

SPANISH CORNER 17

EL HERROJO, LA QUINTA



FASCINATING HACIENDA-INSPIRED ESTATE IN LA QUINTA

Spanish Corner 17 is part of a trio of stunning villas in the exclusive gated community of The Hills in La Quinta. Developed by Cogitari Homes, this remarkable property is reminiscent of traditional Spanish haciendas, sporting marvellous Mediterranean architecture.

Beds: 5 | **Baths:** 5+3 | **Plot:** 1.207m² | **Built:** 668m² | **Parking:** 3 cars | **Orientation:** S



This iconic villa effortlessly combines classical and modern sophistication, drawing influence from the timeless Spanish Haciendas. Spanish Corner 17 offers its occupants a captivating exterior, with generous terraces catering to chill out and alfresco dining areas and a stunning infinity pool. A sunken chill-out area and outdoor kitchenette with a BBQ adds a layer of convenience for entertaining guests.



The interior of Spanish Corner 17 is equally impressive. The standout feature on the ground floor is the uniquely designed kitchen, which effortlessly combines aesthetics with practicality. It boasts ample counter and cabinet space, along with an alluring marble kitchen island. The modern kitchen appliances ensure residents can make the most of this space.





The property's southern orientation offers residents panoramic views of the surrounding landscape, along with breathtaking sunrises and sunsets from all levels of the property. The Cogitari Homes designers have meticulously attended to the details. The interiors are adorned with top-quality furnishings and fixtures, crafting a stylish environment that sets a new standard for contemporary comfort. An open plan layout seamlessly connects the living spaces for added convenience.



Among the property's 5 beautiful bedrooms, the master bedroom takes centre stage. Its ceiling is decorated with sophisticated wooden beams, mirroring the triangular roof shape, which imparts a traditional touch inspired by the Spanish Hacienda design of the property. The room's appeal is further heightened by wooden elements that adorn the space. A magnificent closet adds to the sense of luxury, while the master bathroom serves as a serene retreat for relaxation.







Spanish Corner 17 offers an array of custom-designed amenities, including a fully equipped home gym, a tranquil SPA with a jacuzzi and sauna, a one-of-a-kind entertainment area and a custom poker room. These amenities not only make this property an ideal venue for hosting gatherings but also ensure that residents can enjoy leisure and entertainment within the confines of their own home.





