

ALONDRA 7

BMJ Projects & Investments

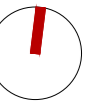


THE ENVIRONMENT

A peaceful enclave surrounded by nature



A peaceful enclave surrounded by nature



Urbanización
Las Alondras

SITE

Project implantation on the plot

The house is located in the Las Alondras Urbanization, in Benalup-Casas Viejas, next to the golf course. A quiet residential setting surrounded by nature, with wide views and great privacy.

The plot has an area of 1,640 m² and an irregular morphology, with a natural slope of approximately 5 meters between its lowest and highest points. The land features very characteristic native vegetation, especially wild olive trees, which contribute to an authentic Mediterranean landscape well integrated into the surroundings.

The house adapts organically to the topography, placing the main volume in the highest area of the plot, away from the access road and bordering a green open space. From this privileged position, the architecture opens toward the south, enhancing natural light and views of the surroundings.

The guest area is strategically rotated in relation to the main zone and oriented toward the west to ensure greater privacy between both areas, while also incorporating its own south-facing courtyard that maintains independence without sacrificing natural light.

Both areas are connected through a shared meeting space—a higher ceiling hall that acts as a link and internal lookout, visually connecting the home with the nature around it.



Site plan



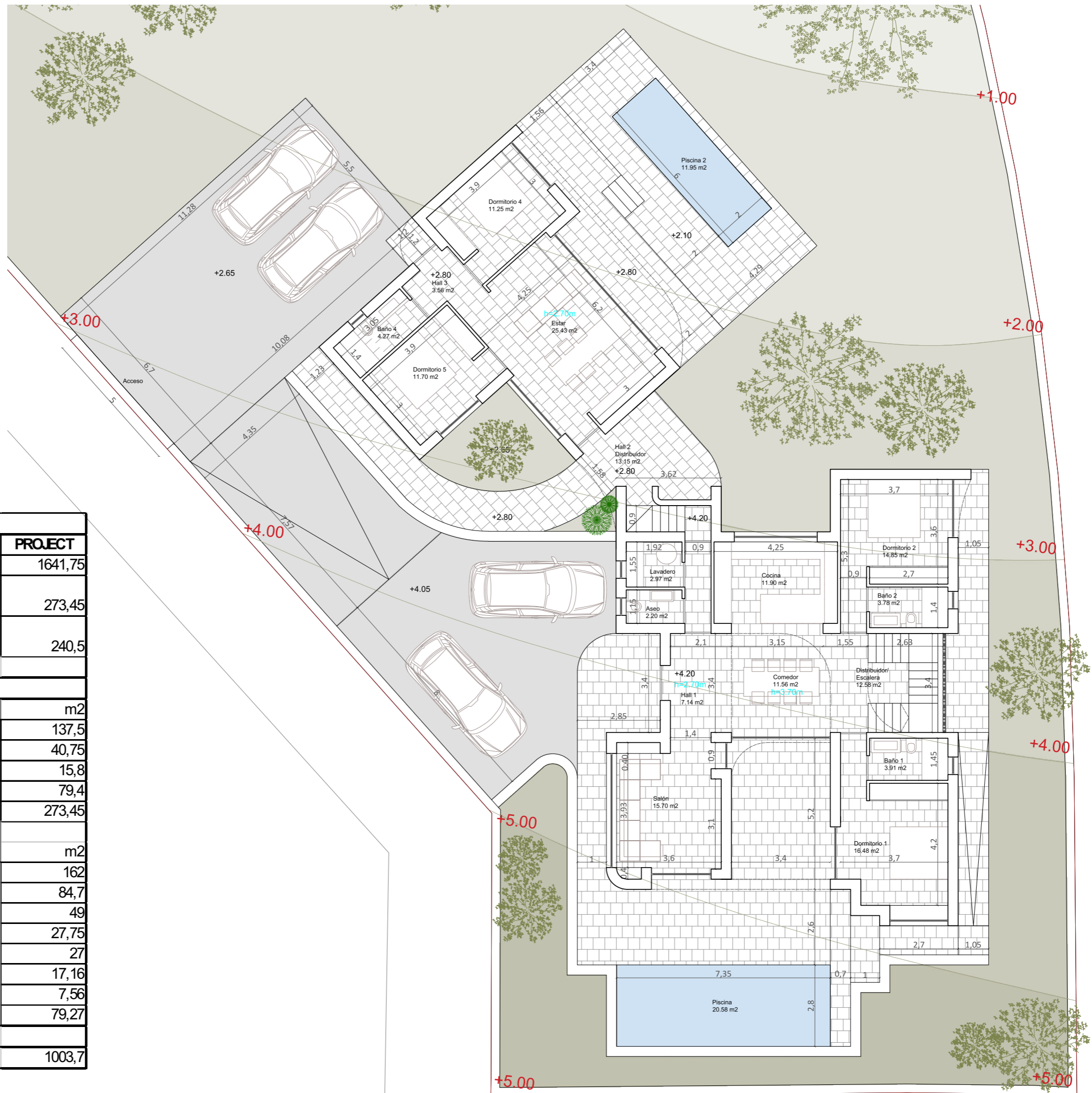
General view from the vehicle access.
Guest area at the front, elevation +2.80.
Main house in the background, elevation +4.20.



