



**CALHETA**  
*Hills*





Located in a privileged area with the Atlantic Ocean on the background, the **Private Condominium "Calheta Hills"** is born.

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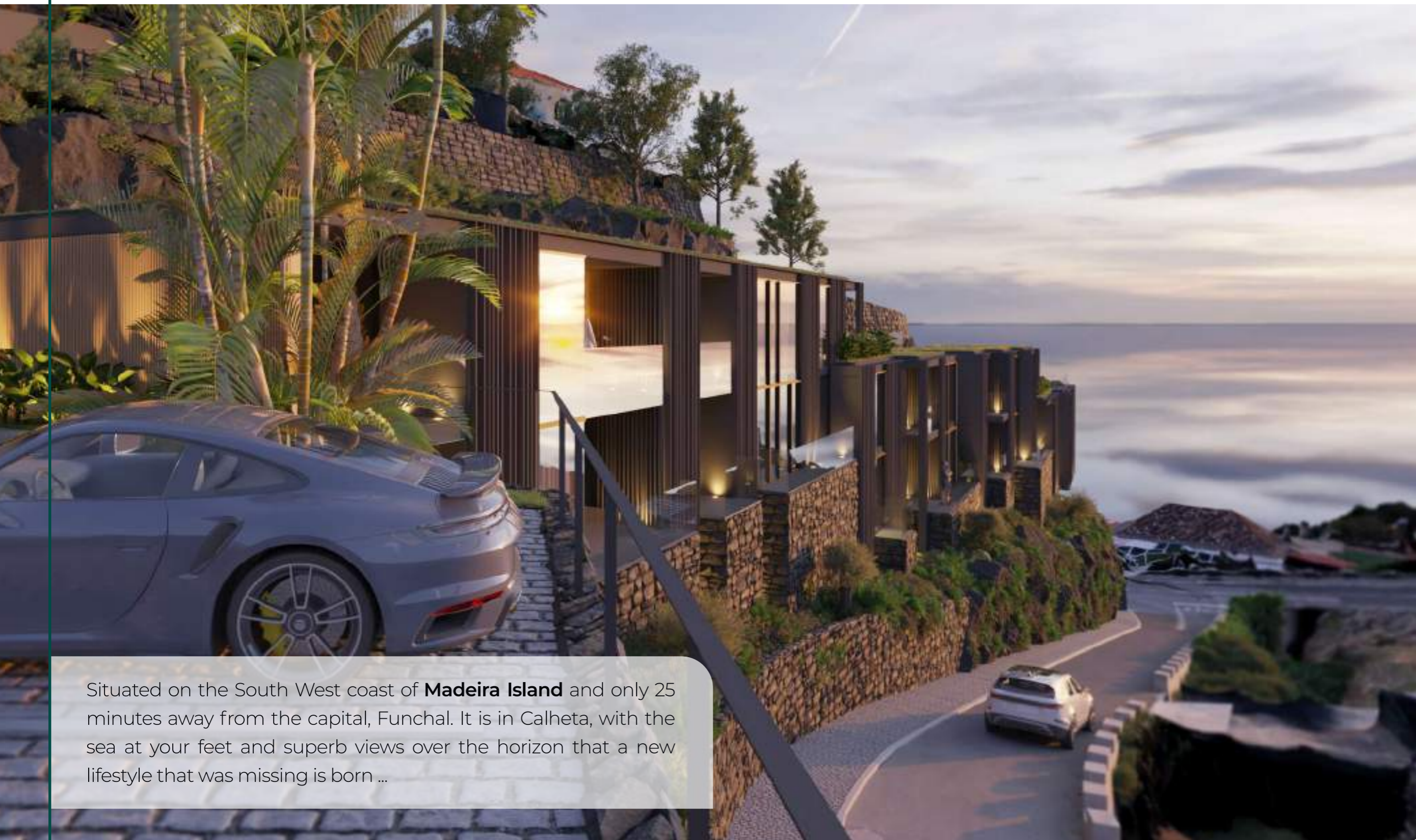


**SÍMBOLO PRUDENTE**  
Investimentos Mobiliários Lda.









Situated on the South West coast of **Madeira Island** and only 25 minutes away from the capital, Funchal. It is in Calheta, with the sea at your feet and superb views over the horizon that a new lifestyle that was missing is born ...

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DESIGN





If Calheta was already a **dream place** for those who wanted to live or spend holidays here, with this project it becomes even more desirable to achieve this dream!

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# *know the* PROJECT

This beautiful project is authored by **RH+ Architectures**.

With clean lines and unique serenity, the modern architecture blends between the green hills, the cultural heritage of the "Casa das Mudas" and the beautiful golden beaches next to the promenade.





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# BALANCE NATURE *and* EXCLUSIVITY



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# LOCATION

*and enveloping*

## CALHETA HILLS

CAMINHO DO LOMBO DO SALÃO, CALHETA



### PLACES OF INTEREST



Coffee



Restaurant



Hotel | Accommodation



Pharmacy



Church



Fire Department



Museum



Bank



Supermarket



Parking



Gasoline Station



Garden | Park



Beach



Harbor





Museu de Arte Contemporânea da Madeira (Mudas)

Parque Infantil da Calheta  
Praia da Calheta

Socalco Nature

Marina da Calheta

Praia do Arco

Saccharum Resort & Spa

Calhau Grande

Rua Fonte da Senhora

Caminho do Lombo do Salão

Estrada Simão Gonçalves Câmara

Av. D. Manuel I

Caminho do Lombo Doutor

R. São João

Caminho Lombo Atouguia

Estrada Caminho Lombo do Salão

Rua General José Vicente Freitas

Rua da Vargem





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*bond between*  
**ELEGANCE**  
*and*  
**FUNCTIONALITY**







