CUMBRE DEL SOL · BENITACHELL

Cumbre del Sol 36-L

Project in preparation

Indicative project visualisation. Non-contractual image.

Calm architecture.
A Mediterranean horizon.

01 · THE PROJECT

At a glance. All the essentials.

A proposed detached villa with five bedrooms, five bathrooms and two floors, opening towards the Mediterranean from a south-facing plot.

811 m² **PLOT**	225.98 m² **BUILT AREA**	5 **BEDROOMS**
5 **BATHROOMS**	41.94 m² **PLANNED POOL**	2 **RESIDENTIAL FLOORS**

GUIDE PRICE

2,350,000 €

Taxes excluded. Terms and availability to be confirmed.

Plot and areas according to the basic architectural project of January 2025. Construction has not started; permits, start and completion dates remain to be determined.

EXPLORE THE BROCHURE

Setting and architecture 03-04
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02 · LOCATION

Benitachell.
A Mediterranean setting.

Indicative visualisation of the project's views and surroundings. Non-contractual image.

THE LOCATION

The plot is in Cumbre del Sol, Benitachell, on the northern Costa Blanca. Its southerly orientation and the planned position of the principal rooms aim to make the most of the light and views towards the Mediterranean, Calpe and the Peñón de Ifach.

CONNECTED TO THE LANDSCAPE

A proposal for outdoor living on two levels: the pool terrace accompanies the living area, while upper terraces extend the bedrooms towards the landscape.

BENITACHELL · NORTHERN COSTA BLANCA

For location details and viewings, please contact CJM directly.

03 · ARCHITECTURE

Clean lines.
Spaces open to the horizon.

Indicative project visualisation. Non-contractual image.

VOLUME AND MATERIALS

White volumes, warm-toned stone and large glazed surfaces define the proposal. Covered terraces and a pergola add depth to the façades and provide sheltered outdoor spaces.

TWO FLOORS, ONE HOME

The ground floor combines the living area with three bedrooms. The upper floor includes two further bedrooms, bathrooms, a dressing room and terraces. The layout connects indoor life with the pool and landscape.

Architectural proposal based on the basic project. Materials and configuration are subject to technical development and confirmation.

04 · INTERIORS

Living, dining and cooking. A space to share.

Indicative project visualisation. Non-contractual image.

61.48 m²	3	SOUTH
LIVING · DINING · KITCHEN	GROUND-FLOOR BEDROOMS	PROJECT ORIENTATION

The living area is the heart of the home: a continuous space bringing together the kitchen, dining room and lounge. Glazing connects the interior with terraces, the pool and sea views.

05 · PRIVATE SPACES

Rest and privacy. Spaces for every moment.

Indicative project visualisation. Non-contractual image.

5 BEDROOMS · 5 BATHROOMS

Three bedrooms, each with an en-suite bathroom, are on the ground floor. The upper floor includes two bedrooms, two bathrooms, a dressing room and outdoor spaces connected to the pergola.

The visual proposal combines stone tones, wood and warm lighting. Furniture, decoration and finishes are subject to confirmation.

Bedroom and bathroom: indicative visualisations. Furniture and decoration shown are not automatically included in the sale.

06 · OUTDOOR LIVING

Terraces and pool.
The home extends outside.

Indicative project visualisation. Non-contractual image.