View from inside the plot of the shared hall, the connecting space between the main area and the guest area.
Guest area on the right. Main house on the left.

Project distribution

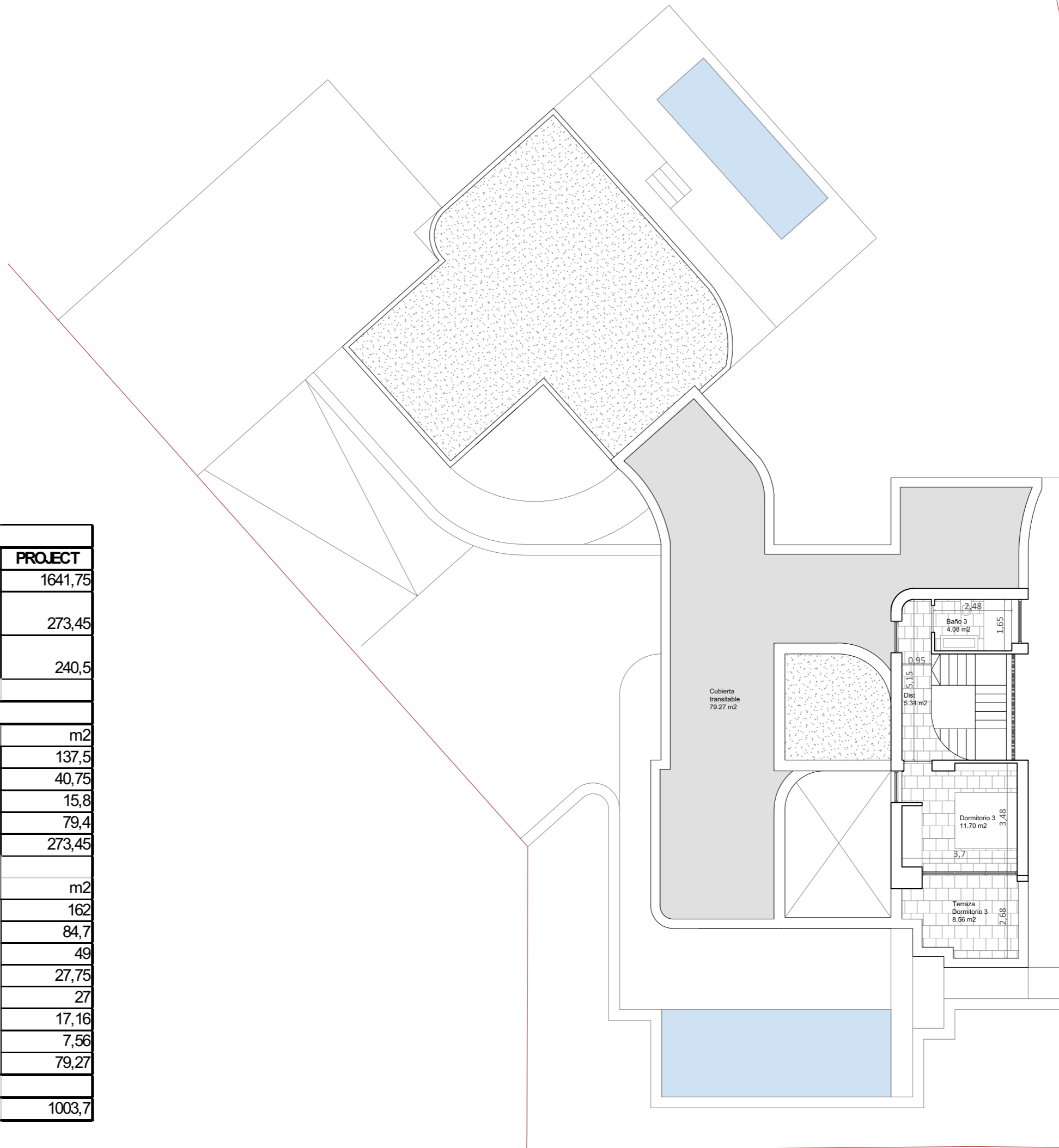
SURFACE AREA SCHEDULE		
	REGULATIONS	PROJECT
MINIMUM PLOT AREA	500 m2	1641,75
MAXIMUM BUILDABILITY	0,2083 342,09 m2	273,45
MAXIMUM OCCUPATION	25% 410,57m2	240,5
BUILT SURFACES		
INTERIOR		m2
MAIN HOUSE	Ground Floor	137,5
	First Floor	40,75
GUEST AREA	Shared Hall	15,8
	Ground Floor	79,4
TOTAL		273,45
EXTERIORS		m2
Parking / Vehicle Access		162
Terrace / External Paving (Elevation +4.20)		84,7
Terrace / External Paving (Elevation +2.80)		49
Terrace / External Paving (Elevation +2.10)		27,75
Pool 1		27
Pool 2		17,16
First Floor Terrace (Bedroom 3)		7,56
Walkable Roof –First Floor		79,27
GARDEN AREA		1003,7