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EXCELLENCE





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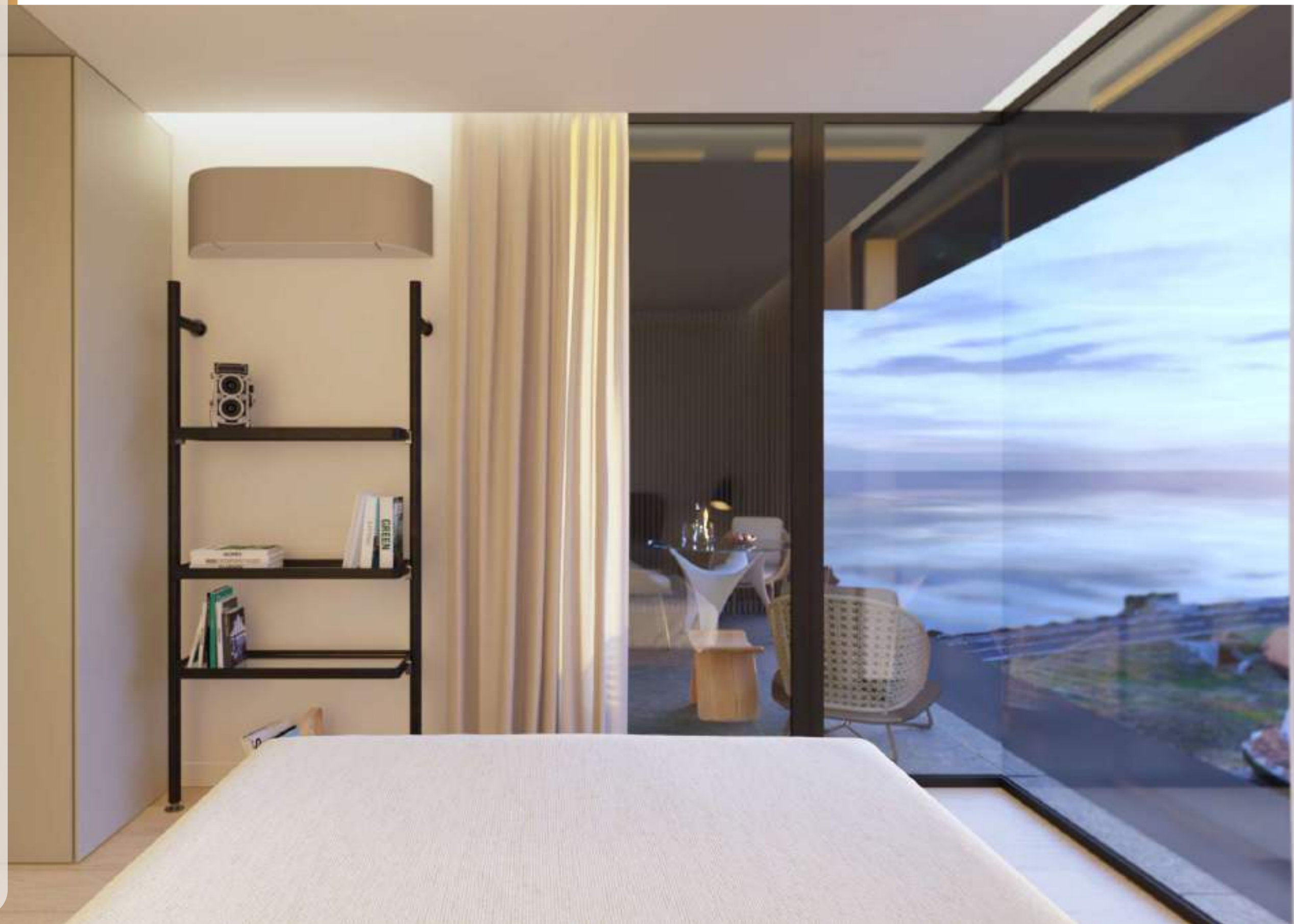
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# COMFORT



