

2025

New *Style*

"El arte de vivir en su
máxima expresión."

New *Look*

"Tu nuevo hogar, con la
calidad que mereces."

LIVING IN ALICANTE

Every corner of Alicante is imbued with a special beauty that awakens the senses and makes us feel in complete harmony with nature. Strolling through the old town is like travelling back in time, among cobbled streets and historic buildings that hold secrets from past centuries. Life in the city centre is vibrant and full of joy, with shops, restaurants and cafés inviting us to delight our palates with the region's rich gastronomy. If you have ever wondered what it would be like to live in a place where the sun always shines and happiness is found on every corner, look no further, Alicante is that place.



XixanteLovers

A lifestyle

Imagine waking up every morning with the golden light of the sun illuminating your home. Imagine living in your own villa, in one of the most privileged areas of the Mediterranean: the Costa Blanca, in Alicante.

Here, the climate is a permanent gift, with more than 300 days of sunshine a year, inviting you to enjoy outdoor living, terraces, gardens and swimming pools all year round.

In addition, thanks to its proximity to Alicante's international airport, you will be connected to the rest of Europe in a matter of hours, without giving up the tranquillity and beauty of your new home.



The Costa Blanca offers not only spectacular scenery, but also world-renowned gastronomy: authentic flavours, rice dishes, fresh seafood and a culinary culture that turns every meal into an experience.

Moving here is not just about moving house, it's about a more relaxed, healthy lifestyle full of little joys. It's about having your own haven in the sun, in a villa designed exclusively for you.

We have multiple urbanisations located in the province of Alicante so that you can live where and how you have always wanted to. Whether you are an urbanite and would like to live in a residential urbanization or if you prefer a large plot where you can enjoy life in the countryside, we have the perfect urbanization for you.



YOUR IDEAL VILLA, MADE REAL

At Alicante New Villas we don't just sell houses....
we build custom homes!

Specialising in the creation of personalised villas, we design each project based on your tastes, needs and lifestyle. From the layout and materials to the smallest detail, you decide what your new home in the Costa Blanca sun will be like.



VINALOPÓ MITJÀ

Discover the charm of Vinalopó Mitjà, a region full of history, tradition and unique landscapes.

A strategic location between the sea and the mountains, ideal for building your villa in an authentic and well-connected environment.

**THE PERFECT COMBINATION OF
NATURE, AMENITIES AND
MODERN LIFE**



WITH MOUNTAIN VIEWS

Nestled in the serenity of Hondón de las Nieves, our villas stand in an exclusive urbanisation surrounded by majestic mountains. Each home offers endless views of a natural landscape that invites you to dream, breathe fresh air and live in perfect harmony with nature. A unique retreat where every sunrise is a spectacle and every day an opportunity to enjoy the limitless beauty.

**"LIVE WHERE THE MOUNTAIN TOUCHES
THE SKY AND TRANQUILLITY EMBRACES
YOUR HOME".**



ON THE GOLF COURSE

Located on the stunning Costa Blanca, Alenda Golf is a corner of luxury and beauty where you can enjoy over 3000 hours of sunshine a year. With excellent connections to the main cities and tourist and commercial centres of the area, including Alicante, Elche, Elda, Benidorm and Campello, as well as the international airport Altet.

