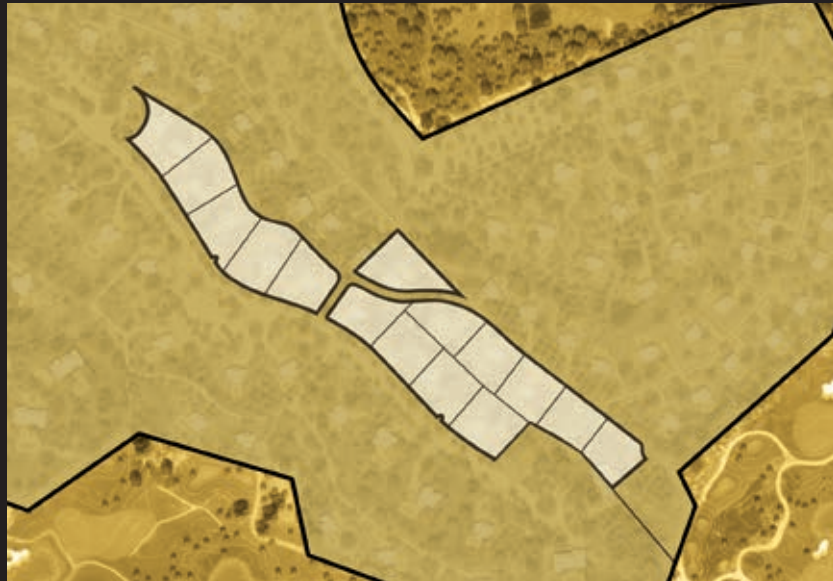




LAS COLINAS
Golf & Country Club



Adelfa Community (phase III)



Adelfa Community





Welcome to a world apart

Las Colinas Golf & Country Club is a 330-hectare exclusive residential community on the Spanish Mediterranean coast, with a low housing density and built around an 18-hole championship golf course.

Enjoying a privileged location near the coast, nestling in a valley surrounded by hills to the south of Alicante, it offers wide-ranging sports, leisure, accommodation and restaurant amenities, including, apart from the excellent golf course, a private Beach Club on the seafront.

Since its opening, in the summer of 2010, it has garnered a prestigious international reputation for the outstanding design of its properties, high quality standards of its services and amenities, conservation of the natural surroundings and its excellent golf course, ranked in the top 100 in continental Europe according to the British magazine Golf World and winner of "Spain's Best Golf Course" in the 2015 and 2016 World Golf Awards. Moreover, the Golf & Country Club won the accolade of "Best Golf Resort" in the 2014 International Hotel & Property Awards and "Spain's Leading Villa Resort" in the 2015 and 2016 World Travel Awards.

Located in a privileged spot in the south of Alicante, very close to the sea, and surrounded by natural parkland, Las Colinas Golf & Country Club stands out for its privacy, natural beauty, exceptional climate, extremely good connections and conservation of the natural surroundings.

It is an eco-friendly development. Its homes, amenities, infrastructures and the golf course itself all blend perfectly into the landscape.

Gmp, the real estate group that owns Las Colinas Golf & Country Club, focuses on long-term, high quality, sustainable development. Hence, out of the nearly 6,000 homes that could be built under the Local Town Planning Plan, it plans to build about 1,600; fewer than 5 per hectare.

After the commercial success of the first and second phases of the Adelfa Community, Las Colinas Golf & Country Club is launching a third sales phase for bespoke detached villas. This outstanding development is located on an island surrounded by golf, with magnificent views of the coast and over one of the top-ranked golf courses in Europe.

A world apart for experiencing nature



Maximum privacy and security: A 330-hectare valley, framed by hills that form a natural barrier and ensure the development is secluded. A single two-way access road, with 24 h security service.

Unique sense of arrival: Provided by a single entrance to Las Colinas through a gorge that opens out into a hidden valley along which the golf course runs. The gorge is the feature that preserves the intimacy, tranquillity and natural beauty of Las Colinas.

Las Colinas Golf & Country Club is surrounded by a Nature Reserve comprising more than 10,000 hectares of protected land, which restricts any further residential development.



Mediterranean vegetation: More than 200,000 sq metres of natural space within the development. Mediterranean vegetation has been preserved with trees and indigenous species used in gardens and landscaping throughout the complex.

