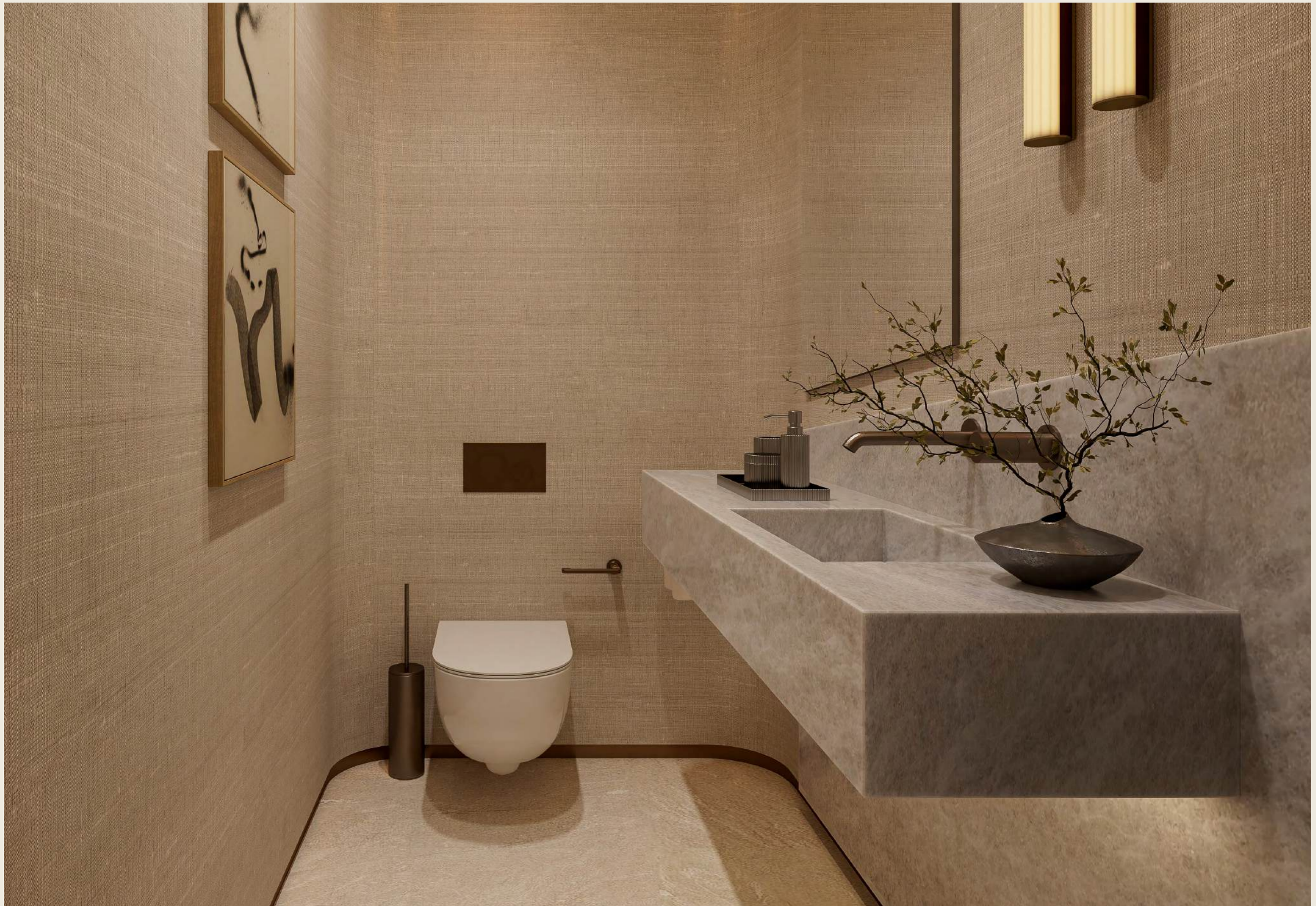
The bathrooms extend the interior language of the residence with high-quality fittings and a clean, contemporary aesthetic.

Alongside the principal bathroom and the en-suite bathrooms, each residence also includes a guest toilet.



