



ROYAL PARK

— RESIDENCE —

Welcome to the Luxurious Lifestyle

Lifestyle Designed for You

Collaborating with renowned architect **Pablo Villarroel**, we developed the residential complex to offer exceptional living, keeping your needs and aspirations in mind.

The high-end apartments boast expansive layouts, floor-to-ceiling windows, and breathtaking sea views. Every detail, from the finishes to the thoughtful design, has been crafted to create your private oasis of tranquility and sophistication.

DESIGN BY

VILLARROEL

TIMELESS ARCHITECTURE



ROYAL PARK RESIDENCE

Exclusive residential complex Prime location, Premium amenities



LOCATION ON
GOOGLE MAPS



ROYAL PARK

— RESIDENCE —

ESTEPONA



BEACHES / 10 MIN WALK



GOLF COURSES / 6 MIN



RESTAURANTS / 5 MIN



SUPERMARKETS / 10 MIN



SCHOOLS / 10 MIN



SELWO AVENTURA / 8 MIN

La Resina
Golf Club

Villa Padierna
Golf Club

Marbella Club
Golf Resort



AIRPORT GIBRALTAR
55 km

GIBRALTAR
58 km

ESTEPONA
12 km



ROYAL PARK
— RESIDENCE —

PUERTO BANÚS
12 km

MARBELLA
21 km

AIRPORT MALAGA
65 km





Sophistication Inspired by Timeless Elegance & Nature's Beauty



Phase 1


ROYAL PARK
- RESIDENCE -

ROYAL PARK
- RESORT -





Block types

- BLOCK 1 -

	SOLARIUM		SOLARIUM	SOLARIUM		SOLARIUM	
	TYPE 6 4 BEDROOM APT. 121	TYPE 5 3 BEDROOMS APT. 122	TYPE 5 3 BEDROOMS APT. 123	TYPE 4 3 BEDROOMS APT. 124			
TYPE 3 3 BEDROOMS APT. 111	TYPE 2 2 BEDROOMS APT. 112	TYPE 2 2 BEDROOMS APT. 113	TYPE 2 2 BEDROOMS APT. 114	TYPE 2 2 BEDROOMS APT. 115	TYPE 2 2 BEDROOMS APT. 105	TYPE 3 3 BEDROOMS APT. 116	
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BASEMENT / PARKING							

- BLOCK 2 -

		SOLARIUM		SOLARIUM	SOLARIUM		SOLARIUM	
		TYPE 4 3 BEDROOMS APT. 221	TYPE 5 3 BEDROOMS APT. 222	TYPE 5 3 BEDROOMS APT. 223	TYPE 6 4 BEDROOM APT. 224			
TYPE 3 3 BEDROOMS APT. 211	TYPE 2 2 BEDROOMS APT. 212	TYPE 2 2 BEDROOMS APT. 213	TYPE 2 2 BEDROOMS APT. 214	TYPE 2 2 BEDROOMS APT. 215	TYPE 2 2 BEDROOMS APT. 216	TYPE 3 3 BEDROOMS APT. 216		
TYPE 1 3 BEDROOMS APT. 201	TYPE 2 2 BEDROOMS APT. 202	TYPE 2 2 BEDROOMS APT. 203	TYPE 2 2 BEDROOMS APT. 204	TYPE 2 2 BEDROOMS APT. 205	TYPE 2 2 BEDROOMS APT. 206	TYPE 1 3 BEDROOMS APT. 206		
BASEMENT / PARKING								

- BLOCK 3 -









	SOLARIUM		SOLARIUM		SOLARIUM		SOLARIUM	
	TYPE 3 3 BEDROOMS APT. 321	TYPE 4 3 BEDROOMS APT. 322	TYPE 4 3 BEDROOMS APT. 323	TYPE 5 2 BEDROOMS APT. 324				
TYPE 1 3 BEDROOMS APT. 311	TYPE 2 2 BEDROOMS APT. 312	TYPE 2 2 BEDROOMS APT. 313	TYPE 2 2 BEDROOMS APT. 314	TYPE 3 3 BEDROOMS APT. 315				
TYPE 1 3 BEDROOMS APT. 301	TYPE 2 2 BEDROOMS APT. 302	TYPE 2 2 BEDROOMS APT. 303	TYPE 2 2 BEDROOMS APT. 304	TYPE 1 3 BEDROOMS APT. 305				
BASEMENT / PARKING								