A binding Environmental Protection Measures Plan: This includes a rigorous Sustainable Development and Environmental Protection Plan drawn up by Valencia Polytechnic University. Among other measures, this plan stipulates low levels of noise and light pollution, as well as the use of wooded areas and native plant species in the landscape gardening for the residential community, common and private areas.





Data on climate: Temperature & Rainfall

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Ave Temp °C (°F)	11.5 (52.7)	12.4 (54.3)	13.7 (56.7)	15.5 (59.9)	18.5 (65.2)	22.2 (71.9)	24.9 (76.9)	25.5 (77.9)	23.1 (73.6)	19.1 (66.3)	15.2 (59.4)	12.5 (54.4)
Ave Max Temp °C (°F)	16.8 (62.2)	17.8 (64.0)	19.2 (66.6)	20.9 (69.6)	23.6 (74.5)	27.2 (81.0)	30.1 (86.2)	30.6 (87.1)	28.4 (87.1)	24.4 (75.9)	20.4 (68.7)	17.6 (63.7)
Ave Min Temp °C (°F)	6.2 (43.2)	7.0 (44.6)	8.2 (46.8)	10.1 (50.2)	13.3 (55.9)	17.1 (62.8)	19.7 (67.5)	20.4 (68.7)	17.8 (64.0)	13.7 (56.7)	10.0 (50.0)	7.3 (45.1)
Ave Rain days	4	3	4	4	4	2	1	1	3	4	4	4
Ave Sunlight hours	239	258	309	373	376	383	394	367	316	281	231	225

A world apart in terms of access and communications

Las Colinas Golf & Country Club is located in the south of the province of Alicante, only 4.5 km from the Mediterranean coast. There are over 20 golf courses less than half an hour away from the complex and a large number of marinas. It is extremely well connected by air, road and train.



Getting there



By air: Close to 2 international airports.

- Alicante Airport 50 minutes away.
- San Javier Airport 20 minutes away.



By road: Highway connection with Alicante, Murcia, Madrid and Barcelona.

- Alicante 74 km away.
- Murcia 63 km away.
- Madrid 400 km away.
- Barcelona 600 km away.



By train:
High speed train (AVE).

- Alicante station 74 km away.
- Elche station 45 km away at future date.

Talgo/Altaria train:

- Balsicas station 30 km away.



A world apart for playing golf

Awards and recognition:

- N° 5 - Top 20 world's most exciting new courses.
UK's leading publication GolfWorld magazine. Ranking January 2011.
- Top 100 European courses.
YourGolfTravel, one of Europe's largest tour operators. 2011.
- "2011 Facility Newcomer of the Year". Troon Golf. March 2012.
- Top 10 Spanish Mediterranean courses.
Leading Spanish newspaper ABC. Ranking November 2012.
- "Best Facility for the EMEA Region 2012". Troon Golf. June 2013.
- "Best Golf Resort 2014" · International Hotel & Property Awards.
Design et al. June 2014.
- N° 78-Top 100 Golf Courses in Continental Europe.
UK's leading publication GolfWorld magazine. Ranking October 2015.
- "Spain's Leading Villa Resort". World Travel Awards. September 2015 and 2016.
- "Spain's Best Golf Course". World Golf Awards. November 2015 and 2016.
- N° 58- Top 100 European Golf Resorts. UK's leading publication GolfWorld magazine. Ranking September 2016.
- Selected by the European Tour to host the second stage of the Qualifying School.
2011 to 2017.



Spain's
Best Golf Course



Spain's Leading Villa
Resort



Spain's
Best Golf Course



Spain's Leading Villa
Resort



Qualifying School Venue

The golf course

- 18-hole championship golf course.
- Par 71 with Par 3, Par 4 and Par 5 fairways.
- Scored 4,6 out of 5. 2016 customer satisfaction surveys.
- It extends across a valley between hills, adapts to the unusual lie of the land and blends naturally into the landscape.
- The width of its fairways, the design of its extensive undulating greens, and the numerous tees at each hole give it great versatility and mean that it is suitable for professional competitions, while also offering any player a pleasant, enjoyable and affordable game.
- Golf course architect: Cabell B. Robinson.
 - Member of the American Society of Golf Course Architects (ASGCA).
 - Other golf courses designed by Cabell Robinson: La Reserva de Sotogrande, Finca Cortesín on the Costa del Sol, Praia d'El Rey in Portugal, Royal Golf d'Evian in France...
- Managed by Troon Golf, the world's largest golf management, development and marketing company.
 - More than 250 golf courses in its portfolio across 30 countries.
 - 53 Troon facilities enjoy a Top 100 ranking by national or international publications.
 - Among its best known courses are Trump Turnberry (Scotland), Abu Dhabi Golf Club (UAE), The Grove (England) and Troon North Golf Club (Arizona).