MAIN FLOOR · GUEST TOILET





PENTHOUSE TYPOLOGIES

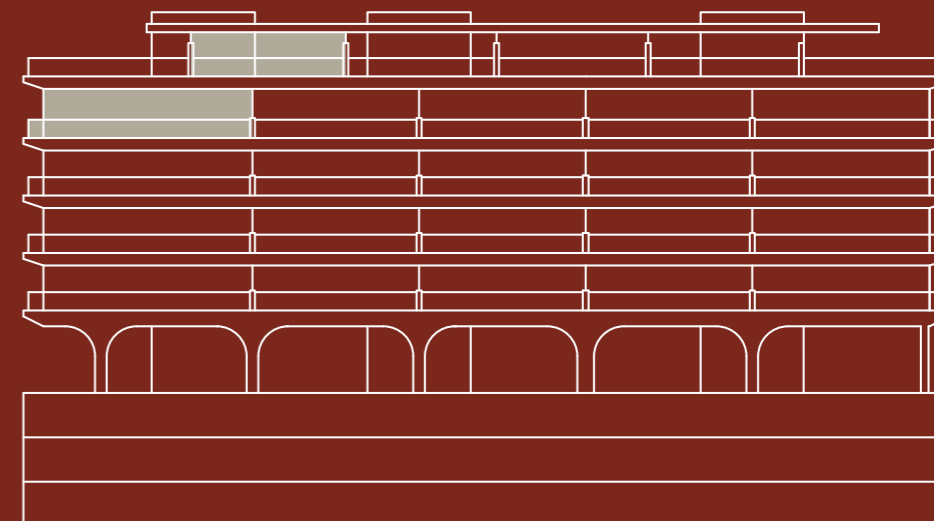
A way of living
the horizon

Penthouse 4

Bedrooms: 3

Bathrooms: 3 + 2

Built area: 530 m²

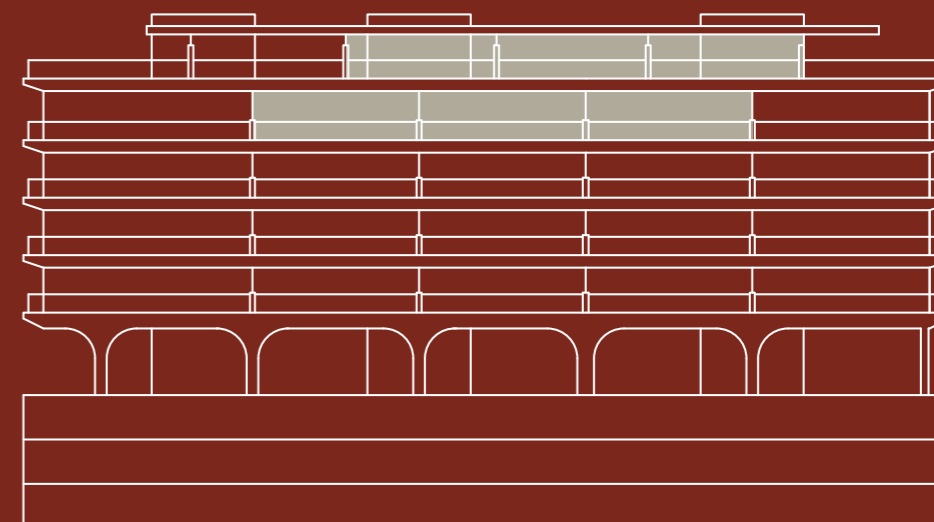


Penthouse 8, 12, 16

Bedrooms: 3

Bathrooms: 3 + 2

Built area: 416 - 437 m²

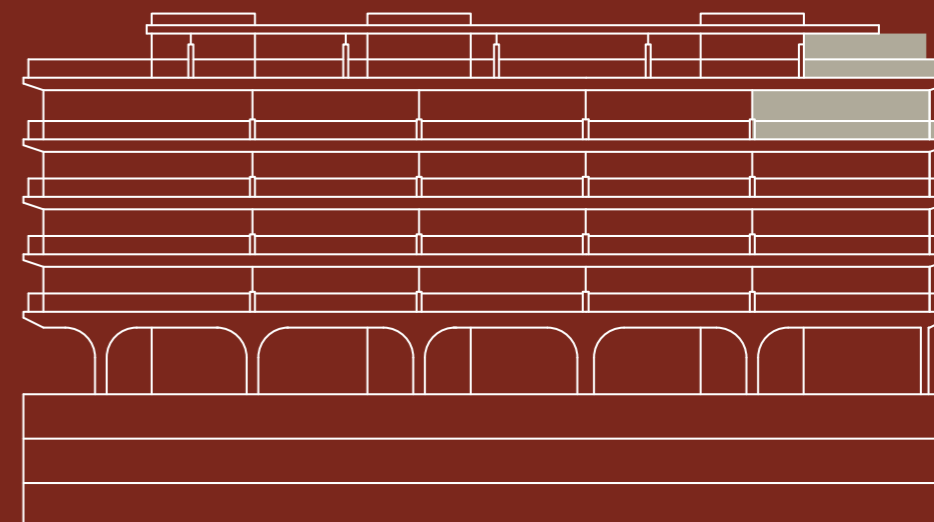


Penthouse 20

Bedrooms: 3

Bathrooms: 3 + 2

Built area: 575 m²



COVERED SOLARIUM

An outdoor area that can also be enjoyed in the shade

The covered area of the solarium expands the possibilities of use of the penthouse throughout the day, creating a sheltered, comfortable and versatile outdoor space for relaxing, gathering or extending life in the open air.



RESIDENCES

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RESIDENCES

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UNCOVERED SOLARIUM & JACUZZI

The sky, the sun and the
sea in one single area

The uncovered area of the solarium takes the
outdoor experience to its fullest expression.
Open to the light and the views, it includes
a jacuzzi and surfaces designed for rest or
outdoor social living.



RESIDENCE

RESIDENCE





OUR TEAM OUR TEAM OUR TEAM



A VISION SHAPED AROUND
LASTING VALUE

Nacaré Residences is a development by Black Horse Partners

Black Horse Partners is a private investment platform specialising in real estate assets, with activity in Spain and Andorra. The company invests in, develops and manages residential projects throughout their entire lifecycle, from analysis and planning through to construction, marketing and the final management of the asset, with a focus on high-end, sustainable market products guided by quality standards and social impact criteria.

Black Horse Partners' investment strategies combine optimal capital structures with a long-term vision and transparency for investors, and are backed by a group of private investors and family offices.

The team driving the company is made up of professionals with technical and strategic expertise — architects, engineers, economists and legal specialists — ensuring the comprehensive and rigorous management of real estate projects.