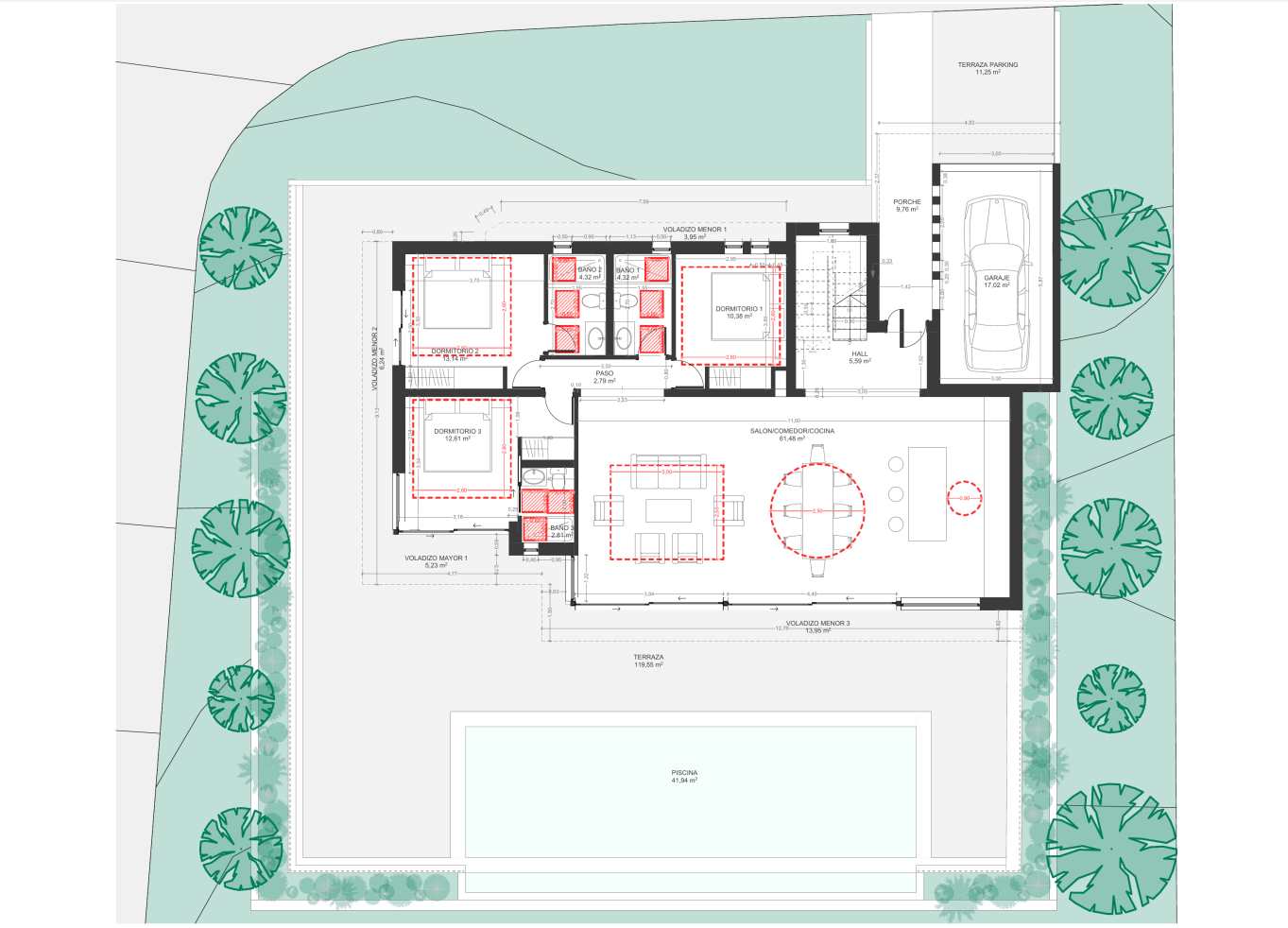
41.94 m²	119.55 m²	48.62 m²
PLANNED POOL	MAIN POOL TERRACE	PROPOSED PERGOLA

The main terrace and pool extend the living area towards the landscape. Covered terraces, upper terraces and the pergola create different outdoor spaces within the architectural proposal.

07 · FLOOR PLAN

Ground floor.
Living area and three suites.

A 61.48 m² living-dining-kitchen area, three bedrooms and three en-suite bathrooms, connected to the pool terrace.