A world apart for pleasure



18-hole championship golf course.



Golf Academy.



Las Colinas Beach Club on the sea front.



Tennis and paddle Academy.



Golf shop.



Nature trail through Mediterranean woodland.

A world apart for pleasure



Gymnasium.



UNiK CAFÉ restaurant.



enso sushibar restaurant.



Internacional School of Falconry Las Colinas.



Sailing and fishing charter.



Diving.

A world apart for pleasure



Hot air balloon rides.



Kids' club programme.



Accommodation offer: Las Colinas Residences.



Events & celebrations.



L'Orangerie Conference Center.



Mini Market.



LAS COLINAS
Golf & Country Club

A world apart for living: Adelfa Community (phase III)





The landscaping, gardens and most of the buildings and constructions shown in this image, including geographical location, are in a preliminary phase of definition and, as such, are for reference only, lacking any binding contractual content and, therefore, may be subject to change.



A world apart for living: Adelfa Community (phase III)

PLOTS PHASE III	SURFACE sq. metres	BUILDABLE AREA sq. metres
33-1	1,533.97	275
33-2	1,529.50	270
33-3	1,531.14	270
33-4	1,584.89	290
33-5	1,458.35	290
33-6	1,308.70	270
33-7	1,317.84	230
33-8	1,416.10	280
33-9	1,482.20	280
33-10	1,536.42	240
33-16	1,190.06	225
33-17	1,258.54	220
33-18	1,279.97	220
33-19	1,164.49	220
33-20	1,163.79	220



33-1

33-2

33-3

33-4

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33-17

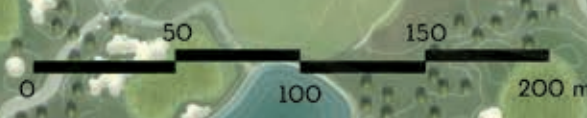
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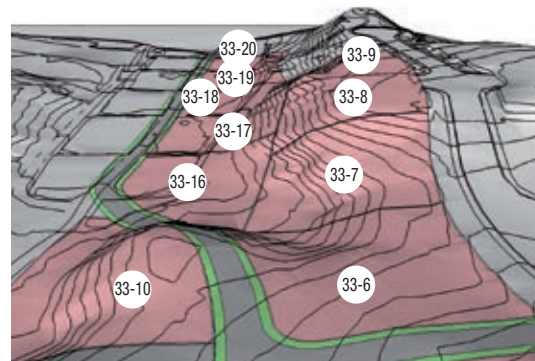
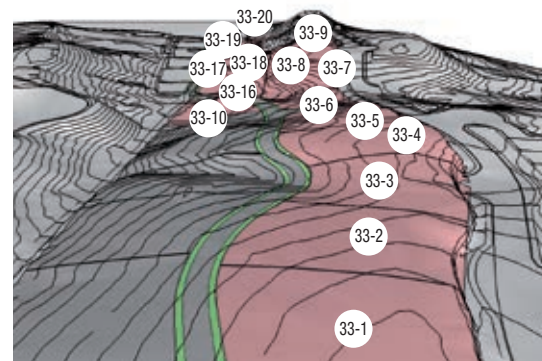
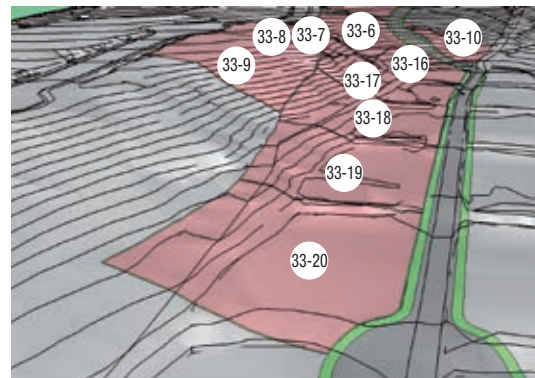
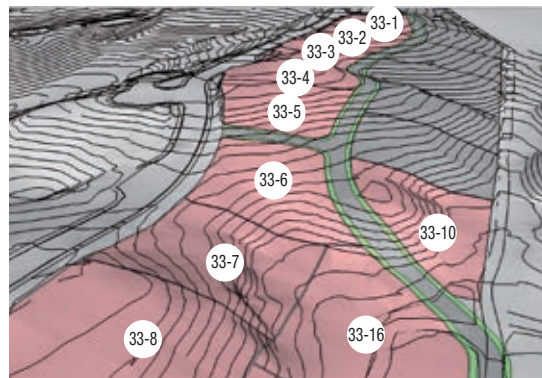
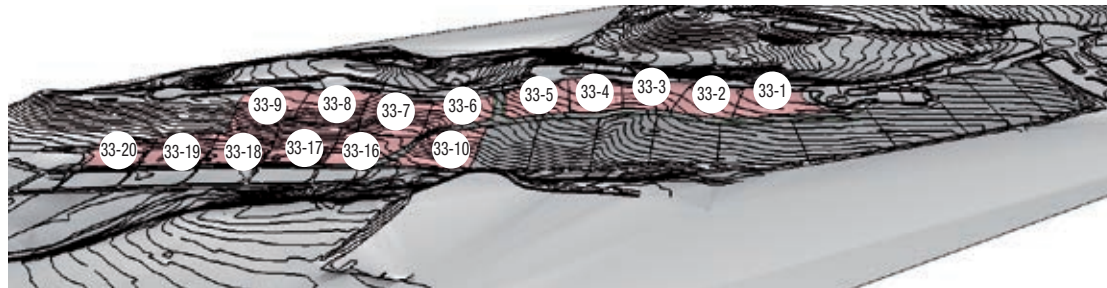