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MODERN AND SOFISTICATED



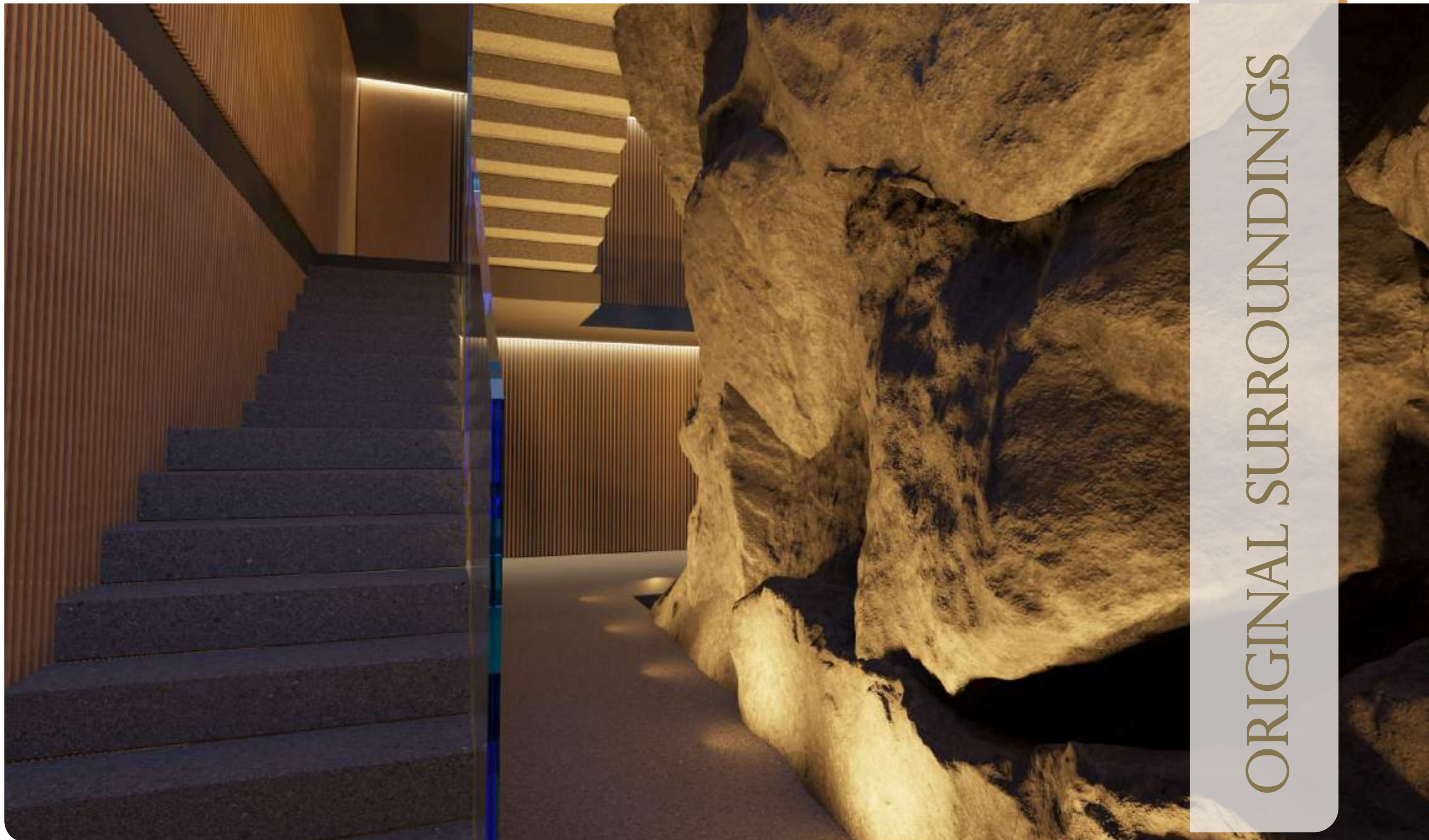


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# ORIGINAL SURROUNDINGS



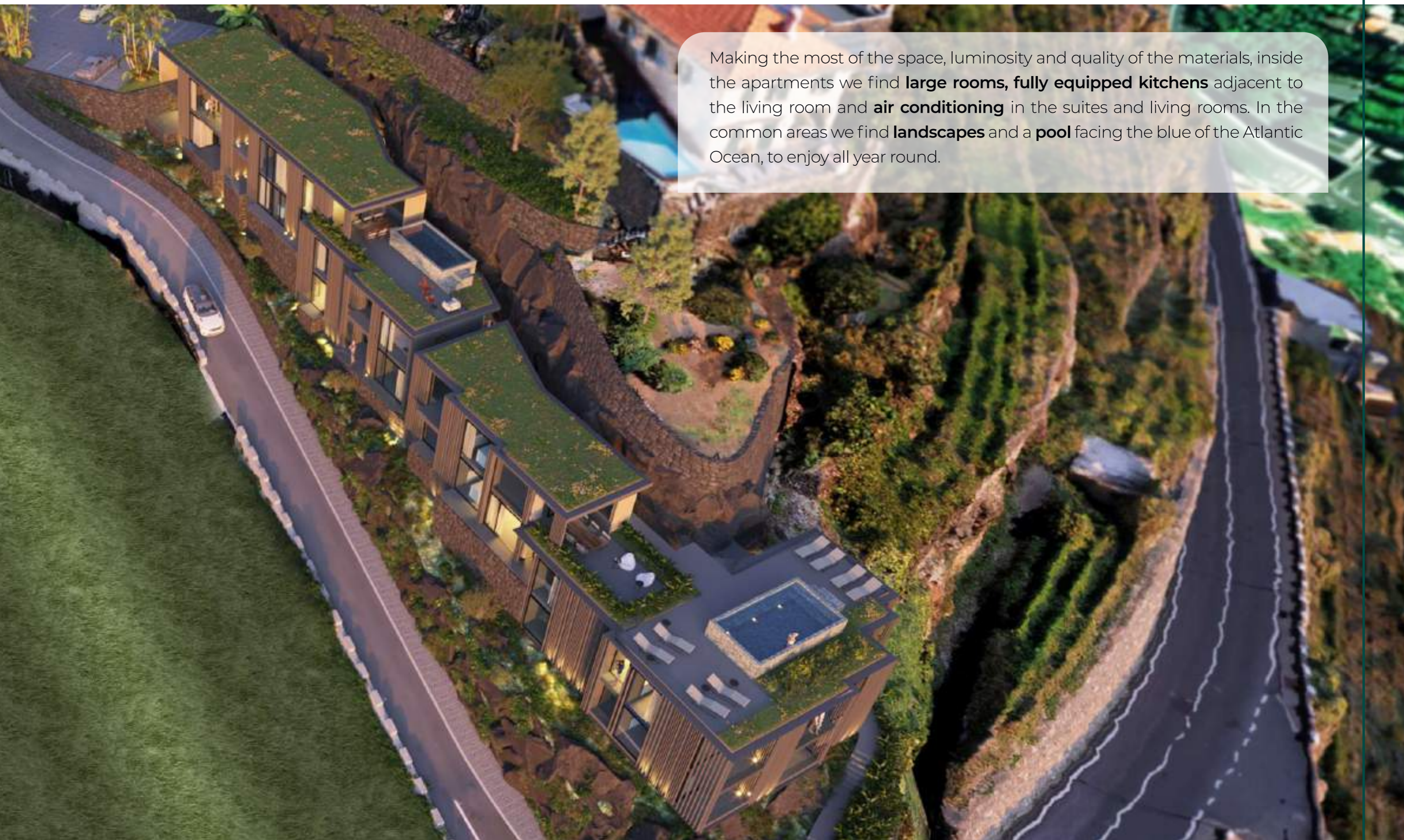
# FLOOR PLANS

- 12 APARTMENTS
- SEA VIEW BALCONIES
- PARKING SPOTS
- PRIVATE TERRACES

The development consists of 12 apartments, **4 units of typology T1** and **8 units of typology T2**. All apartments have **parking spaces** equipped with plugs to charge electric cars, **storage rooms** and spacious balconies with sea view. Some apartments have extraordinary **private terraces** and there is also an exclusive apartment, situated on an **upper floor with private pool**.







Making the most of the space, luminosity and quality of the materials, inside the apartments we find **large rooms, fully equipped kitchens** adjacent to the living room and **air conditioning** in the suites and living rooms. In the common areas we find **landscapes** and a **pool** facing the blue of the Atlantic Ocean, to enjoy all year round.