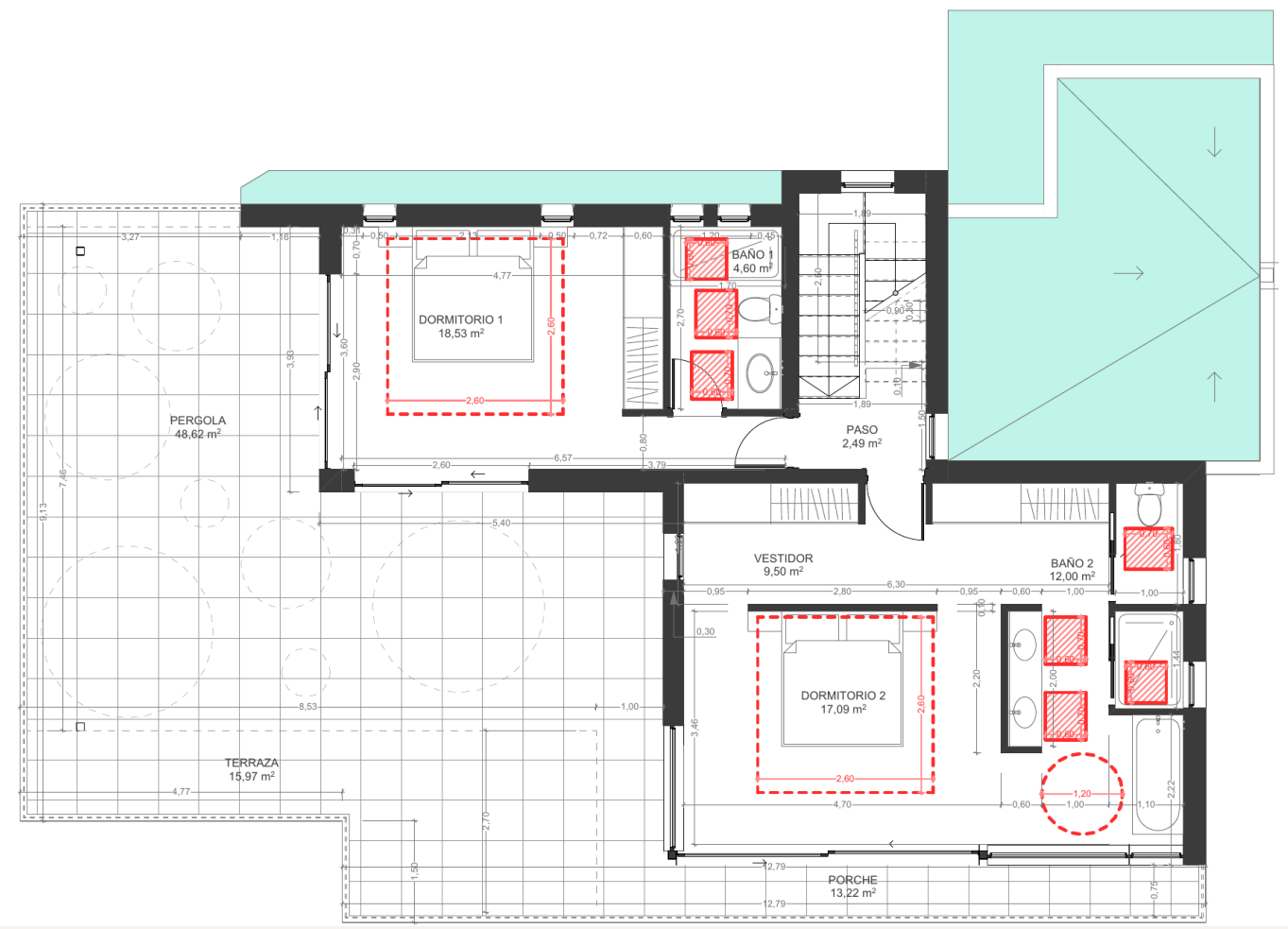
Extract from the original project plan, with Spanish labels. Not to scale for measurement.