At Nacaré Residences, this approach translates into a project conceived with particular attention to design, construction quality and its relationship with the surrounding environment.

BH
BLACK HORSE
PARTNERS



A TEAM TO MATCH THE PROJECT

The project brings together a specialised team in marketing, architecture, interior design and landscaping:

Architecture

MAIZ & DIAZ
ARQUITECTOS

An architecture studio based in Marbella with more than twenty-five years of experience on the Costa del Sol. It develops an architectural language marked by close attention to detail and a contemporary aesthetic adapted to both the local and international context.

Landscape Design

Marina  Ortiz Quintas
PAISAJISTA

Marina Ortiz Quintas develops her work as a landscape designer on projects particularly linked to the residential sector on the Costa del Sol. Her approach begins with a clearly Mediterranean sensibility, where vegetation, climate and the experience of outdoor space are understood as part of one same whole.

Interior Design

PEDRO PEÑA
INTERIOR DESIGN

An interior design studio based in Marbella with a history of more than four decades. It has developed its own language within the high-end segment, with a sensibility linked to warm luxury, contemporary craftsmanship and Mediterranean culture. Over time, the studio has established itself as one of the most recognisable references in premium residential interior design.

Master Broker

 **Prime
Invest**

A property consultancy specialising in new-build developments, with a 360° approach that covers consultancy, project management and master broker services. Its work combines market knowledge, expertise in second homes and experience in residential development.

Brand & Residential Experience



A firm specialising in conceptualisation, branding and brand experience, with projects in real estate, hospitality and culture. Its work combines strategy, identity and the creation of places designed to be lived in and remembered.

T H E T I M E L I V E D T H E T I M E L I V E D T H E T I M E L I V E D

FOR FURTHER INFORMATION

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