Ground floor layout plan

Project distribution

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First floor layout plan

Main Area – Exteriors



West façade - Entrance



Southwest view from the highest point of the plot



South façade - Pool terrace



Northeast view

Guest Area – Exteriors



Northwest façade - Pool terrace



Northeast façade - Parking entrance



Southeast view - Access



South courtyard view and entrance to the shared hall



General west view of the flat roof terraces.

360° Environment

An elevated space connecting the architecture with the landscape.

The terrace and walkable roof on the first floor offer exceptional panoramic views of the surroundings. From this elevated point, you can enjoy an open view of the town of Benalup-Casas Viejas, the golf course, and the Sierra Momia rising on the horizon as a landscape landmark.

This space becomes a natural, privileged viewpoint where architecture merges with the landscape and southern light.



Southwest view of the first floor and the flat roof terraces



South view - Bedroom 3 terrace

Exterior spaces in detail



View of the main pool terrace
View from the exterior of the living room, at the front on the left
View from the exterior of Bedroom 1, in the background on the right

Exterior spaces in detail



View of the main pool terrace
Bedroom 1 on the right and view of the dining room-kitchen area in the background.

Exterior spaces in detail



East view
Staircase lattice and Bedroom 2 of the main area on the left
Guest area pool terrace in the background.

Exterior spaces in detail



View from the guest area pool terrace
Shared hall on the left, and the guest area kitchen-dining-living room on the right

Exterior spaces in detail



View of the south courtyard of the guest area.

Architecture an light

*A dialogue that transforms
the atmosphere throughout the day.*

Morning light enters filtered through
the eastern lattice, projecting
delicate shadows.

In the afternoon, direct lighting from
the south-facing windows transforms
the ambience, revealing the
geometry and texture of the space.



View of the main house from the entrance hall at 8:00 AM



View of the main house from the entrance hall at 14:00 PM.

Interior spaces in detail



Kitchen view (main house) - Living room and pool in background

Interior spaces in detail



Living room (main house)

Interior spaces in detail



Living room (main house)

Interior spaces in detail



Bedroom 1 (ground floor, main house)

Interior spaces in detail



Bedroom 3 (first floor, main house)

Interior spaces in detail



Living-dining room (guest area)

BMJ

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