145.47 m²	117.68 m²	3
BUILT AREA	USABLE FLOOR AREA	BEDROOMS ON THIS FLOOR

08 · FLOOR PLAN

Upper floor.
Two bedrooms open to the outdoors.

Two bedrooms, two bathrooms, a dressing room and outdoor terraces connected to the pergola.



Extract from the original project plan, with Spanish labels. Not to scale for measurement.

80.51 m²	64.21 m²	2
BUILT AREA	USABLE FLOOR AREA	BEDROOMS ON THIS FLOOR

09 · AREAS

The home in figures. Basic project data.

Built, usable and outdoor areas are shown separately. Outdoor areas are not automatically added to the home's floor area.

PLOT AND HOME

Calculated plot area	**811.00 m²**
Total built area of the home	**225.98 m²**
Ground-floor built area	**145.47 m²**
Upper-floor built area	**80.51 m²**
Ground-floor usable area	**117.68 m²**
Upper-floor usable area	**64.21 m²**

OUTDOOR SPACES

Pool	**41.94 m²**
Main pool terrace	**119.55 m²**
Pergola	**48.62 m²**
Total covered terraces	**42.81 m²**
Parking terrace	**11.25 m²**

Source: basic architectural project, January 2025. Figures are subject to final documentation and administrative confirmation.

10 · PROJECT STATUS

The current phase. What is defined and what remains.

Construction has not started

36-L is at a pre-construction stage. The available documentation describes an architectural proposal; there is no confirmed construction timetable yet.

01

Basic project available

Layout, plans and areas provide a basis for considering the property.

02

Permits to be confirmed

Permits and authorisations are pending. Please review the current administrative position with CJM.

03

Construction start pending

Construction has not started. This brochure does not specify a start date.

04

Completion timeframe to be defined

The timetable will be established once technical and administrative planning is confirmed.

Before reserving: confirm availability, administrative status, scope, price and terms in writing.

11 · CONSTRUCCIONES Y JARDINERÍA JOSÉ MUÑOZ

A local point of contact. An integrated approach.

CJM brings construction, swimming pools and landscaping together within one company. We work on new homes, renovations and outdoor spaces in Benitachell and the surrounding area.

Construction, homes and landscape.

A coordinated view of the home, its layout and its relationship with the terrain and outdoor spaces.

CONSTRUCTION

New builds and renovations: the home and its construction.

SWIMMING POOLS

The pool and its relationship with the terraces.

LANDSCAPING

Paths, planting and the integration of outdoor spaces.

YOUR NEXT STEPS

01 Request up-to-date information

02 Review the plans, scope and terms

03 Arrange a viewing or meeting with CJM

Final specifications, equipment and purchase conditions must be confirmed in the transaction documents.

12 · SALES INFORMATION

Make your decision with all the information.

GUIDE PRICE

2,350,000 €

Taxes excluded.

Price, availability and terms are subject to confirmation. Applicable taxes and costs will be detailed in the transaction documents.

What do the images show?

They visualise the proposed architecture and design. Furniture, decoration, landscaping, equipment and finishes shown must be confirmed and are not automatically included in the sale.

What is the expected timetable?

36-L is in preparation and construction has not started. Permits, the start date and completion remain to be determined.

How can I find out more about the property?

Request the latest documents and arrange a meeting with CJM to review the proposal, administrative status and sales terms.

REQUEST PROJECT INFORMATION

Indicative project visualisation. Non-contractual image.

Construcciones y Jardinería
JOSE MUÑOZ S.L.

Let's talk about your next home.

Cumbre del Sol 36-L

+34 965 74 00 42

cjmunoz@cjmunoz.com

cjmunoz.com

View the project online

OFFICE IN BENITACHELL

Carretera de Acceso Norte a Cumbre del Sol
Apartahotel Benitachell, Local 2 · 03726 Benitachell (Alicante)

Office hours: Monday to Friday, 10:00-13:00 and 15:00-19:00.

For information only; non-contractual. Images, plans, areas and finishes may change for technical or administrative reasons. The final transaction documents shall prevail.