- BLOCK 4 -

		SOLARIUM		SOLARIUM	SOLARIUM	
		TYPE 5 3 BEDROOMS APT. 421	TYPE 5 3 BEDROOMS APT. 422	TYPE 3 3 BEDROOMS APT. 423		
TYPE 3 3 BEDROOMS APT. 411	TYPE 2 2 BEDROOMS APT. 412	TYPE 2 2 BEDROOMS APT. 413	TYPE 1 3 BEDROOMS APT. 414			
TYPE 1 3 BEDROOMS APT. 401	TYPE 2 2 BEDROOMS APT. 402	TYPE 2 2 BEDROOMS APT. 403	TYPE 1 3 BEDROOMS APT. 404			
BASEMENT / PARKING						

Royal Park Resort – Amusement park

PREMIUM FACILITIES & PRIVILEGING

-  GYM
-  PADDLE COURTS
-  SPA
-  COWORKING
-  CHILDREN'S ATTRACTIONS
-  RESTAURANT
-  SUPERMARKET
-  PARKING

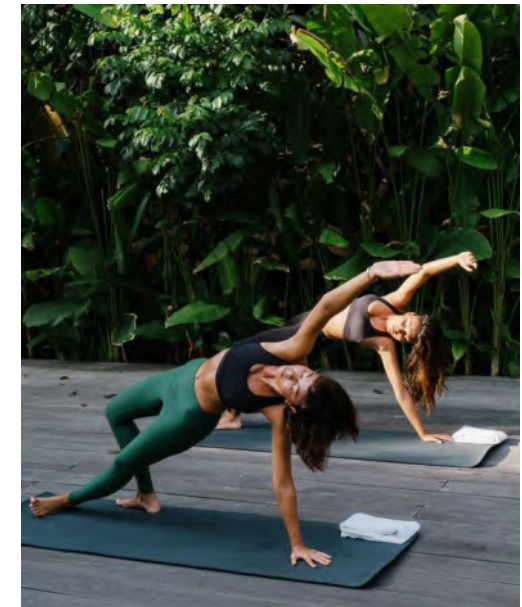
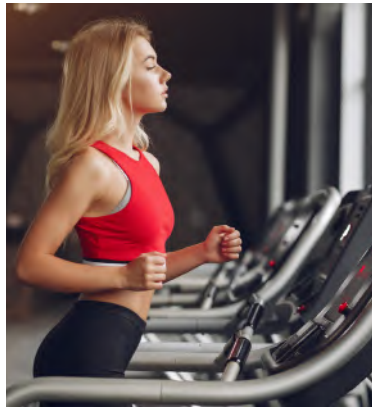
A range of exclusive amenities is available to enhance the residents' lifestyle just a step away from your home in **Royal Park Resort**. Its well-thought-out infrastructure allows you to enjoy your vacation, keep fit, or work in a quiet environment.

