



FINCAMOSSARA

NUEVO LIMONAR

A **CULMIA** concept



15 VIEWPOINTS

for choosing Finca Mossara

Finca Mossara is the new vision of Malaga - present and future.

A place coherent with your philosophy of life. An intelligent and sustainable life, where the urban environment comes together with nature in total respect and harmony.

A space full of life, exclusive and complete, that provides what you need.

A new vision of a modern Malaga, a blend of heritage and the future. A sustainable, urban, green Malaga. A new Malaga that is complete both functionally and vitally.

Finca Mossara is the place you choose to live with your family.





FINCAMOSSARA

Wanting to live in harmony



Enjoying a fulfilling life



Leading a balanced lifestyle



Exclusive
surroundings

01

Viewpoint

Superb location in
Malaga.

Connection to nature, natural spaces of maximum biodiversity, immersive natural experience.



Viewpoint

02 Urban nature





Viewpoint

03 Environmental sustainability

Responsible management of natural resources and ecological regeneration.



Active and healthy lifestyle,
well-being in a comfortable and
quality public environment.

Social sustainability **04** Viewpoint



2-km promenade with guaranteed accessibility.

Viewpoint

05

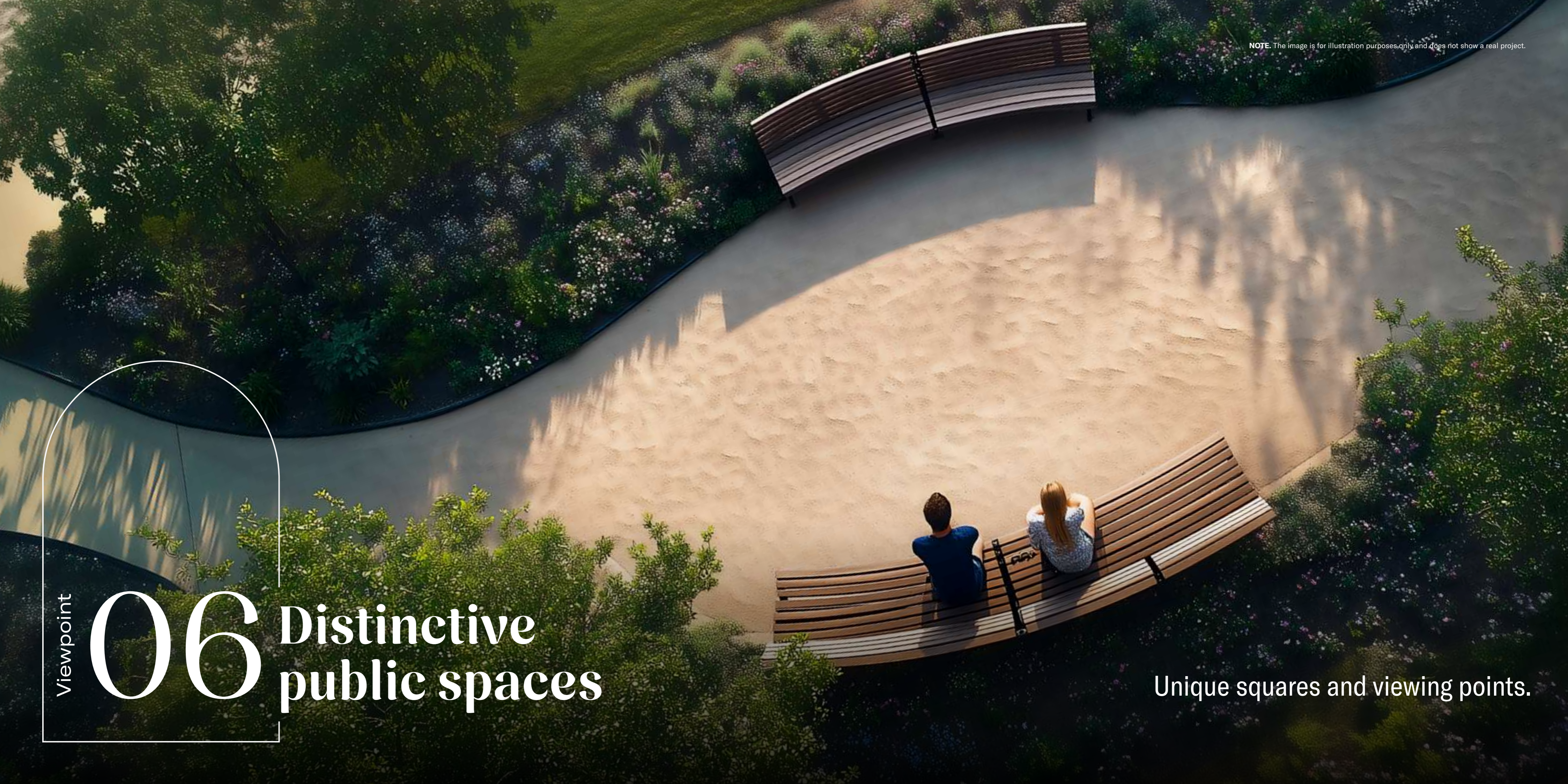
Nature trails

NOTE: The image is for illustration purposes only and does not show a real project.

Viewpoint

06 Distinctive public spaces

Unique squares and viewing points.



Viewpoint

07 Multi-generational spaces

Shopping area, entertainment and sports facilities.

NOTE. The image is for illustration purposes only and does not show a real project.



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Viewpoint

08 Children's play area

At one with nature.



Viewpoint

09 Innovation and technology

NOTE. The image is for illustration purposes only and does not show a real project.

Back to the Andalusian
essence with all five
senses.

Viewpoint

10 Back to our origins

Viewpoint

11

Visual wealth

Panoramic views of the city, the sea and the mountains.