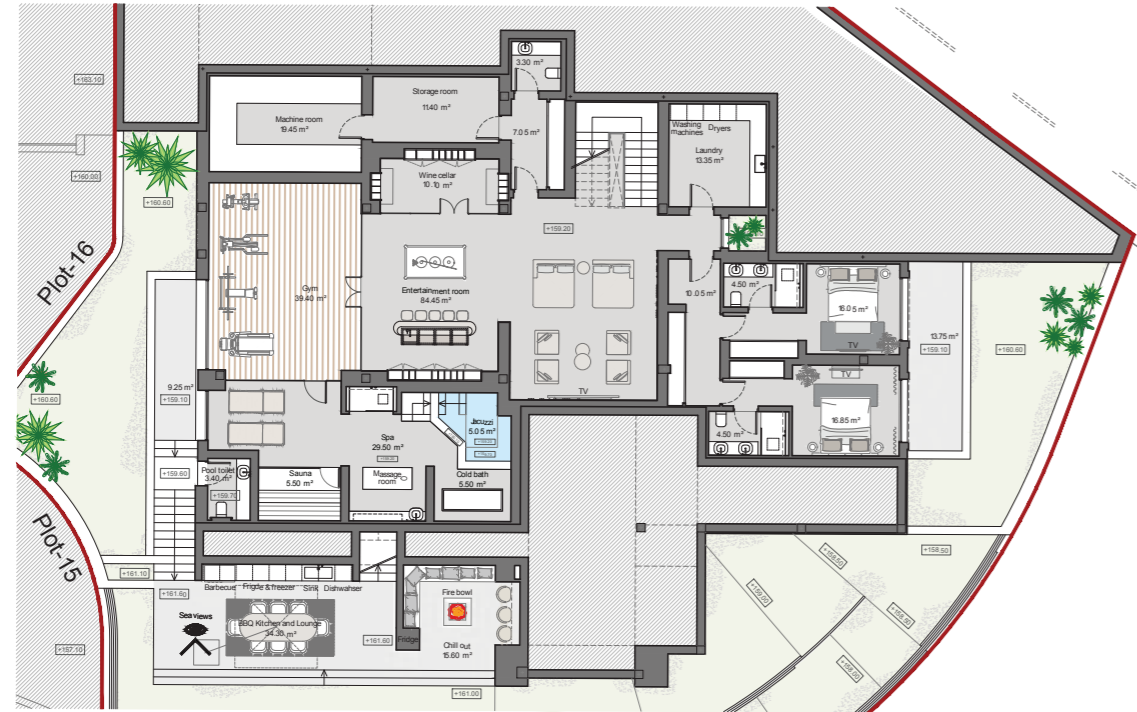






Spanish Corner 17 enjoys a coveted location within the gated community of The Hills in La Quinta. At the point where Marbella and Benahavis meet, La Quinta borders both the golf courses and residential areas of Nueva Andalucía, and the open countryside that stretches inland. It is a well-established suburb close to the town of San Pedro Alcántara and Benahavis, close to all amenities yet set within its own oasis of privacy and exclusivity.

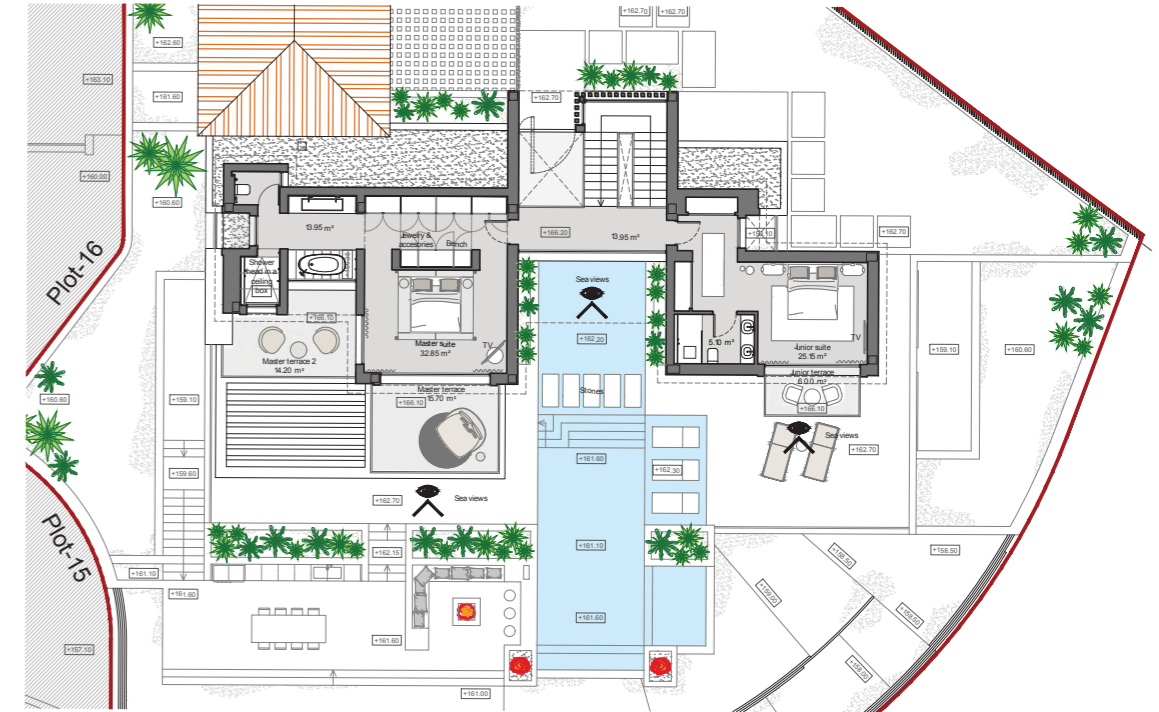
LOWER LEVEL



GROUND LEVEL



UPPER LEVEL



Beds: 5 | Baths: 5+3 | Plot: 1.207m² | Built: 668m² | Parking: 3 cars | Orientation: S

QUALITY SPECIFICATIONS

FOUNDATIONS AND STRUCTURES

- Concrete foundations and structure.