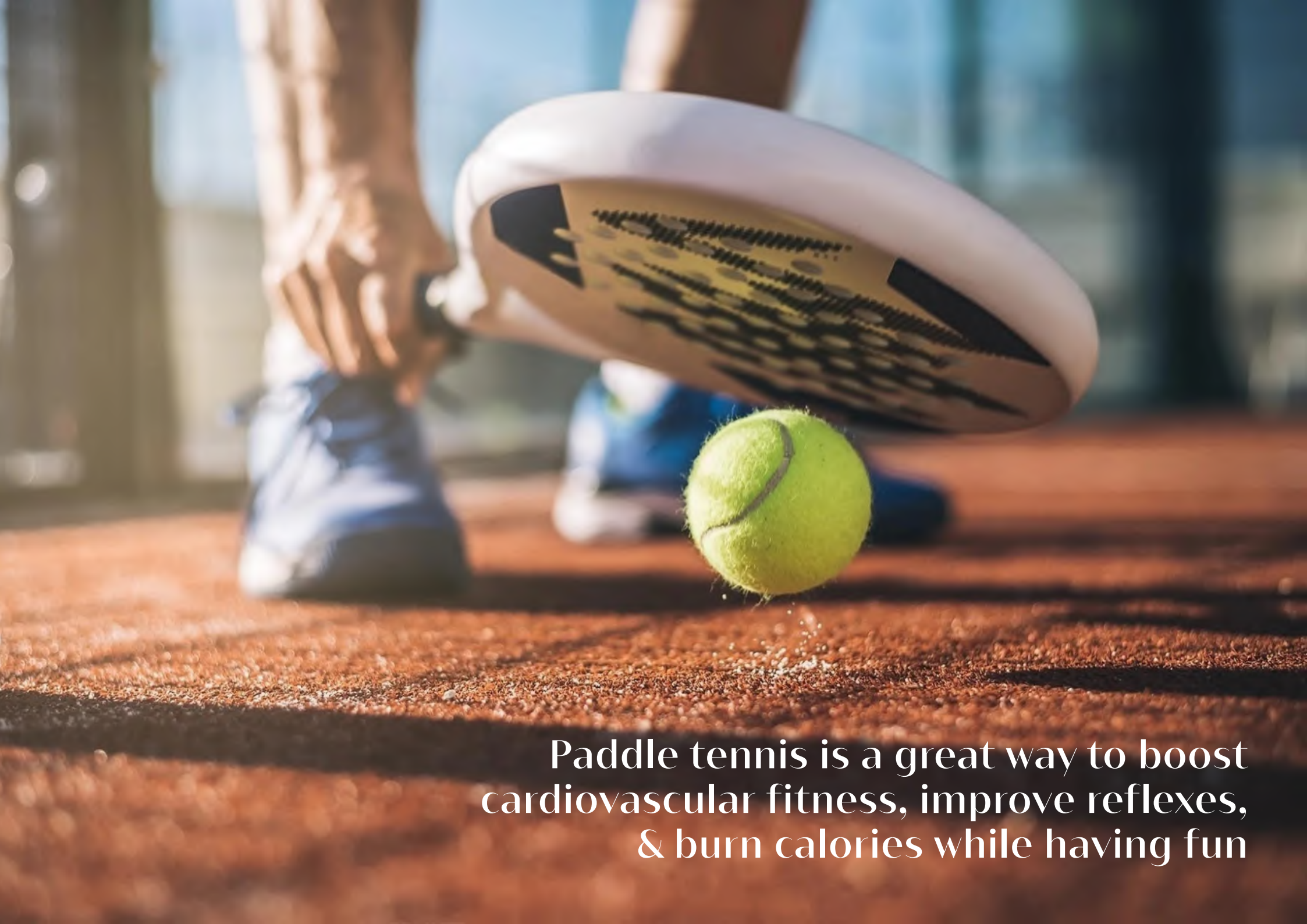


Stay fit & energized!

GYM, PADDLE TENNIS COURTS

- Cardio, strength, and functional training equipment
- Group Classes - from Yoga and Pilates to Zumba
- Paddle tennis courts built to professional standards