A world apart for living: Adelfa Community (phase III)



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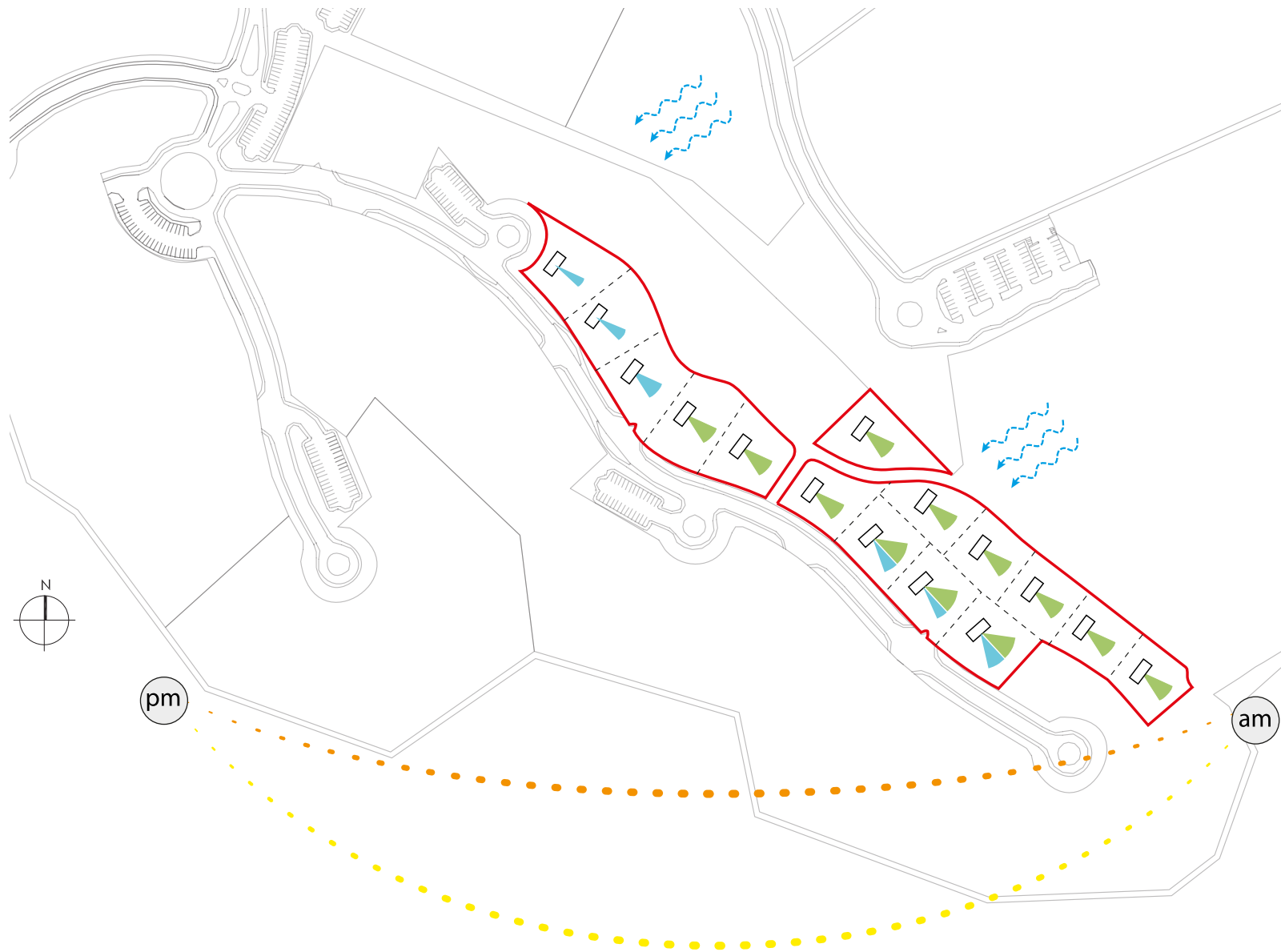