A family of four is seen from behind, standing on a balcony with a decorative metal railing. They are looking out over a vast, panoramic landscape. The foreground shows lush green trees and a clear blue sky. The middle ground features rolling hills and a coastal town with buildings. The background shows the sea and distant mountains under a bright, sunny sky. The overall atmosphere is peaceful and scenic.

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NOTE: The image is for illustration purposes only and does not show a real project.

Viewpoint

12 Thinking of the citizen

Inclusive and accessible design.





Viewpoint

13

Microclimate

Reduction of the heat island effect.

Viewpoint

14 Responsible water management

Quality of life certifications.

Viewpoint

15 Active and healthy lifestyle



A FRESH LOOK AT YOUR LIFE



1 | Exclusive surroundings



2 | Urban nature



3 | Emotional sustainability



4 | Social sustainability



5 | Nature trails



6 | Distinctive public spaces



7 | Multi-generational spaces



8 | Children's play areas



9 | Innovation and technology



10 | Back to our origins



11 | Visual richness



12 | Thinking of the citizen



13 | Microclimate



14 | Responsible water management



15 | Active, healthy lifestyle

CULMIA, WHO WE ARE

We are a **leading residential real estate project management platform in Spain** with an innovative approach to integrated management that applies to all phases of housing development.

Our strategic plan has four main business lines: home sales (BTS), rental housing (BTR), affordable housing and land management in the most important urban developments in Spain.

Since 2013, **we have delivered more than 7,400 homes and over 115 developments**. We currently have a portfolio of 15,500 homes. 8,450 are under development in a total of 110 developments, of which 40 are under construction, amounting to 3,800 homes, and a further 50 developments, totalling 2,700 homes, are at the sale and marketing stage. The portfolio includes a land bank located in strategic areas for a total of 6,800 homes in a total of 135 developments.

In the build-to-rent segment, we are developing around 750 homes. In affordable housing, the awarding of lot 3 of the first phase of the Madrid Regional Government's VIVE Plan, comprising 12 developments and 1,763 homes that are currently being marketed; the sole lot in the se-