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# CALHETA *Hills*

## GENERAL FLOORPLAN AREAS

**Access - Parking Spots** **1**

**Block A** **2**

FLOOR 3

FLOOR 2

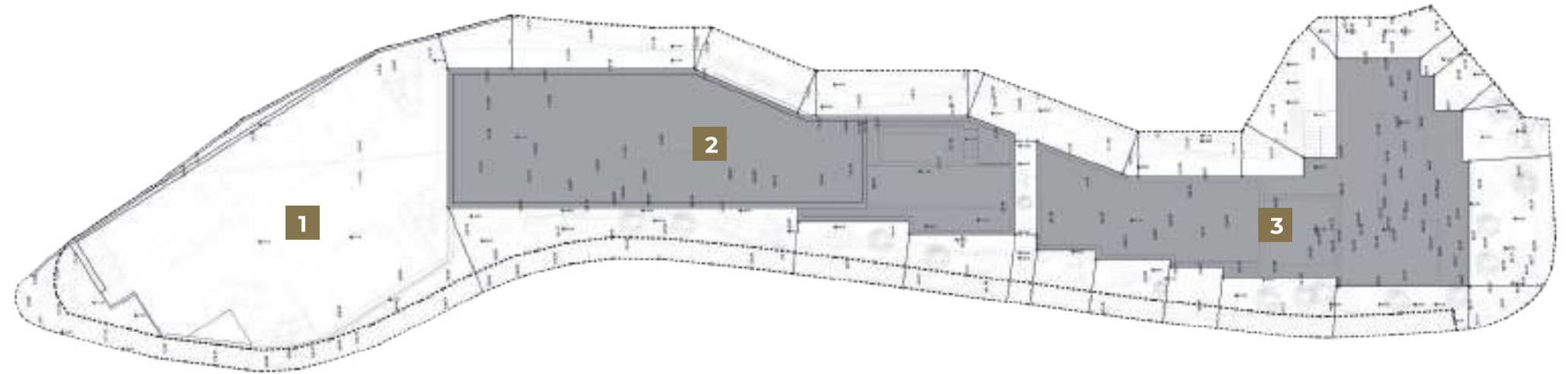
FLOOR 1

**Block B** **3**

FLOOR 2

FLOOR 1

FLOOR 0



Fractions A and B  
Fractions C, D and E  
Fraction F + Storages

Fraction G  
Fractions H, I and J  
Fractions K and L + Storages

**Nota:**

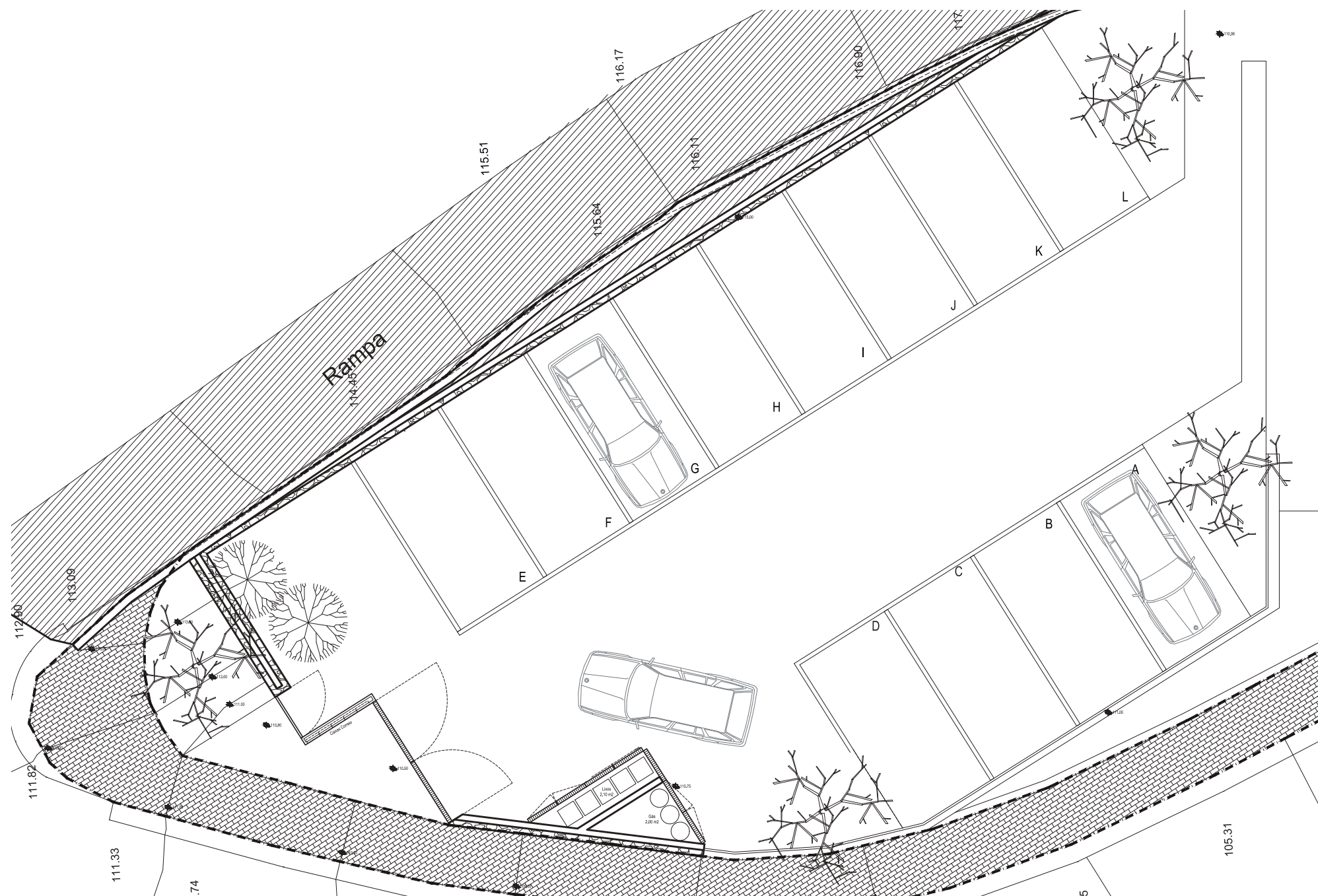
Esta planta e as áreas específicas têm valor meramente informativo, por se tratar de um bem futuro, estando por isso sujeitas a possíveis alterações em obra por motivos técnicos ou funcionais.





# CALHETA *Hills*

**3 FLOOR**  
**ACCESS FLOORPLAN**  
12 Parking Spots



297,60 m<sup>2</sup>

Gross Area

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# CALHETA Hills

## 3rd FLOOR

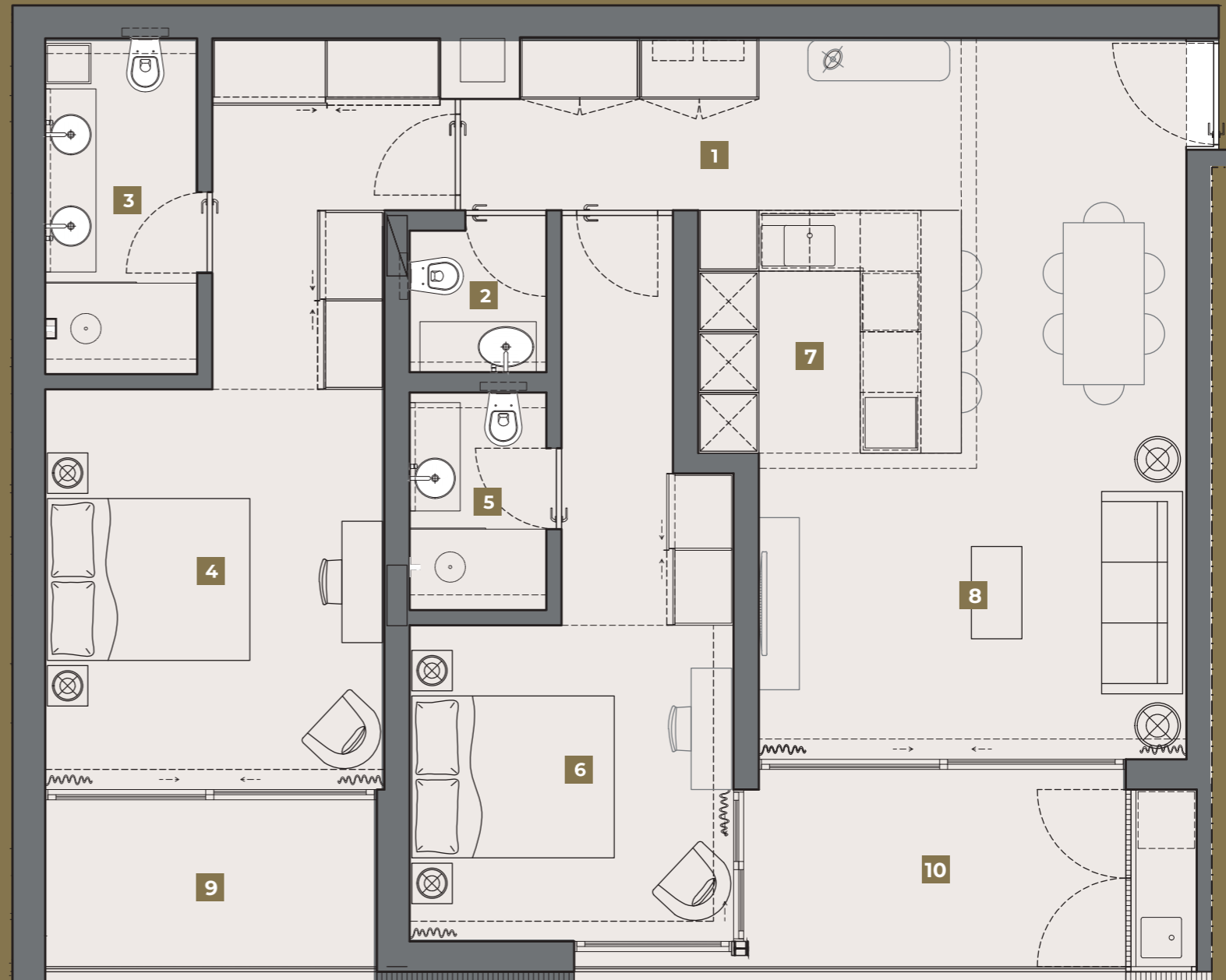
### FRACTION A FLOORPLAN

Tipology T2

Distribution Hall	<b>1</b>	4,90 m2
Social Bathroom	<b>2</b>	2,00 m2
Bathroom	<b>3</b>	5,00 m2
Master Suite	<b>4</b>	20,30 m2
Bathroom	<b>5</b>	2,90 m2
Second Suite	<b>6</b>	16,20 m2
Kitchen	<b>7</b>	6,00 m2
Living Room	<b>8</b>	26,80 m2
Balcony	<b>9</b>	5,40 m2
Balcony	<b>10</b>	8,00 m2