**"LIVE AMONG THE INFINITE
GREEN AND THE ELEGANCE OF
EVERY SUNRISE AT ALEND
GOLF'.**

ATENEA

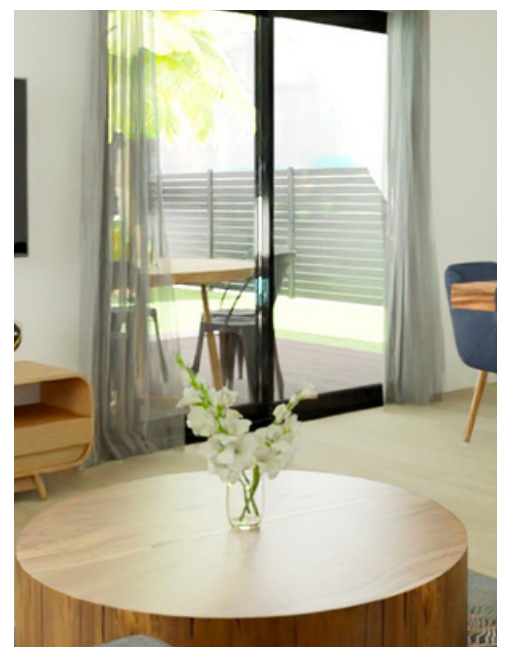


COMMITMENT TO ROBUSTNESS, QUALITY AND DURABILITY

We believe that a home should be synonymous with safety, comfort and confidence. That is why we are committed to traditional and robust construction methods, combined with the latest technology in design and execution. Our villas and homes are built on reinforced concrete structures, guaranteeing exceptional strength and stability over time. Each structural element is carefully designed to offer maximum safety and adaptability to modern needs.

In addition, unlike other lighter construction systems, all our interior and exterior walls are made of high quality ceramic bricks. This not only significantly improves the thermal and acoustic insulation of the home, but also provides a sense of solidity and well-being in every space.

We build with the present and the future in mind: noble materials, proven techniques and an absolute commitment to excellence.





INTELLIGENT DESIGN: COMFORT AND FUNCTIONALITY ON ONE LEVEL

At Alicante New Villas, we understand that true luxury is comfort. That is why our villas have been designed with day-to-day practicality in mind: all the main rooms are distributed on a single floor. This layout facilitates a more fluid circulation, eliminates architectural barriers and improves accessibility, offering a home that adapts to all stages of life. From the large open-plan living areas to the private bedrooms and outdoor areas, each space has been conceived to maximise comfort and functionality.

WINDOWS THAT COMBINE INSULATION, DESIGN AND EFFICIENCY

Our selection of high-end PVC windows, designed to offer excellent thermal and acoustic insulation. Thanks to their advanced technology, our homes achieve greater energy efficiency, keeping the interior temperature more stable and reducing consumption.

In addition to their technical performance, our windows stand out for their elegant Blue Grey finish, a modern and sophisticated tone that adds character, style and harmony to the entire architecture of the home.

Aesthetics, comfort and functionality: a combination that reflects our commitment to quality in every aspect of your new home.



