



JANSEN & BROUWER
PROPERTY CAPITAL

APARTMENT

The Place By Alcazaba

4 bedrooms, 173 m² · Casares

ASKING PRICE

€1,515,000

4

bedrooms

4

bathrooms

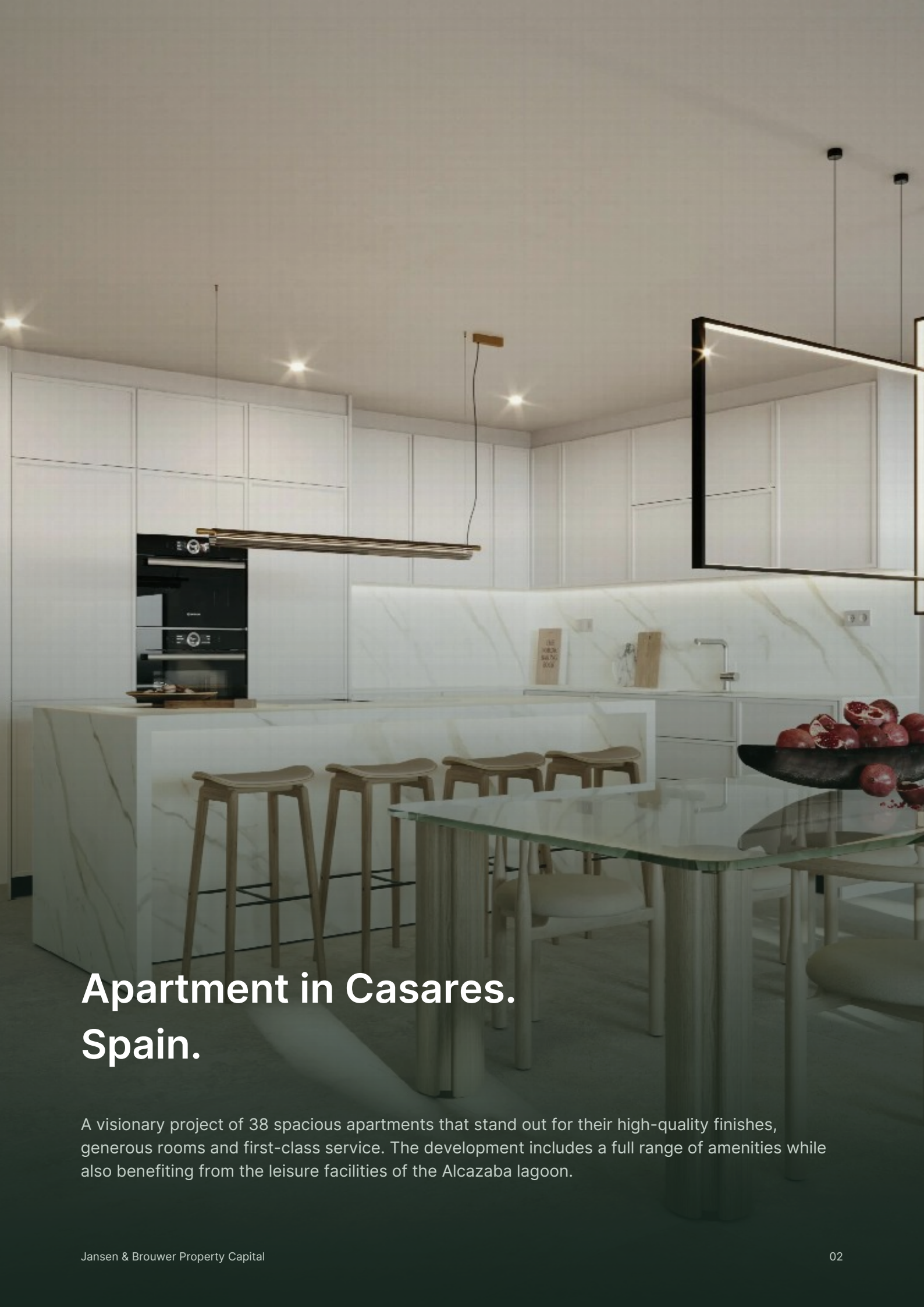
173 m²

living area

37 m²

terrace

jbpropertycapital.com



Apartment in Casares. Spain.

A visionary project of 38 spacious apartments that stand out for their high-quality finishes, generous rooms and first-class service. The development includes a full range of amenities while also benefiting from the leisure facilities of the Alcazaba lagoon.

The Place By Alcazaba

Casares

A visionary project of 38 spacious apartments that stand out for their high-quality finishes, generous rooms and first-class service. The development includes a full range of amenities while also benefiting from the leisure facilities of the Alcazaba lagoon.

Property type	Apartment
Bedrooms	4
Bathrooms	4
Living area	173 m²
Terrace	37 m²
Completion	New build
Asking price	€1,515,000
Reference	AL5-2322



You choose. We arrange the rest.

From the first selection to the keys and the years after, all in one place. You do not need to live in Spain for it.

Selection

We filter the market by goal, budget and use, and we know the developments and the agents behind them.

Viewings

A trip along a short list, with planning, transport and someone who really knows the area.

Legal and tax

Spanish lawyer, notary, NIE number and checks on charges, permits and easements.

Financing

A Spanish mortgage or financing from the Netherlands, with purchase costs included.

Transfer

From offer to keys: reservation contract, deed, notary and registration in your name.

After the keys

Utilities, insurance, tax returns and, if you wish, rental and maintenance.



03 · FEATURES

What this property offers

- Sauna
- Open terrace
- Spa
- Close to mountains
- Solarium
- Pool
- Garage
- Garden



04 · THE AREA

What you will find around Casares

Casares is the white village that appears on every Costa del Sol postcard: houses climbing the rock beneath a Moorish castle. The municipality reaches down to the sea, where Casares Costa has quiet beaches. A colony of griffon vultures nests in the Sierra Crestellina above.

White village

at 435 metres beneath a Moorish castle

Finca Cortesín

golf course that hosted the 2023 Solheim Cup

Casares Costa

quiet beaches on its own coastline

Sierra Crestellina

nature reserve with griffon vultures

20 min

to the centre of Estepona

35 min

to Gibraltar airport

What the purchase costs beyond the price

The tax rates are those of Andalusia. Notary and land registry follow the official fee scale (arancel); legal support and the other costs are estimates.

VAT (IVA 10%)	€151,500
Stamp duty (AJD 1.2%)	€18,180
Notary (official fees plus VAT)	€1,208
Land registry (official fees plus VAT)	€667
Legal support (1% plus VAT)	€18,332
Administrative agency (gestoría) and other costs (estimate)	€500
Total purchase costs	€190,387

€1,705,387

TOTAL INVESTMENT

€190,387

PURCHASE COSTS

12.6%

OF THE PURCHASE PRICE

Example calculation at the stated asking price, without a mortgage. Tax rates as of September 2026. Notary and land registry follow the official fee scale (arancel) plus VAT; legal support and other costs are estimates. Reduced rates for a first or main home are not included, and the Spanish tax authority may apply its own reference value. No rights can be derived from this calculation.





Gallery



We guide your purchase, from first viewing to the keys.

Would you like to view this property or first see the full documentation? Please get in touch. We will send the floor plans, the specification and the availability, and arrange a viewing if you wish.

€1,515,000

asking price

4

bedrooms

173 m²

living area

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