FAÇADE

- Exterior walls made of solid brick, interior walls made of water repellent plastering, thermal-acoustic insulation and plasterboard.

EXTERIOR RENDERING

- Filleted cement mortar rendering and paint finish, according to the design.
- Stone, synthetic wood, aluminum cladding, and tile cladding, according to the design.

INTERIOR RENDERING

- Double plaster board formed by two plates with thermal/acoustic insulation and water resistant in bathrooms and kitchen.

ROOFS

- Non-walk-on roof: waterproof inverted roof with double sheet, insulated with expanded polystyrene panels and finished with gravel quarry roof tiles.
- Walk-on terrace: waterproofed with double sheet, insulated with polystyrene and finished with large size 120x120 cm Marazzi anti-slip porcelain floor tiles on level -1 & level +1; 80x80 anti-slip porcelain tiles with wooden imitation porcelain tiles border in level 0.

VERTICAL WALL SURFACES

- Top quality smooth acrylic paint on plaster boards.
- Walls covered with porcelain tiles and/or marble in bathrooms, according to the design.
- Different models of wallpaper in guest toilet, master dressing room, living room and entertainment room, according to the design.

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CEILINGS

- Ceilings Made of plasterboards with special registers for air conditioning machines.
- Sloping ceilings made of painted plasterboards and wood beams.

FLOOR TILING

- Herringbone pattern wood floor on ground floor, level +1, and level -1.
- Large size 120x120 cm Marazzi anti-slip porcelain floor tiles on level -1 & level +1 terraces.
- 80x80 anti-slip porcelain tiles with wooden imitation porcelain tiles border on ground floor terrace.
- Large size rubber floor tiles in the Gym.
- Cobblestone in cars entrance and polished concrete in the indoor garage.

BATHROOM FITTINGS

- Wall mounted toilets with built-in tank and soundproofing by Villeroy & Boch. In the master bathroom:
- “Ombra di caravagio” stone washbasin with integrated sinks.
- Taps Hansgrohe Axor UNO and accessories in graphite finish.
- Textured wooden wall-mounted and push opening cabinets.
- Bathtub Toro Bath Java in white.
- Shower head integrated into the ceiling graphite finish.

In the guest toilet:

- “New ice jade” washbasin with integrated sink.
- Tap Hansgrohe Axor UNO in graphite finish.

In the rest of the bathrooms:

- Ceramic sinks Ago3 by Antonio Lupi with wooden wall-mounted cabinet in American Walnut and stone vanity top.
- Resin shower tray by Hidrobox and fixed glass partitions.
- Axor single handle chrome taps.
- Built-in chrome thermostatic shower kit taps by Treemme.