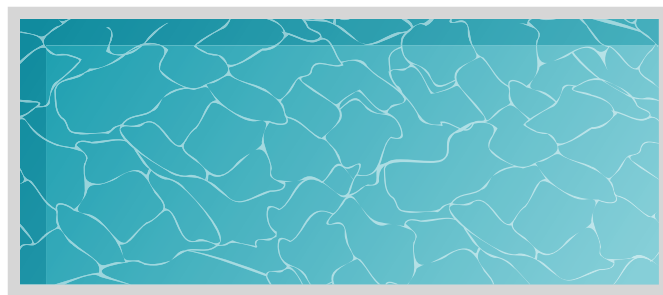
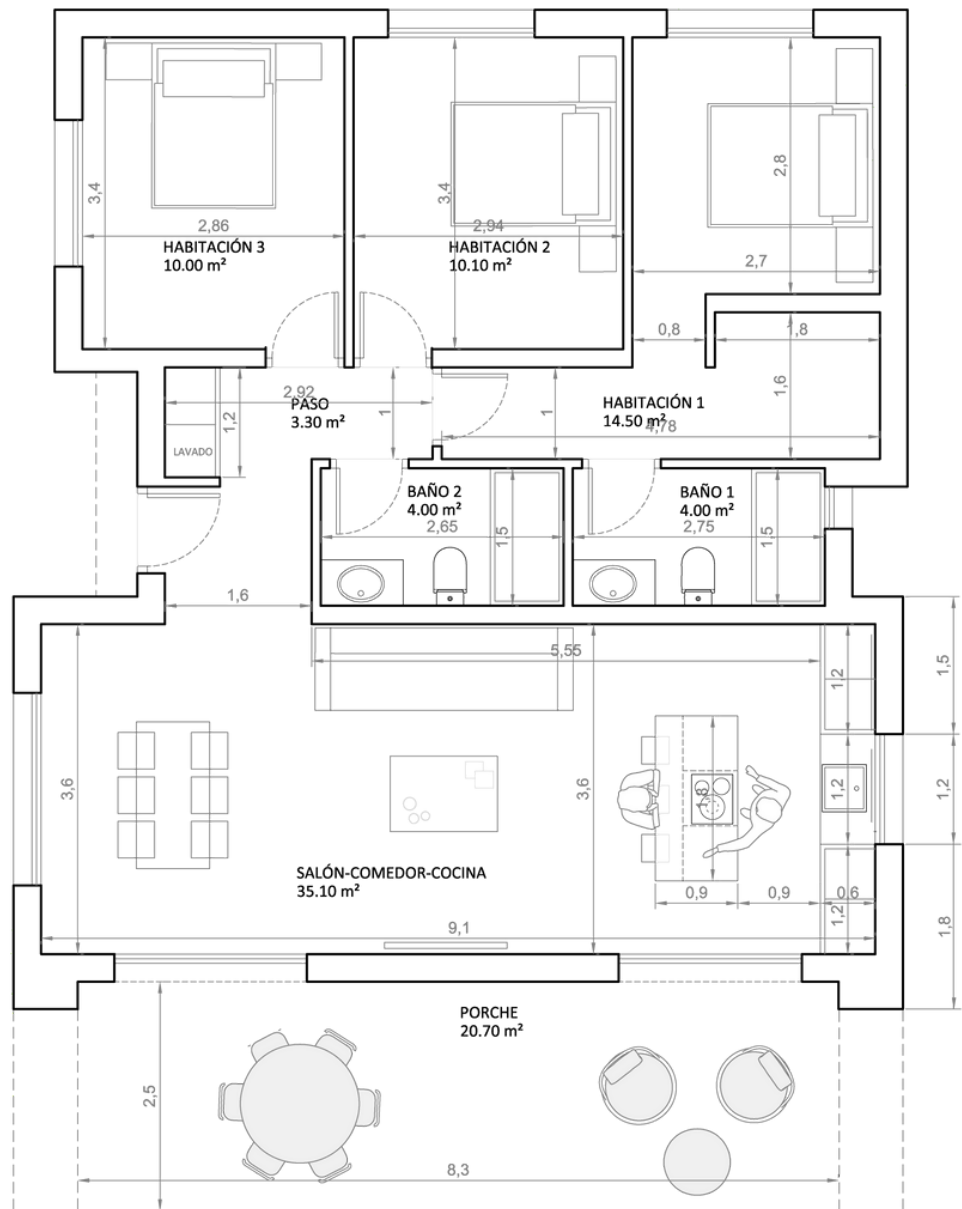
YOUR HOME, YOUR CHOICES

Every home should reflect the personality and lifestyle of the person who lives in it. That is why we offer the possibility of making modifications and personalising different aspects of your villa, adapting it to your tastes and needs.

From the choice of materials and finishes to adjustments to the interior layout, our technical team works with you to design a space that feels truly yours. Whether it's extending rooms, selecting new wall coverings or incorporating unique details, every decision adds value and character to your new home.