Gross Area 113,20 m2  
 Add Parking Spot  
 Add Storage

#### BLOCK A



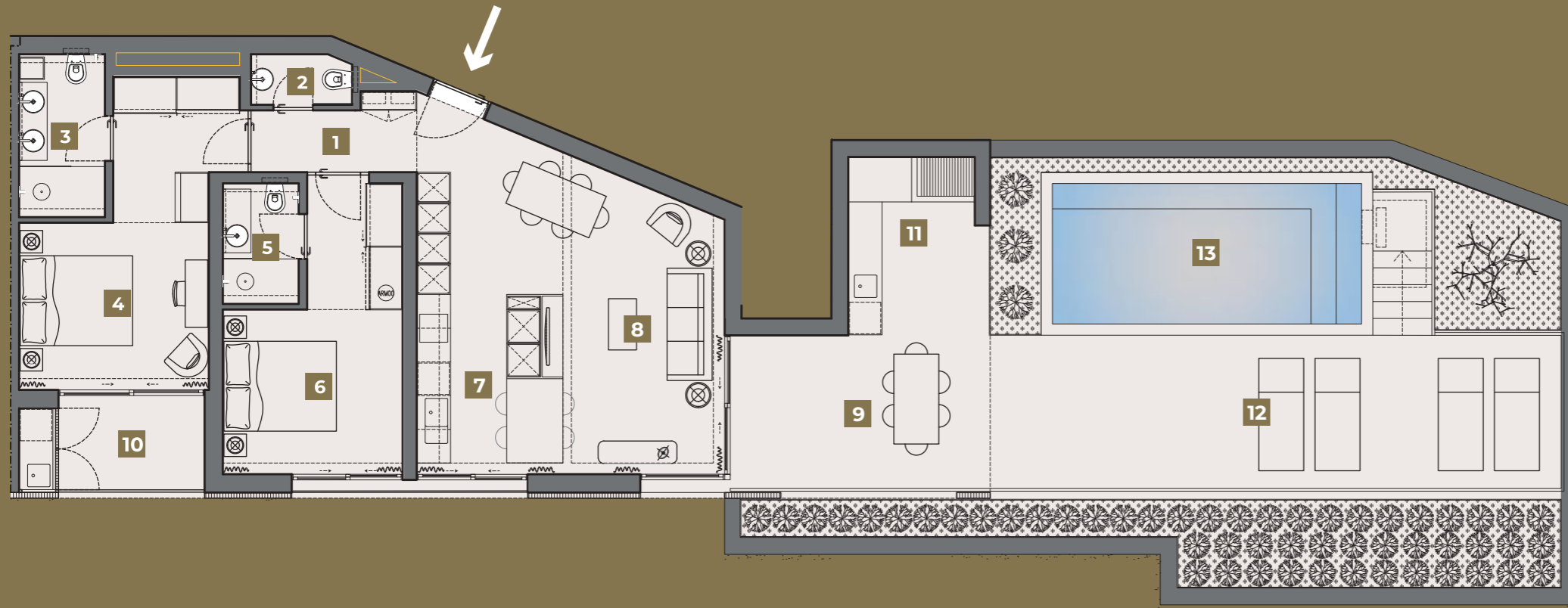
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# CALHETA Hills

## 3rd FLOOR FRACTION B FLOORPLAN Tipology T2



- 3,90 m2
- 1,60 m2
- 4,40 m2
- 16,10 m2
- 2,90 m2
- 13,20 m2
- 6,00 m2
- 23,00 m2
- 19,50 m2
- 3,90 m2
- 3,10 m2
- 63,30 m2
- 13,80 m2
- 180,35 m2

- 1** Distribution Hall
- 2** Social Bathroom
- 3** Bathroom
- 4** Master Suite
- 5** Bathroom
- 6** Second Suite
- 7** Kitchen
- 8** Living Room
- 9** Porch
- 10** Balcony
- 11** Barbecue
- 12** Terrace
- 13** Pool

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK A



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# CALHETA Hills

## 2nd FLOOR

### FRACTION C FLOORPLAN

#### Tipology T2

Distribution Hall	<b>1</b>	4,80 m2
Social Bathroom	<b>2</b>	2,00 m2
Bathroom	<b>3</b>	5,00 m2
Master Suite	<b>4</b>	20,30 m2
Bathroom	<b>5</b>	2,90 m2
Second Suite	<b>6</b>	16,20 m2
Kitchen	<b>7</b>	6,00 m2
Living Room	<b>8</b>	26,80 m2
Balcony	<b>9</b>	4,90 m2
Balcony	<b>10</b>	7,95 m2
Balcony	<b>11</b>	4,90 m2
Balcony	<b>12</b>	4,10 m2