APPLIANCES IN KITCHEN

- Kitchen cupboards "GRI20-800Alto Versatis", in 19mm Grey Superpan board. "Zara Oak" doors in Mat Grey Champignon color.
- Black aluminium framed Glass doors on Tall, Top & Base glass units and the backpanels covered with Bronze mirrors.
- Plinths 100mm high made in the same material as doors.
- Blum Legrabox steel pandrawers & drawers, TipOn on ONE drawer on Island. Buster&Punch handles in Golden color, 260mm long.
- Worktop in Compac 20mm in polished Nebolous Gold, Splashback on wall in Box area, 2 Coversides onh Island 920x1200x20mm hidden joints with the worktop and the sink 800x400 made in the same polished Nebolous Gold.
- Table made in Compac Nebolous Gold 20mm with Champagne box made in the same polished Nebolous Gold.
- 2 Miele KFN7734F, Integrated combi fridge / 3 drawers freezer, F, 2 temp zones, 1 daily fresh drawer, DynaCool, NoFrost, SensorTouch. Total capacity 253L.
- 2 Miele H7262BP Obsw, Integrated multifunction ovens, A+, cap 76L, DirectSensor S, pyrolitic clean, Obsedian Black.
- 2 Miele H7240BM Obsw, Integrated compact ovens /microwave, DirectSensor S, Automatic and combined functions. Obsedian Black.
- 1 Miele KM2356-1, Gas hob with electronic functions, 5 burners, including 1 DualWok.
- 2 Miele G7165Scvi XXL, Integrated dishwashers, C, QuickPowerWash, AutoOpen.
- 1 Miele DAD4940 Telescopic worktop extractor, Obsidian Black, 93cm, 775m³/h
- 2 C.Oggi 571, Waste bins "Quadrifoglio", 2 buckets x 35L.
- 1 Shock Laios, High spout faucet in White/Gold color with pull-out hose , ref: 517120 WGO.

APPLIANCES IN LAUNDRY

- Laundry cupboards "GRI20-800Alto Versatis" made in 19mm White Fingerpull / 4 egdes doors in White mat color.
- BlumLegrabox steel pandrawers & drawers. Led stripes 2.700K 8W inside wall units.
- Worktops in "Silestone Gris Expo" edge 20mm. Plinths & Borders 100mm high. Polished hole for underbuilt sink.
- 2 Miele WEI865WPS, Free-standing front loaded washing-machines, A+++ -40%, 9Kg, 1.600r.p.m., TwinDos, PowerWash, CapDosing, WiFi Conn@ct, ChromeEdition.
- 2 Miele TEL785WP EcoSpeed & Steam, Free-standing heat-pump dryers A+++ , 9Kg, PerfectDry, FragranceDos, WiFi Conn@ct, Chrome Edition.
- 1 BlancoSubline 700-U, Underbuilt Silgranite PuraDur sink, Alumetalic color, ref: 523.444.
- 1 BlancoLinus S Vario, Chromed high sout faucet with pull-out hose, ref: 518.406.

INTERIOR JOINERY

- Interior doors made of high-pressure laminate boards.
- Closets with swing doors made of high-pressure laminate boards, internal divisions, and drawers.

EXTERIOR JOINERY

- Balcony with swing doors and fixed windows by ROMAN CLAVERO made of afrormosia wood with thermal break system.
- Exterior reinforced main swing door made of afrormosia wood and fixed panels by ROMAN CLAVERO.
- Double security glazing in exterior joinery.
- Metal exterior handrails with bars, according to the design.
- Garage and pedestrian door made of top-quality aluminum panel with automatic opening system.

ELECTRICITY AND TELECOMMUNICATIONS

- High voltage installation in accordance with R.E.B.T. standards with individual circuits.
- Top quality sockets and switches.
- Telephone sockets, terrestrial and satellite TV in living room, kitchen, and bedrooms.

HVAC, AIR CONDITIONING AND HEATING

- Air conditioning and underfloor heating: aerothermal system with high energy efficiency Altherma by Daikin.

SOLAR PHOTOVOLTAIC PANELS

- Photovoltaic panels for the conversion of thermal energy into electricity.

PLUMBING-SEWAGE

- Water distribution with reticulated polyethylene pipe and cut-off valves in every humid room and individual ones per device.

MECHANICAL VENTILATION

- Dual-Flow Mechanical Ventilation system with heat recovery.

GARDENS

- Mediterranean landscaping and gardening, according to the landscape project.

OUTDOOR LIGHTING

- Lighting in garden areas.

IRRIGATION

- Irrigation system in garden areas.

SWIMMING POOL

- Private pool with anti-slip ceramic mosaics, chlorine filtering system and lighting.
- Pool with pre-installation of heat pump.

APPLIANCES IN SPA

- Sauna finished in red cedar wood with walls and ceiling equipped with a layer of fireproof thermal insulation.
- Cold bathtub.
- Warm jacuzzi.



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