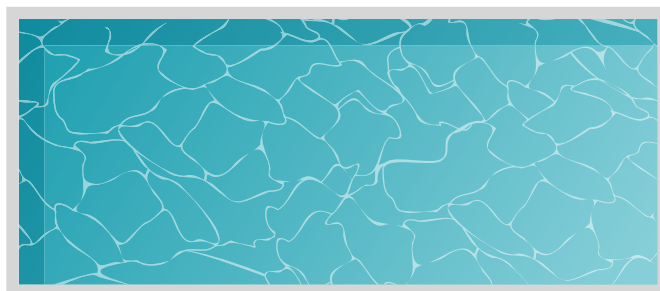
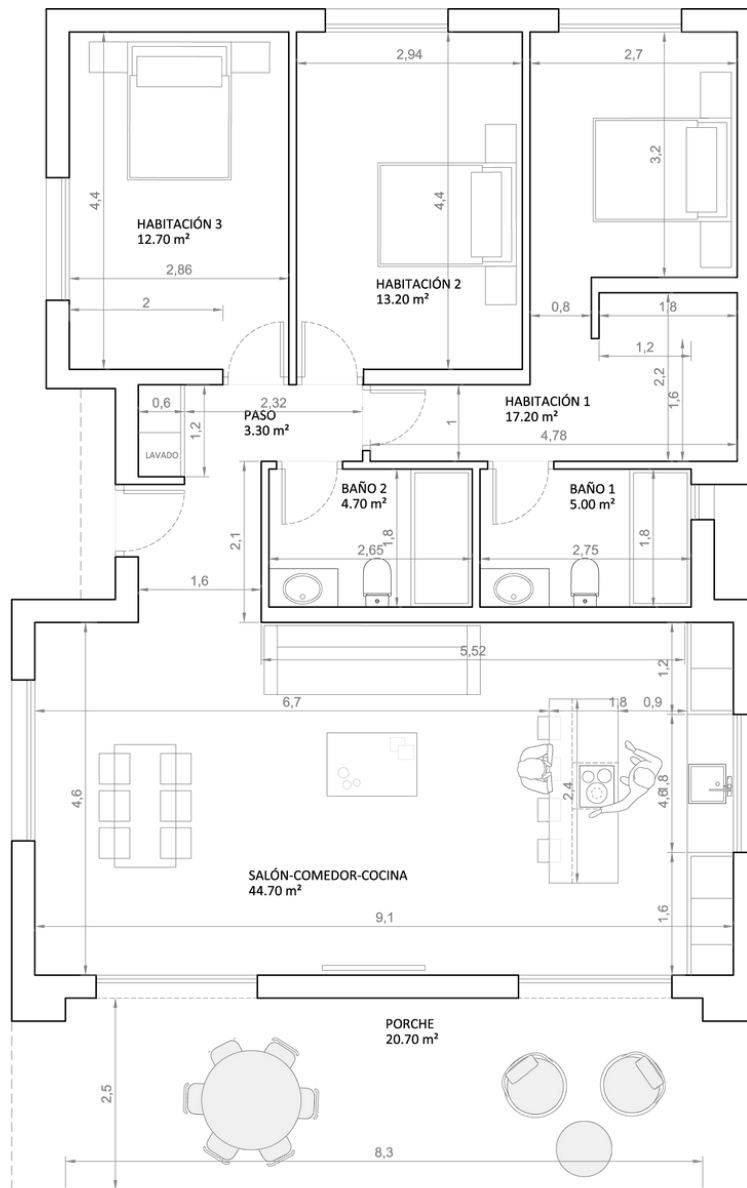
ATENEA



Sup. Built Housing 97.70m²
Sup. Built Porch 10.30m²
Sup. Built Total 108m²

Sup. Construida Vivienda 97.70m²
Sup. Construida Porche 10.30m²
Sup. Construida Total 108m²