Gross Area 119,75 m2  
 Add Parking Spot  
 Add Storage

#### BLOCK A



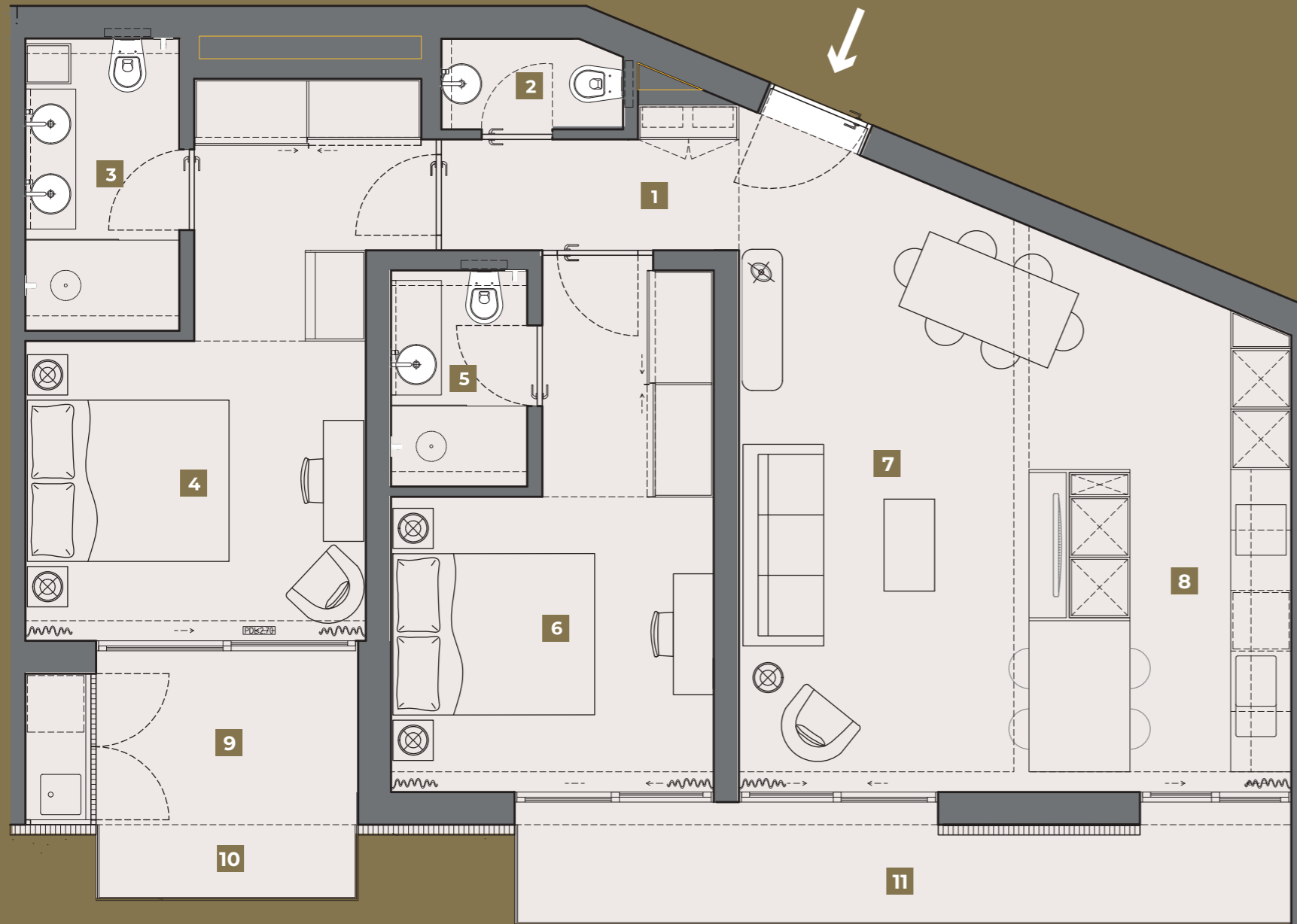
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# CALHETA *Hills*

## 2nd FLOOR FRACTION D FLOORPLAN Tipology T2



- 3,90 m<sup>2</sup>
- 1,60 m<sup>2</sup>
- 4,40 m<sup>2</sup>
- 16,10 m<sup>2</sup>
- 2,90 m<sup>2</sup>
- 13,20 m<sup>2</sup>
- 23,00 m<sup>2</sup>
- 6,00 m<sup>2</sup>
- 5,25 m<sup>2</sup>
- 1,95 m<sup>2</sup>
- 7,85 m<sup>2</sup>

103,85 m<sup>2</sup>

- 1** Distribution Hall
- 2** Social Bathroom
- 3** Bathroom
- 4** Master Suite
- 5** Bathroom
- 6** Second Suite
- 7** Living Room
- 8** Kitchen
- 9** Balcony
- 10** Balcony
- 11** Balcony

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK A



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# CALHETA Hills

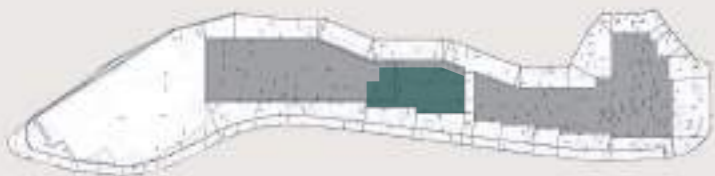
## 2nd FLOOR

### FRACTION E FLOORPLAN Tipology T2

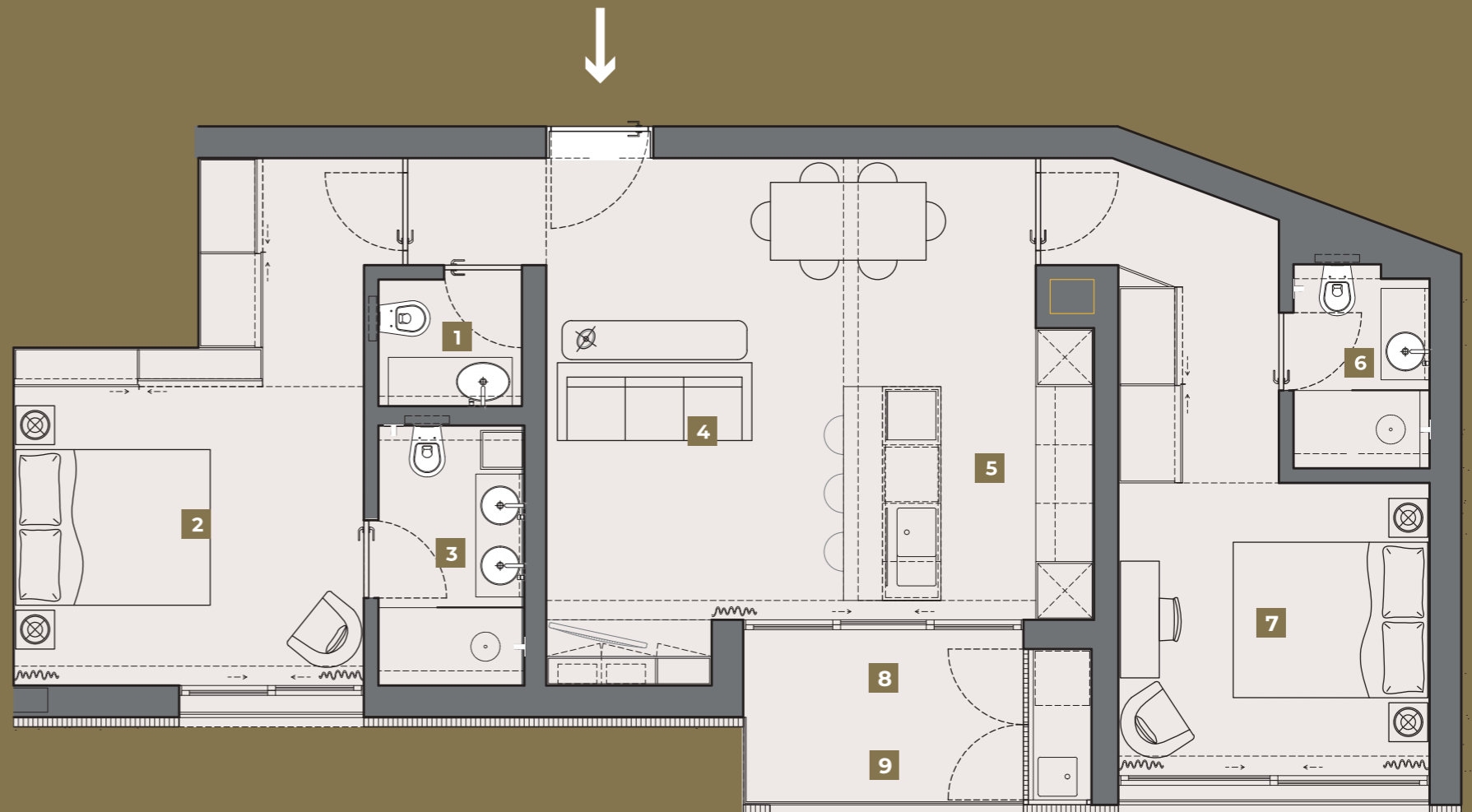
Social Bathroom	1	3,10 m <sup>2</sup>
Master Suite	2	16,40 m <sup>2</sup>
Bathroom	3	4,00 m <sup>2</sup>
Living Room	4	23,70 m <sup>2</sup>
Kitchen	5	6,00 m <sup>2</sup>
Bathroom	6	1,90 m <sup>2</sup>
Second Suite	7	15,80 m <sup>2</sup>
Balcony	8	3,10 m <sup>2</sup>
Balcony	9	2,60 m <sup>2</sup>

