

Hoyo 19

LOS FLAMINGOS 



HOYO 19, LOS FLAMINGOS GOLF, MARBELLA COSTA DEL SOL

Property Global Investments

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PORTUGUESE CHAMBER
The Portuguese UK Business Network



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Hoyo 19, Los Flamingos Golf, Marbella

Hoyo 19 is a luxury, residential development set within the prestigious Los Flamingos Golf resort, one of the most desirable locations in the Costa del Sol. Comprising of 1, 2 and 3 bedroom apartments finished in a contemporary style, this development boasts great communal facilities which include numerous swimming pools, a 9 hole pitch and putt course, children's play area and a padel tennis court.

These large, spacious, luxurious apartments are orientated towards the south and south-west providing unrivalled views of Los Flamingos golf, Villa Padierna hotel, the Marbella coastline all the way down to Gibraltar and across to Africa on a clear day.



Investment Summary:

- ✓ Up to **50%** discount off developer's price
- ✓ Up to **100% mortgage*** (plus potential of associated buying costs**)
- ✓ Prices from **€238,000**
- ✓ **Best mortgage conditions in Spain**
- ✓ Mortgage payments from as low as **€595** a month
- ✓ Established rental location
- ✓ **8 minutes** to Puerto Banus
- ✓ **3 minutes** to the beach

* subject to status

** includes taxes, registration and notary fees. Legal fees are separate

About Us!

PGI are dedicated in sourcing and packaging the best investment opportunities to meet the individual requirements of the client, be it a second home, holiday home or a pure investment. We pride ourselves on our personal approach to our investors, ideally a face to face service as most of our clients know us personally or have had recommendations from other clients. In addition to our UK head office, we have an office based in Marbella Spain and sales offices in the Algarve. Our local expertise and contacts allow us to source the best opportunities for our clients. We negotiate directly with Banks and Developers enabling us to provide you with the best financing opportunities available – generally with high LTV mortgages and favourable rates.

All of our promotions are fully transparent with **NO hidden costs** and we only use and recommend the best legal representatives! Our contacts established over the last 25 years in the banking industry ensure that we are the first to hear of special opportunities and we have the trust and respect from senior administrators of numerous banks!



An award winning company, having been awarded “Best Overseas Agent 2010” by Overseas Property Professional - our sales team offer a first class service from start to finish; covering all areas from financial advice, mortgage arrangements, equity release, conveyancing, foreign exchange but overall ensuring that our clients are delivered the right product as efficiently as possible.

PGI is a member of the AIPP (Association of International Property Professionals) and also a member of the Portuguese Chamber of Commerce.



Now is the time to buy in the Costa del Sol and to take advantage of the best investment conditions in history, with the largest price reductions, the best mortgage rates with the euribor at an all time low and an ever increasing tourist market demonstrating that Marbella is a great all round investment and the number 1 destination in Spain!



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Investment Opportunity

Hoyo19 is a new residential development comprising of **138 luxury 1, 2 and 3 bedroom apartments** which come complete with brand new fitted kitchens and appliances, car parking space(s) and storage rooms. Built to a high specification, these spacious apartments are on average 125m² built and the 3 bedroom apartments are as large as 165m² with terraces of up to 182m² with unbelievable panoramic views of the sea, mountains, golf, Gibraltar and Africa. Large terraces predominantly all south / south west facing and the apartments are large, bright and airy, very modern and contemporary in design.

The resort is a well thought out private condominium, designed for contemporary living with peace and relaxation in mind. Be it a first home, a holiday home, a pure investment or a combination, purchasing in Hoyo19 is now a fantastic opportunity with up to **50%** discount off developer's original price in 2009 and the opportunity to take advantage of the best mortgage conditions in Europe!





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About Los Flamingos

Los Flamingos offers you a unique combination of location, environment and facilities for a superb quality of life. It is an unrivalled collection of highly desirable developments nestled within a secluded private valley, offering unrestricted views of the golf course, lake and the Mediterranean Sea stretching from Marbella all the way to Gibraltar.

The area offers you some of the best golf on the Costa del Sol, including 2 championship courses and a par 64 executive course with an American Golf Academy. It also boasts the five star Villa Padierna Hotel and spa which was recently voted number 1 new hotel in Europe and one of the 30 Leading Hotels of the World. Security and comfort are equally important, the whole development and each individual complex affords the benefits of private gated communities with onsite security guard service.

Los Flamingos Golf and Country Club is easily accessible to Puerto Banus, Marbella, Estepona, and is within 1 km from the beach. It is centrally located and close to all amenities, yet still offering peace and tranquillity in this much sought after location.

Villa Padierna Hotel

Villa Padierna Palace Hotel became the first hotel to receive the sixth star on the Costa del Sol.

Villa Padierna Palace Hotel, managed by Ritz Carlton, became the first hotel of Andalucía to get the sixth star by Seven Stars and Stripes, a worldwide organization that values the best hotels in the world and not by facilities but by the quality of service, staff and the customer experience on site. Villa Padierna Palace Hotel after several surprise inspections has passed the comprehensive assessment and was awarded this status in September 2012. This hotel is also famously known for accommodating Michelle Obama for her summer holiday in summer 2011, one of many high profile celebrities who make this their chosen location.