Las Colinas Golf & Country Club is offering a selection of 15 plots for sale to build bespoke detached villas in Phase 3 of the Adelfa Community. The plots range in size from 1,163 to 1,584 square metres, which means that villas can be between 220 and 290 square metres. The Adelfa Community is in a privileged location, right at the heart of the Golf & Country Club, surrounded by golf and with spectacular views.

Las Colinas has set down the procedures that owners of the plots must observe closely during the villa building process in order to ensure that the design blends appropriately into the surroundings and complies with the highest quality standards(*).

(*): detailed information about the building process for buyers of the plots is available upon request from our sales staff.

A world apart for living: Adelfa Community (phase III)



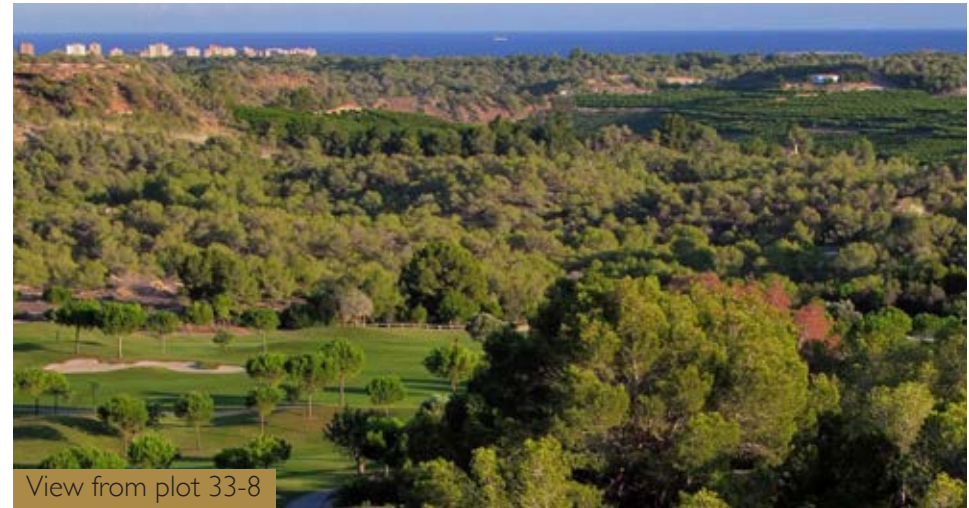
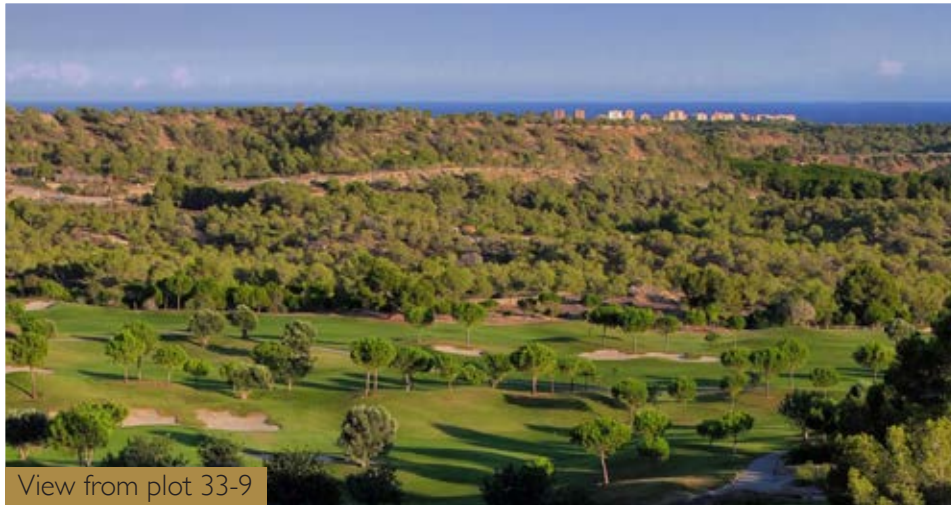
-  Views from the villa towards the sea.
-  Golf views from the villa.
-  Summer Sun Path.
-  Winter Sun Path.
-  Prevailing Wind