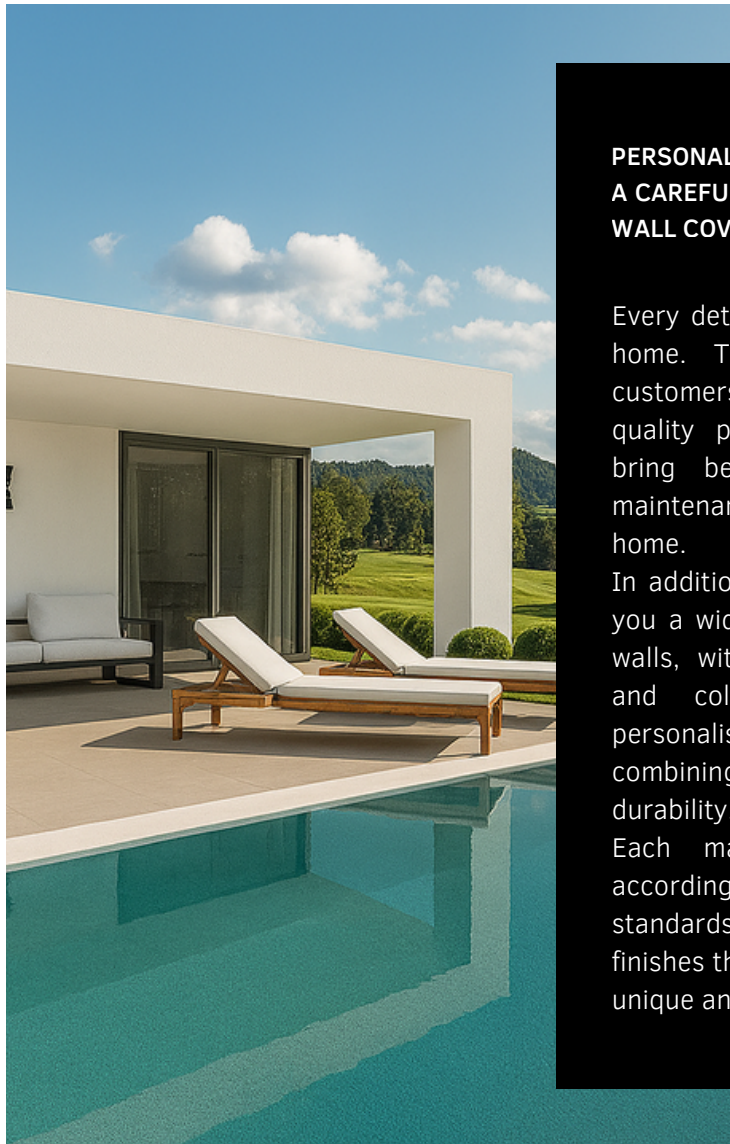
ATENEA PLUS



Sup. Built Housing 119.00m²
 Sup. Built Porch 10.30m²
 Sup. Built Total 129.30m²

Sup. Construida Vivienda 119.00m²
 Sup. Construida Porche 10.30m²
 Sup. Construida Total 129.30m²

SELENE



PERSONALISATION AND STYLE: A CAREFUL SELECTION OF FLOOR AND WALL COVERINGS