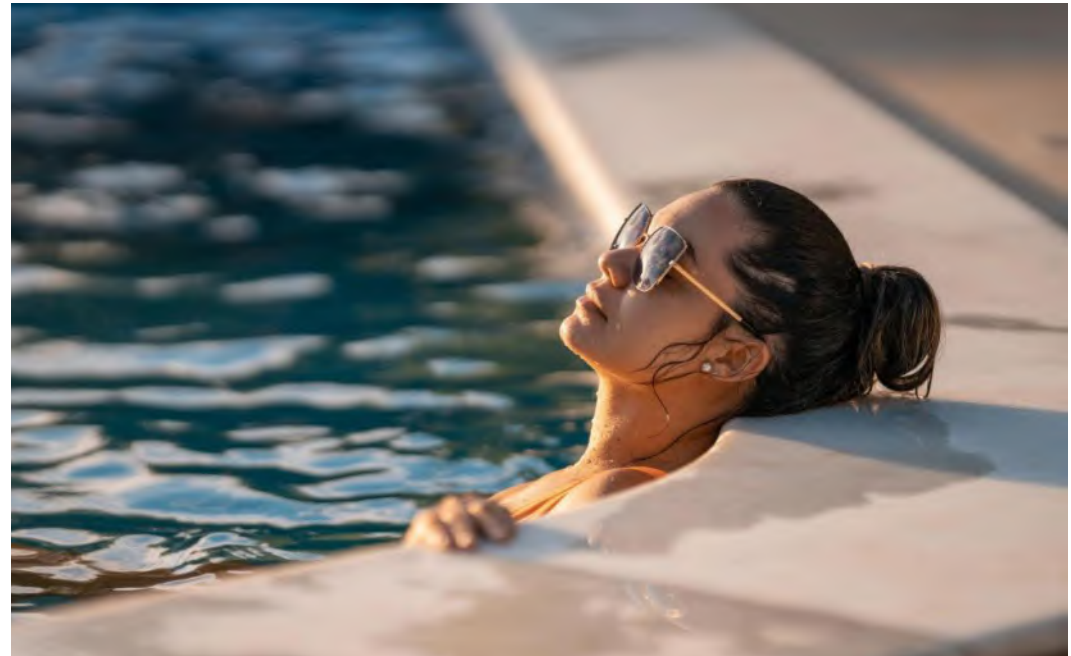




Paddle tennis is a great way to boost cardiovascular fitness, improve reflexes, & burn calories while having fun

Relax, Rejuvenate, & Unwind

An exclusive spa, designed to provide a serene escape from daily life. Here you can treat yourself to relaxation, wellness, and self-care.



Work, Create, and Connect in the Coworking Space

- **Work Zones** with high-speed internet, ergonomic chairs, and ample desk space.
- **Meeting Rooms** for calls, video conferences, or team discussions in a quiet, professional setting.
- **Lounge Areas** perfect for breaks or casual chats with friends and acquaintances



Restaurant and retail store are just steps away from your home

COZY AMBIANCE, FRESH INGREDIENTS, TAKEAWAY & DELIVERY

A beautifully designed dining space is perfect for family meals, romantic dinners, or catching up with friends.

Also, you can use convenient takeaway and delivery options to savor your favorite dishes at home.

EVERYDAY ESSENTIALS

A well-stocked retail store always has all your daily necessities, from groceries and snacks to household supplies.



Exciting Children's Attractions

MAKE EVERY DAY AN ADVENTURE FOR YOUR LITTLE ONES WITH EXCLUSIVE CHILDREN'S ATTRACTIONS, DESIGNED TO ENTERTAIN, ENGAGE, AND INSPIRE.

- **Zipline Adventure zone** offers a safe yet exhilarating adventure that lets kids soar, building confidence and joy.
- **Labyrinths** are designed to stimulate problem-solving, teamwork, and imagination while providing endless entertainment.
- **Fun-filled playgrounds** feature slides, swings, climbing frames, and interactive elements that inspire creativity and movement.
- **Other distractions**





Gibraltar





Royal Park Residence true sense of delight & harmony

The development redefines luxury apartment living in an unmatched locale. A development of 57 apartments, all units facing south, was crafted by the renowned studio VILLAROEL. The development stands

as an architectural marvel in the region. Its modern design, abundant greenery with native plants, and sustainable facilities blend seamlessly, setting a gold standard in luxury and tranquility.

Features:

- Gated community with 57 apartments
- Outdoor swimming pool with relaxation zone
- Apartments of 2 & 3 bedrooms and Penthouses
- Spacious private terraces
- Fully equipped kitchen & bathrooms
- Private underground parking & storage room
- Oversized windows
- 2 Bathrooms in every apartment
- Monetary security