Gross Area 92,15 m<sup>2</sup>  
Add Parking Spot  
Add Storage

#### BLOCK A



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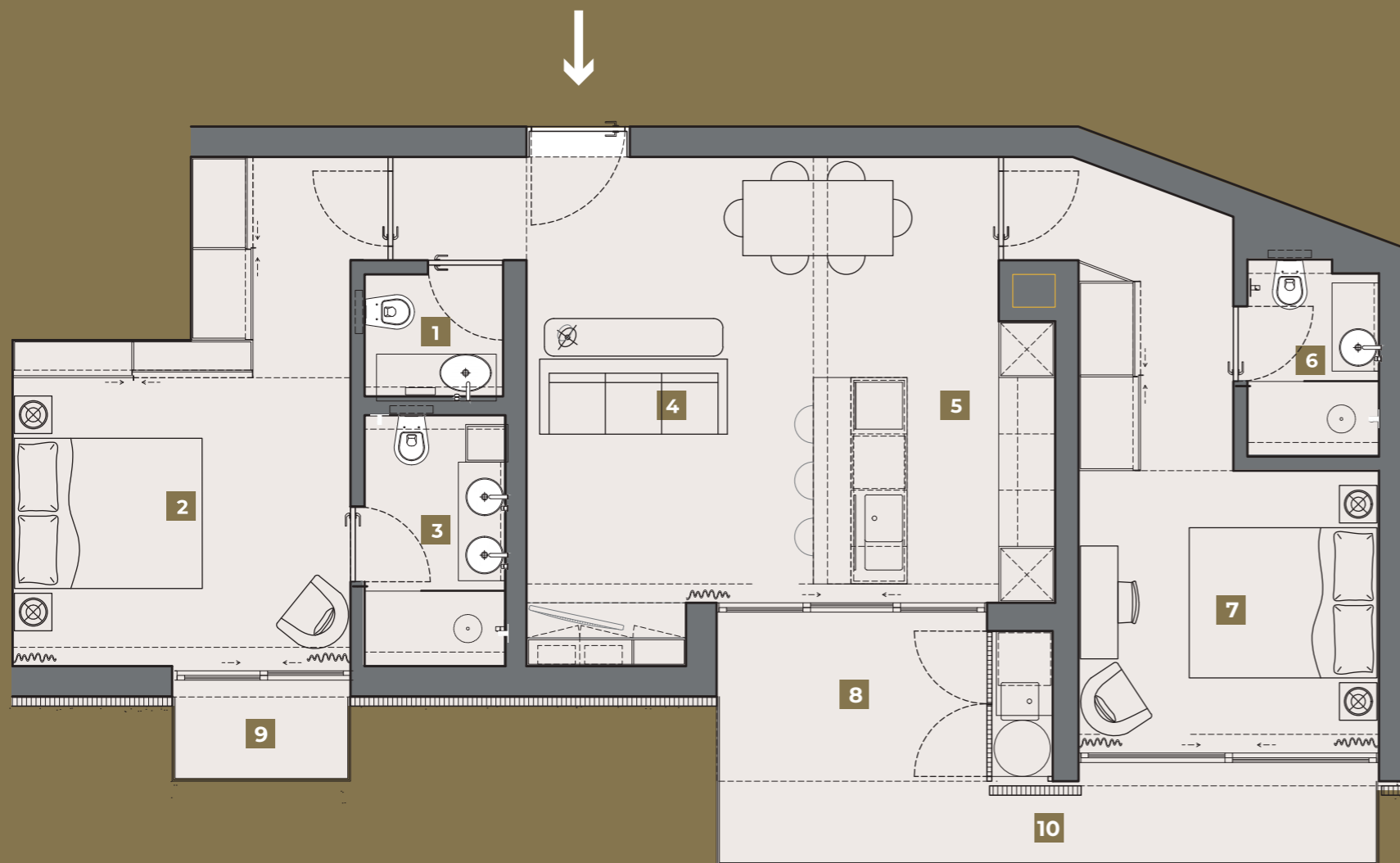






# CALHETA *Hills*

## 1st FLOOR FRACTION F FLOORPLAN Tipology T2

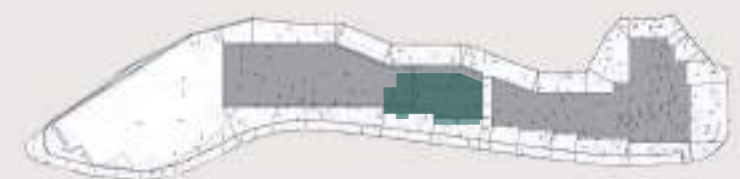


1,90 m <sup>2</sup>
16,40 m <sup>2</sup>
4,00 m <sup>2</sup>
23,70 m <sup>2</sup>
6,00 m <sup>2</sup>
3,10 m <sup>2</sup>
15,80 m <sup>2</sup>
3,10 m <sup>2</sup>
1,70 m <sup>2</sup>
8,90 m <sup>2</sup>
<b>99,50 m<sup>2</sup></b>

- 1** Social Bathroom
- 2** Master Suite
- 3** Bathroom
- 4** Living Room
- 5** Kitchen
- 6** Bathroom
- 7** Second Suite
- 8** Balcony
- 9** Balcony
- 10** Balcony