The location, orientation and views of each home serve purely as a guide, have no contractual value and are subject to the definitive design.



A world apart for living: Adelfa Community (phase III)

We have selected some of the best views from the plots of land for phase III of the Adelfa Community.





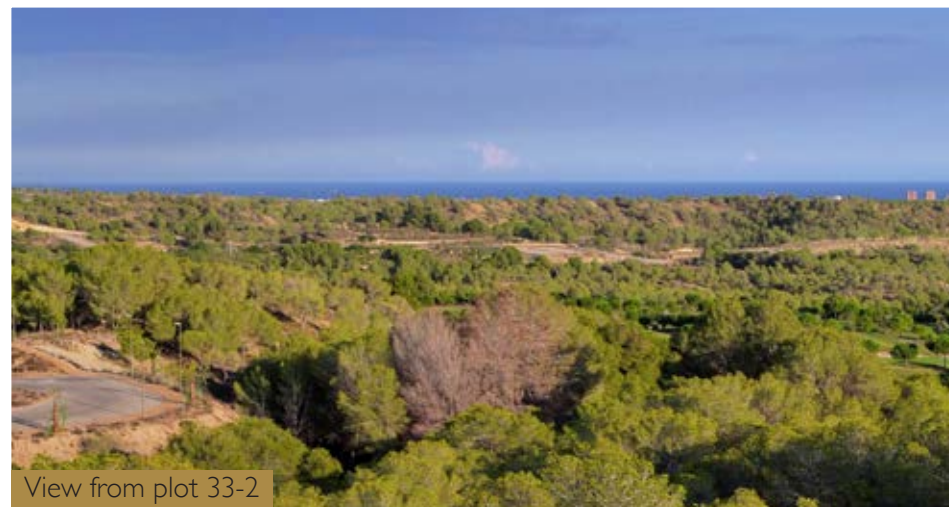
A world apart for living: Adelfa Community (phase III)