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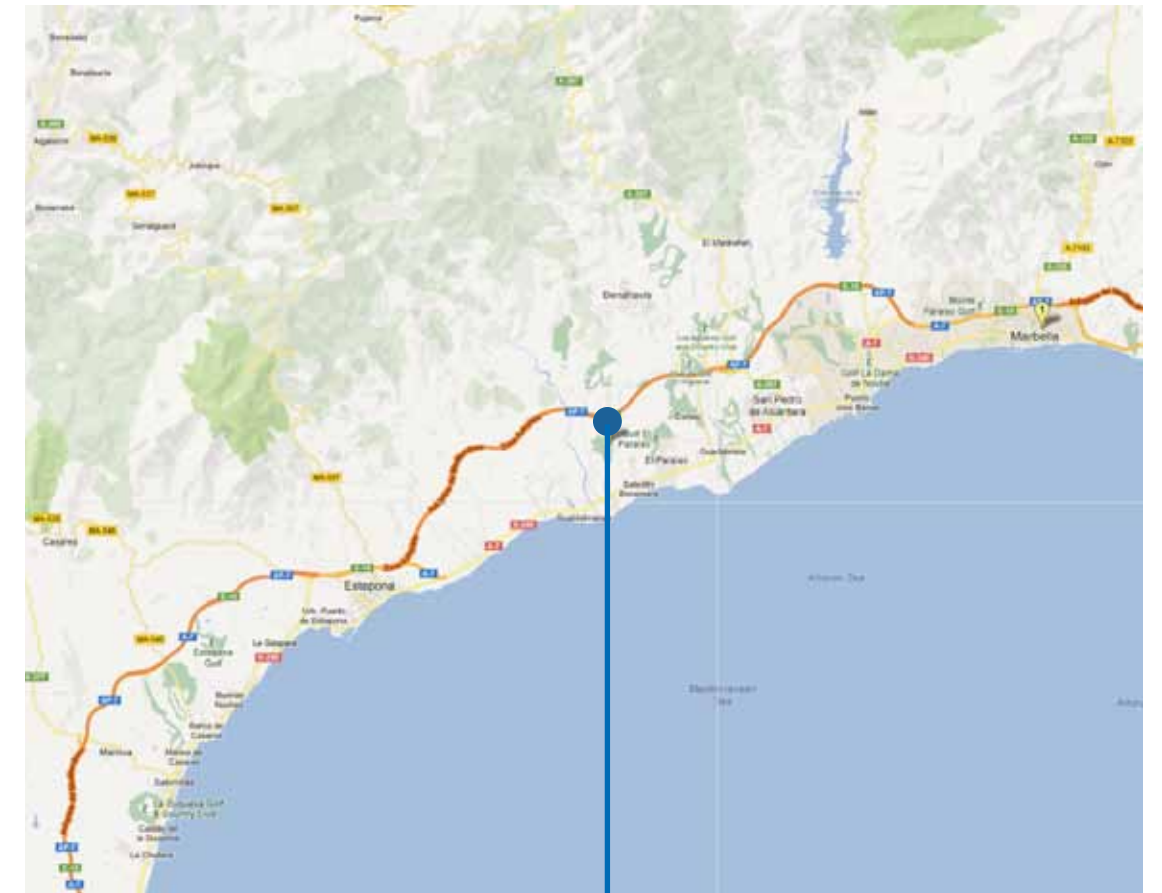
Location

- ✓ 8 minutes to Puerto Banus
- ✓ 13 minutes to Marbella centre
- ✓ 7 minutes to Estepona
- ✓ 45 minutes from Malaga airport
- ✓ 3 minutes to the beach

Local area Maps



Hoyo19, Los Flamingos



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The Apartments

- ✓ Fully fitted & equipped quality kitchen with high gloss finish
- ✓ Kitchen appliances
- ✓ Designer bathrooms
- ✓ Air conditioning and heating
- ✓ Video entry system
- ✓ Satellite TV and telephone points
- ✓ Double glazed windows and patio doors
- ✓ Private underground parking space(s) and storage room

Services

- ✓ 24 hour security
- ✓ Indoor pool and gym provision
- ✓ Swimming pools
- ✓ Padel tennis court
- ✓ Children's play area
- ✓ 9 hole pitch & putt golf course



CONTACT US for a free, no obligation mortgage decision in principle to see if you qualify for the best mortgage conditions in Spain. Our experienced mortgage consultants will assess your financial profile and advise you of your eligibility based on the information you provide. We trust you have found this brochure interesting and informative and you feel confident about talking with a member of our team to discuss any questions that you may have and to view further information, availability lists, prices, floor plans and anything else that you feel is relative. We are here to help and to ensure you are 100% happy with your experience of investing in this opportunity through PGI and our introducing partner agents!

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