1

2



3

4





Comfort & Amenities at the highest level

EVERY UNIT IS THOUGHTFULLY DESIGNED TO OFFER
THE ULTIMATE IN COMFORT AND STYLE

2 Bedroom Apartments



Bedroom



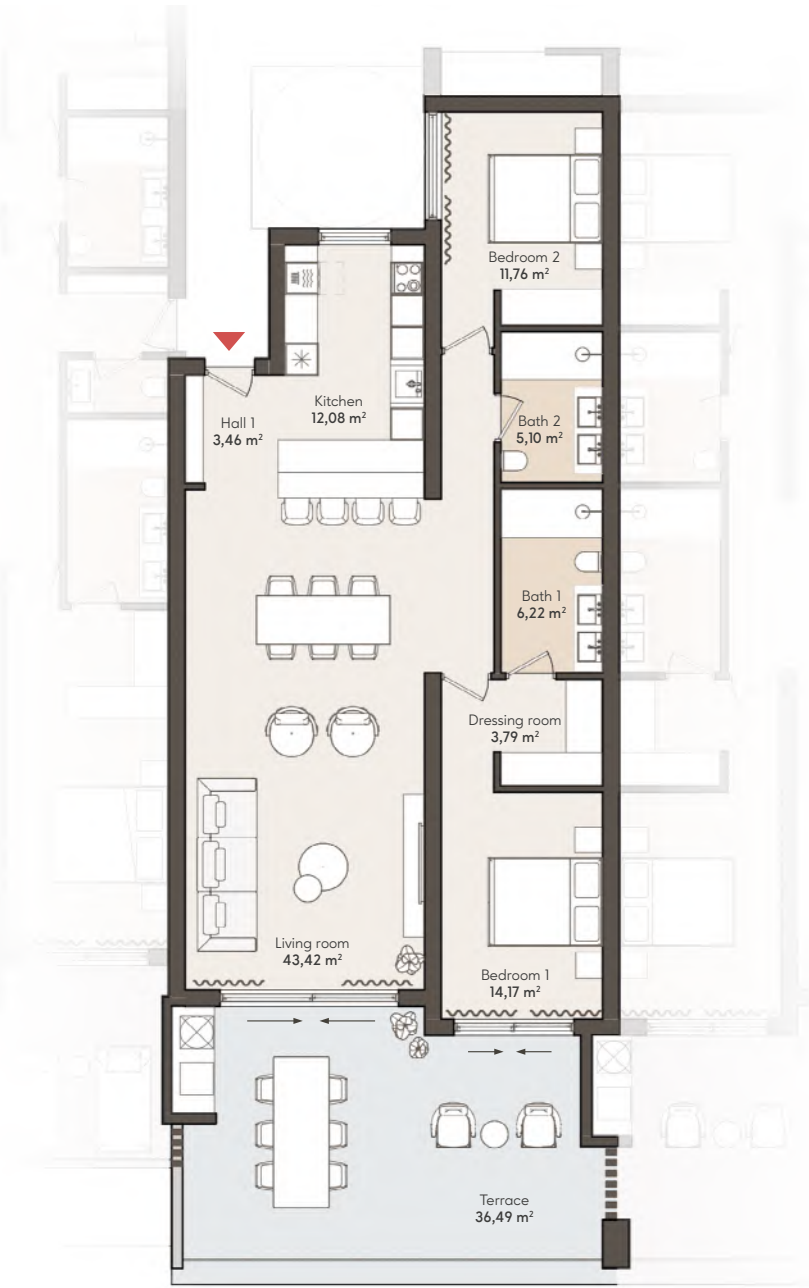


First floor

TYPE 2
2 BEDROOM APARTMENT



VIRTUAL 3D TOUR



ROYAL PARK

— RESIDENCE —

2 BEDROOM APARTMENT FIRST FLOOR

APT. 112

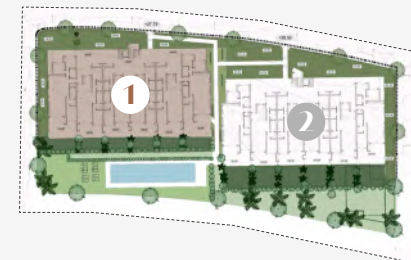
APARTMENT	TYPE 4 4 BEDROOMS APT. 121	TYPE 3 3 BEDROOMS APT. 122	TYPE 3 3 BEDROOMS APT. 123	TYPE 4 4 BEDROOMS APT. 124	APARTMENT
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BASEMENT / PARKING

APARTMENT AREA

Hall	6,01 m ²
Living room	43,42 m ²
Kitchen	12,08 m ²
Bedroom 1	14,17 m ²
Bathroom 1	6,22 m ²
Dressing room	3,79 m ²
Bedroom 2	11,76 m ²
Bathroom 2	5,10 m ²
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INTERNAL USABLE	102,55 m ²
TERRACE USABLE	36,49 m ²
TOTAL USABLE	138,04 m²
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INTERNAL BUILT	118,49 m ²
TERRACE BUILT	41,08 m ²
TOTAL BUILT	159,57 m²