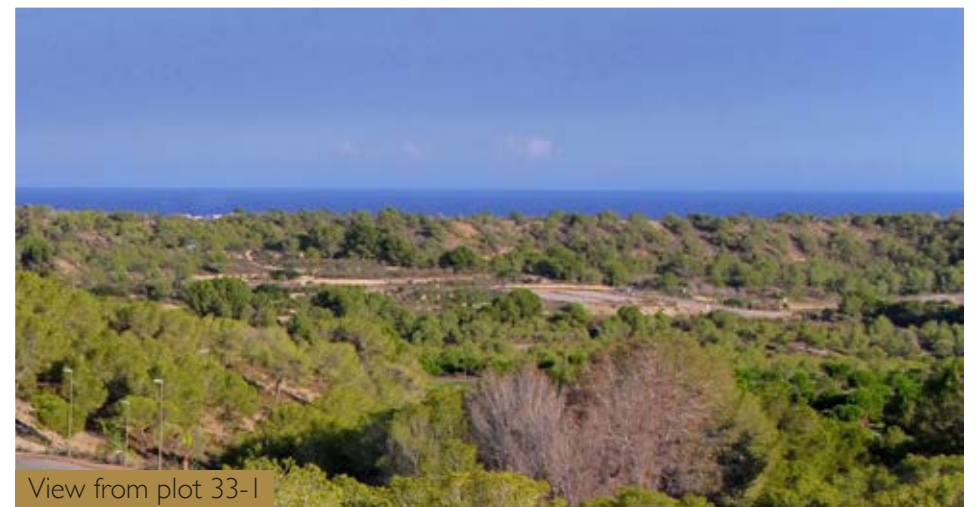
View from plot 33-4



View from plot 33-3



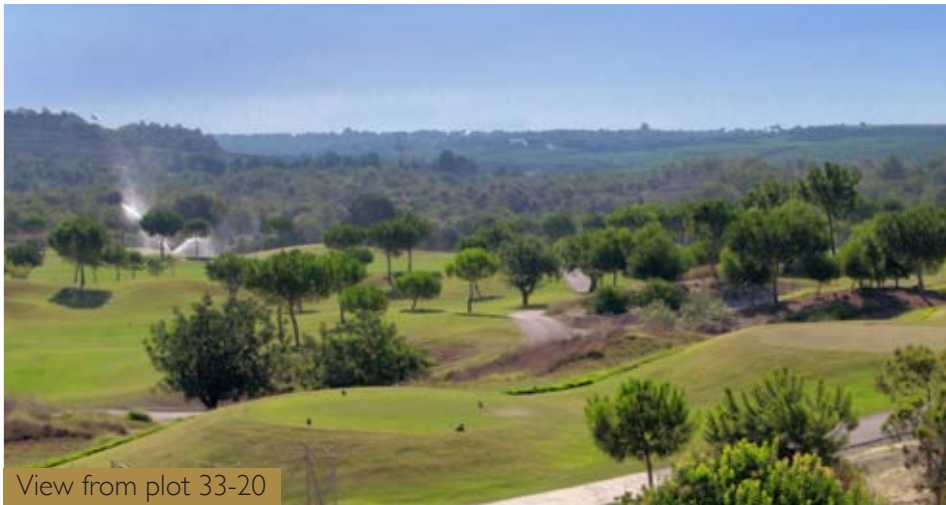
View from plot 33-2



View from plot 33-1



A world apart for living: Adelfa Community (phase III)



View from plot 33-20



View from plot 33-19



View from plot 33-18



View from plot 33-16

A world apart for your investment: Gmp group

- www.grupogmp.com
- Las Colinas Golf & Country Club has the backing of Gmp.
- Founded in 1979, Gmp is one of the leading property-owning real estate groups in Spain focused on the development and management of office and business parks in Madrid.
- The Gmp group currently owns more than 490,000 square metres of office space and 77,731 square metres of buildable land for the new projects.
- It was the first Spanish property-owning group to obtain the triple certification from AENOR in 2009 for Quality, Environment and Health and Safety at Work for the business of acquisition, lease and management of maintenance, refurbishment and conservation of assets. In 2015 Gmp has renewed these certificates up to 2018 and is still the only Spanish propertyowning company to have been awarded this triple certification.
- GIC Group, the sovereign wealth fund of Singapore Government, is part of the Company shareholders with a 32,9% share.



■ Main buildings and tenants in Madrid:

- Alcalá 16 Building: Madrid Regional Government.
- Castellana 81: BBVA.
- Condesa de Venadito 1: El Economista, FeuVert, Just Eat and 20 Minutos headquarters.
- Eloy Gonzalo 10: Havas Group headquarters.
- Génova 27 Building: ING headquarters.
- Goya 14: High National Court of Spain.
- Hermosilla 3 Building: Garrigues headquarters.
- Iberia Mart I y II Business Complex: several tenants, including Altia Consultores, FECYT, Fox, Lego, Mantequerías Arias...
- Luchana 23 Building: Gmp headquarters.
- Parque Norte Business Center: Astrazeneca, EDP Renovaveis, Lenovo, Novartis, Thales and Vestas headquarters.
- Titán 4: ADIF headquarters.









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aworldapart.es



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