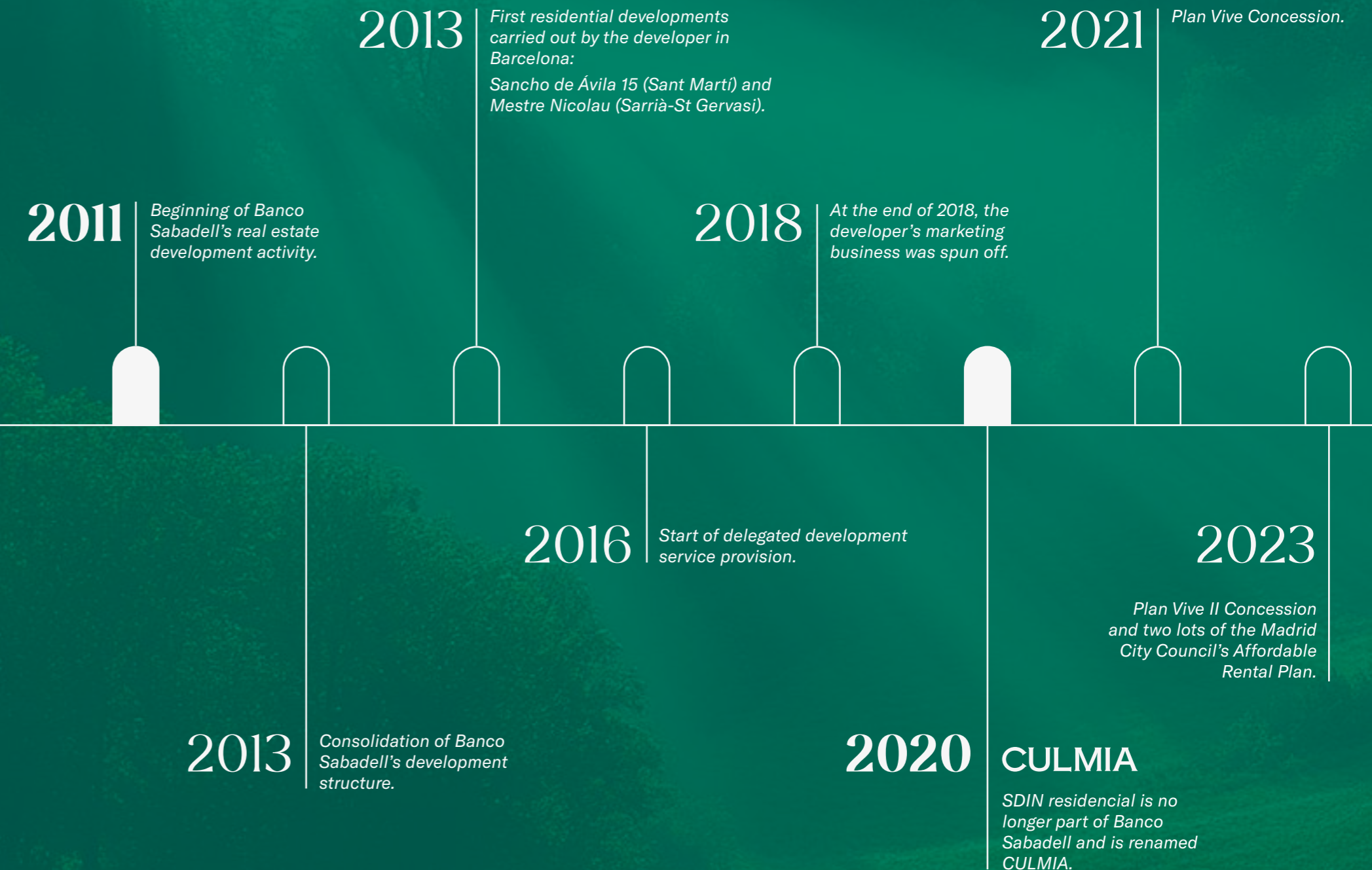
cond phase of the VIVE Plan, comprising 1,137 homes in 3 municipalities; and two lots of the Madrid City Council's Affordable Rental Plan, comprising 871 homes in 7 developments.

We have a solid, experienced team of almost **150 professionals** spread over 3 regional offices and 10 local offices throughout Spain. We develop residential solutions ready to meet our clients' evolving needs.

Culmia's value proposition is based on innovative management, with a special focus on sustainability in real estate - meeting the highest standards of energy efficiency and sustainability - and an integrated development capacity, from searching for available plots to the construction of flexible developments.

Destination, your home

WE HAVE A STORY TO TELL



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