**2 PARKING SPACES &
1 STORAGE ROOM INCLUDED**



3 Bedroom Apartments



Kitchen





Garden



Ground floor

TYPE 1
3 BEDROOM APARTMENT
GARDEN



VIRTUAL 3D TOUR



ROYAL PARK — RESIDENCE —

3 BEDROOM APARTMENT GROUND FLOOR

APT. 101

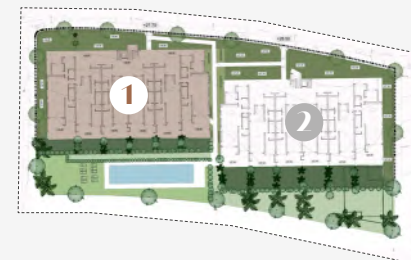
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BASEMENT / PARKING

APARTMENT AREA

Hall	4,67 m ²
Living room	49,55 m ²
Kitchen	15,94 m ²
Bedroom 1	14,89 m ²
Bathroom 1	6,22 m ²
Dressing room	3,79 m ²
Toilet	1,83 m ²
Bedroom 2	11,05 m ²
Bathroom 2	5,12 m ²
Bedroom 3	12,23 m ²
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INTERNAL USABLE	125,29 m ²
TERRACE USABLE	66,72 m ²
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TOTAL USABLE	192,01 m²
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INTERNAL BUILT	146,13 m ²
TERRACE BUILT	68,22 m ²
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TOTAL BUILT	214,35 m²
* Garden	221,22 m ²

**2 PARKING SPACES &
1 STORAGE ROOM INCLUDED**



FLOOR PLAN

This document is for information purposes only. The areas and measurements shown are approximate and may be modified for technical reasons and/or administrative issues. All furniture shown is for illustrative purposes. *Prices do not include taxes, legal fees, stamp duties and notary fees associated with the purchase. This is an informative document, not part of any contract. Prices are susceptible of changes at the Developer's discretion.