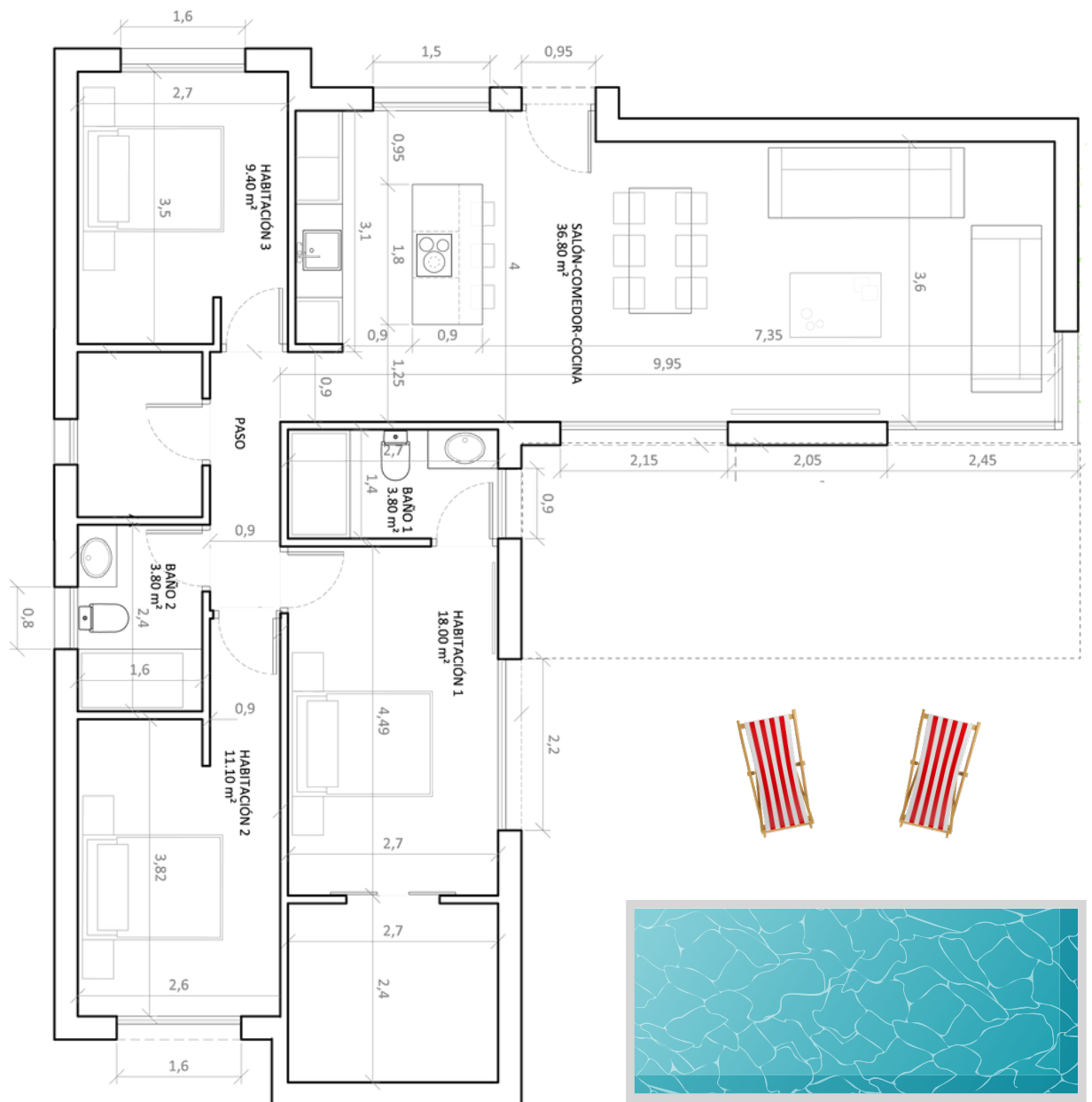
Every detail makes a difference in your home. That is why we offer our customers a wide selection of high quality porcelain floors, designed to bring beauty, resistance and easy maintenance to every space in the home.