4 Bedroom Apartments



Living Room



Terrace



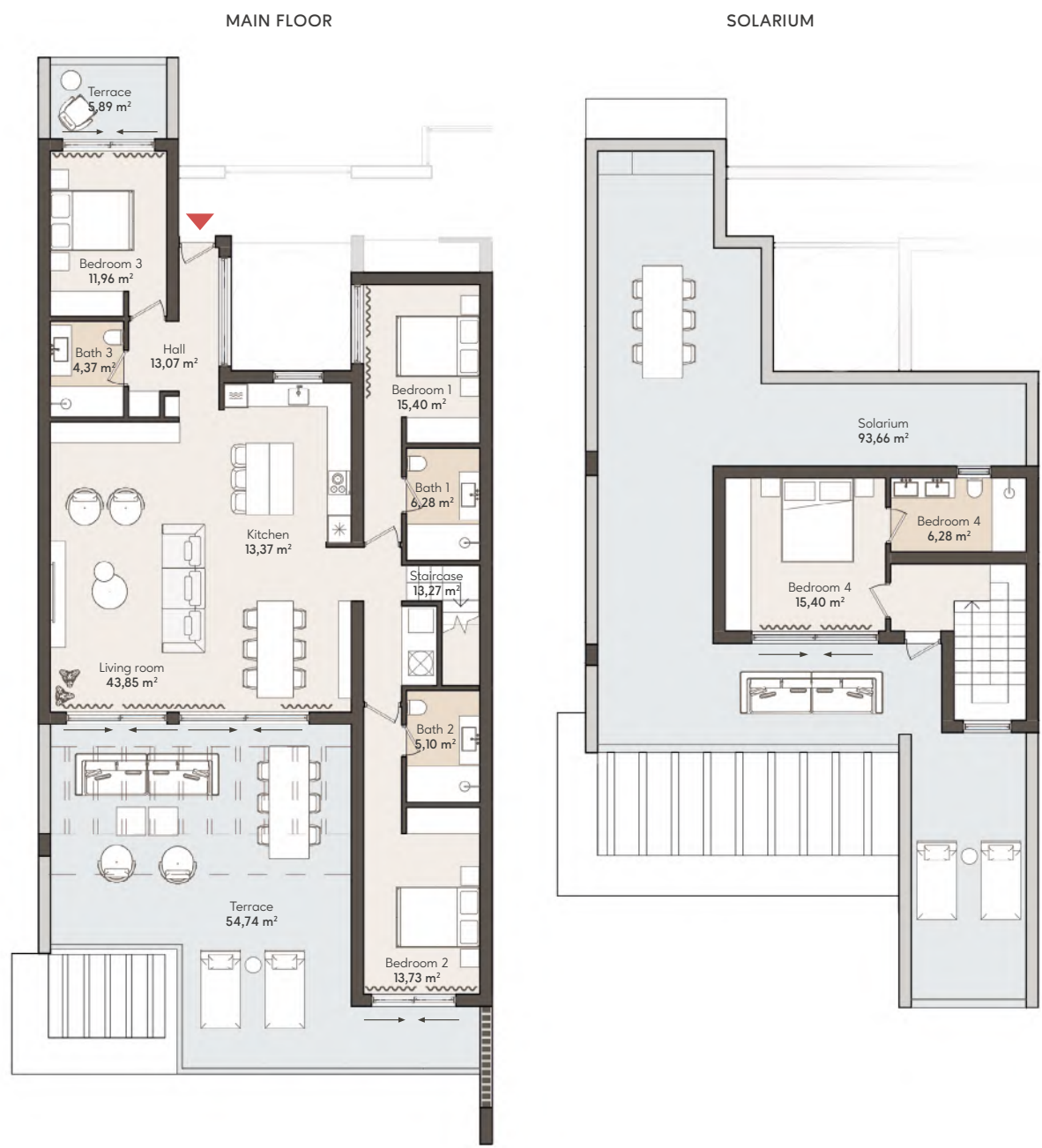


Second floor

TYPE 6
3 BEDROOM
PENTHOUSE



VIRTUAL 3D TOUR



ROYAL PARK

— RESIDENCE —

4 BEDROOM PENTHOUSE SECOND FLOOR

APT. 121

SOLARIUM	TYPE 4 4 BEDROOMS APT. 121	TYPE 3 3 BEDROOMS APT. 122	TYPE 3 3 BEDROOMS APT. 123	TYPE 4 4 BEDROOMS APT. 124	SOLARIUM
TYPE 3 3 BEDROOMS APT. 111	TYPE 2 2 BEDROOMS APT. 112	TYPE 2 2 BEDROOMS APT. 113	TYPE 2 2 BEDROOMS APT. 114	TYPE 3 3 BEDROOMS APT. 115	TYPE 3 3 BEDROOMS APT. 116
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BASEMENT / PARKING

APARTMENT AREA

Hall	13,07 m ²
Living room	43,85 m ²
Kitchen	13,37 m ²
Bedroom 1	15,40 m ²
Bathroom 1	6,28 m ²
Bedroom 2	13,73 m ²
Bathroom 2	5,10 m ²
Bedroom 3	11,96 m ²
Bathroom 3	4,37 m ²
Bedroom 4	15,40 m ²
Bathroom 4	6,28 m ²

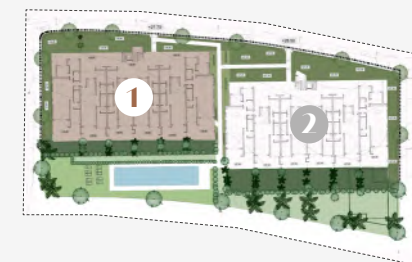
INTERNAL USABLE	157,61 m ²
TERRACE USABLE	60,63 m ²
SOLARIUM USABLE	93,66 m ²

TOTAL USABLE 311,9 m²

INTERNAL BUILT	195,02 m ²
TERRACE BUILT	63,15 m ²
SOLARIUM BUILT	106,06 m ²

TOTAL BUILT 364,23 m²

**2 PARKING SPACES &
1 STORAGE ROOM INCLUDED**



Payment Structure

ALL YOUR PAYMENTS ARE MADE TO THE BUILDER'S SPECIAL ACCOUNT AND ARE PROTECTED BY GUARANTEES

1

RESERVATION

10,000 €
To reserve a property

2

PRIVATE CONTRACT

30% + VAT upon receiving
the construction license

3

SECOND PAYMENT

20% + VAT in 6 months after starting
the construction

4

KEY DELIVERY

50% + VAT





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