In addition, in the bathrooms, we offer you a wide range of porcelain tiles for walls, with different designs, textures and colours, so that you can personalise these spaces to your taste, combining style, functionality and durability.

Each material has been selected according to the highest quality standards, ensuring sophisticated finishes that transform each room into a unique and exclusive place.



SEÑALES

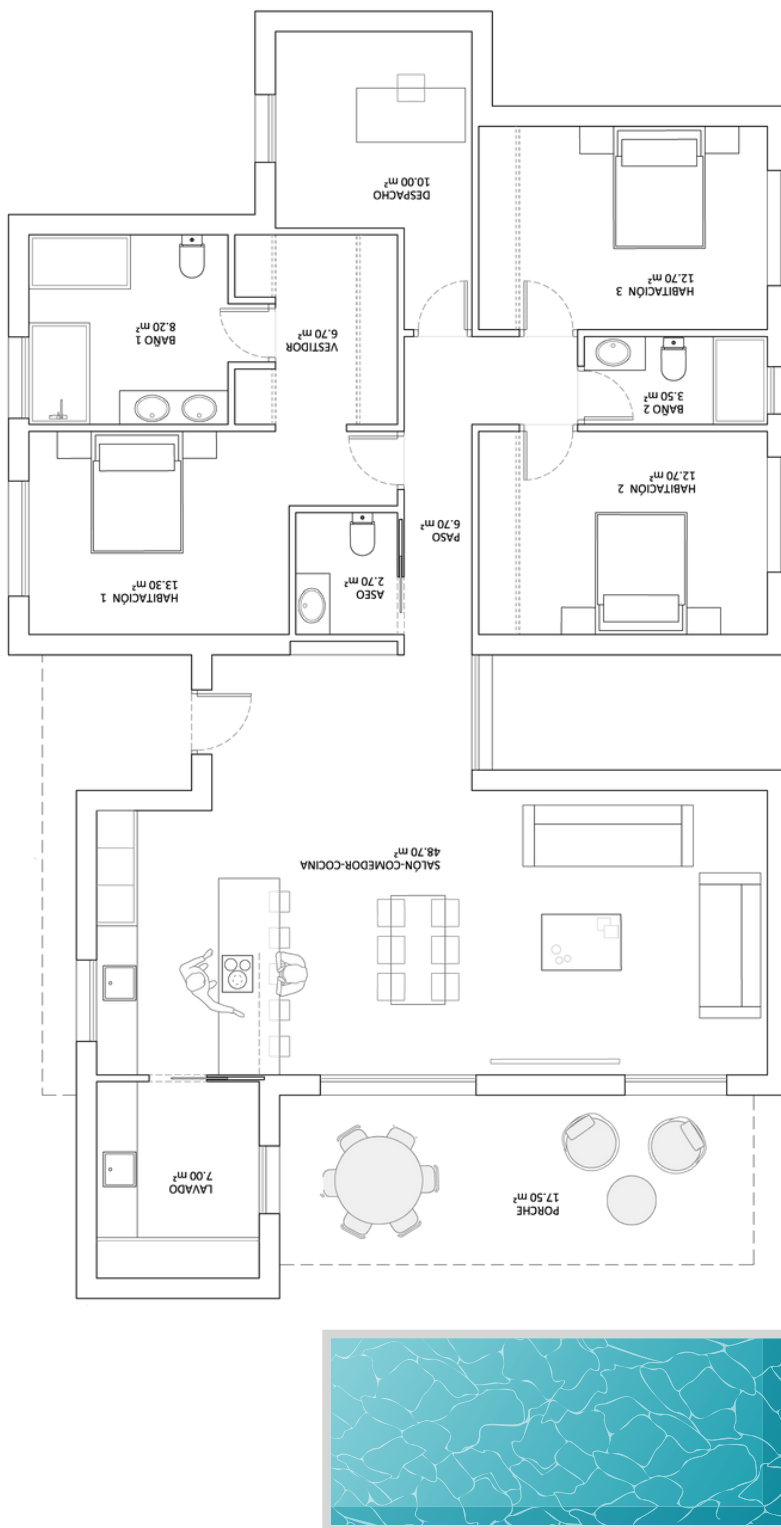


Sup. Built Housing	119.00m2
Sup. Built Porch	10.30m2
Sup. Built Total	129.30m2

Sup. Construida Vivienda	119.00m2
Sup. Construida Porche	10.30m2
Sup. Construida Total	129.30m2

ZEUS





Sup. Construida Total 180m²
Total Built Area 180m²

Quality Report



"QUALITY THAT IS BUILT FROM THE GROUND UP"

Interior paving of house and exterior porch with porcelain stoneware tiling to be chosen from the range of colours proposed by the builder.

Division of interior partition walls using perforated ceramic bricks with insulation in accordance with Technical Building Code regulations. The walls will be finished with plaster cladding, finished with smooth plastic paint.

Exterior cladding in white monolayer. Façade designed with air chamber, thermal and acoustic insulation, providing great energy savings to the house.

Exterior porch with highly resistant non-slip porcelain stoneware tiling.

The exterior areas of the plot will be delivered with a delicate layer of white gravel (in rustic plots with a perimeter of 500m2 of plot around the house).

Electrical installation according to Low Voltage Regulations and Telecommunications installation for TV/FM and telephony according to current regulations. Top quality electrical mechanisms in white.

Plumbing installation according to project based on current regulations.

**Furniture, wardrobes and appliances not included*

Security door with security lock, anti-bumping cylinder and anti-lever hinges in Blue Grey finish.

Exterior perimeter: At the front (entrance to the house) a one-metre high wall will be built with white monolayer cladding like the house, accompanied by laminated iron fencing (in rustic plots max 20 linear metres). Enclosure of the rest of the perimeter with simple twist mesh (in rustic plots max perimeter of 500m2 of plot around the house).

Set of **exterior carpentry** with thermal bridge break with high acoustic and thermal performance according to the Technical Building Code in Blue Grey colour.

Interior doors with white lacquered finish and matt stainless steel handles.

Plasterboard false ceilings throughout the house except in bathrooms where removable plaster will be installed for correct access for installation and maintenance of air-conditioning equipment.

DHW system: High efficiency system for DHW (Domestic Hot Water).

Plasterboard false ceilings throughout the house except in bathrooms where removable plaster will be installed for correct access for the installation and maintenance of air-conditioning equipment.

Pre-installation of air-conditioning: Installation of ducts and grilles necessary to ensure homogeneous distribution of air-conditioning. Necessary electrical and drainage connection points as well as the necessary wiring to connect the air conditioning equipment to the electrical network of the house.

Kitchen: Cooking area with porcelain stoneware tiling on vertical surfaces. Kitchen furniture according to modern design project with large capacity wall and base units. Top quality quartz worktop or similar and integrated sink

Bathrooms: High-performance mixer taps according to model proposed by the builder. White vitrified porcelain sanitary ware in contemporary design, model proposed by the builder. Shower: Large-format non-slip shower tray with high-performance taps with rain effect. Modern design bathroom furniture with ample storage space with ceramic washbasin and mirror according to the model proposed by the builder.