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK A



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# CALHETA *Hills*

## 2nd FLOOR

### FRACTION G FLOORPLAN

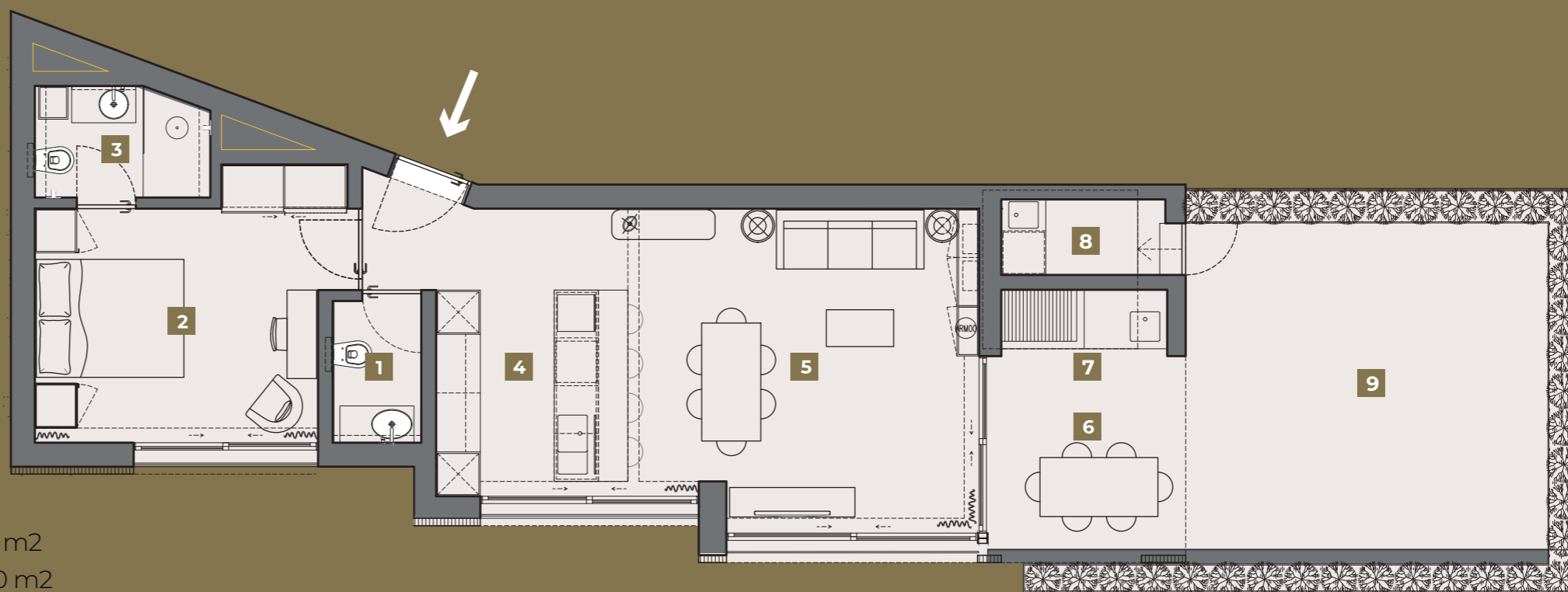
#### Tipology T1

- Social Bathroom **1**
- Suite **2**
- Bathroom **3**
- Kitchen **4**
- Living Room **5**
- Porch **6**
- Barbecue **7**
- Laundry **8**
- Terrace **9**

Gross Area  
Add Parking Spot  
Add Storage

- 2,30 m<sup>2</sup>
- 14,20 m<sup>2</sup>
- 4,20 m<sup>2</sup>
- 6,00 m<sup>2</sup>
- 25,70 m<sup>2</sup>
- 11,50 m<sup>2</sup>
- 2,00 m<sup>2</sup>
- 3,00 m<sup>2</sup>
- 31,60 m<sup>2</sup>

112,10 m<sup>2</sup>



#### BLOCK B



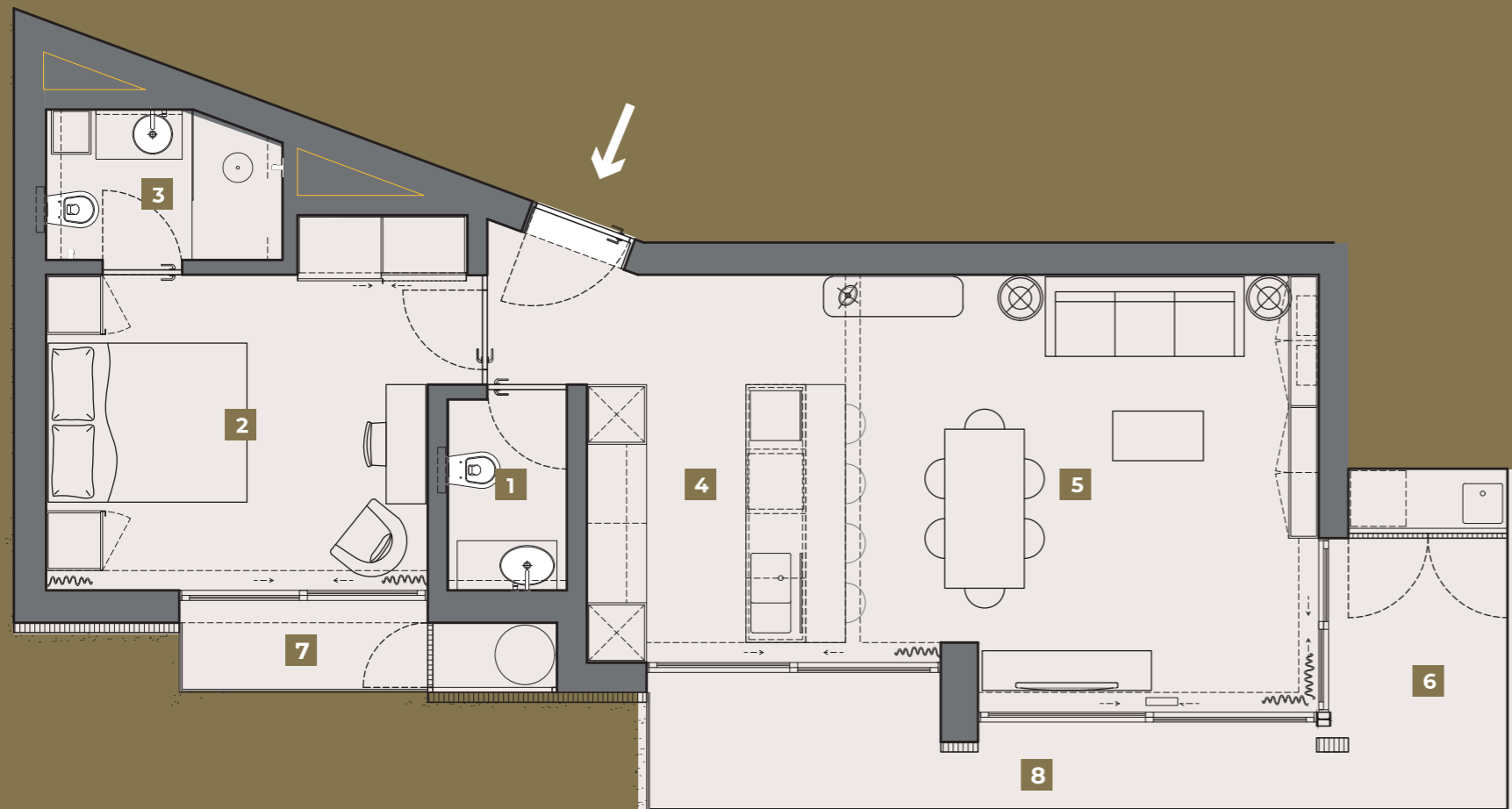
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# CALHETA *Hills*

## 1st FLOOR FRACTION H FLOORPLAN Tipology T1



- 2,30 m2
- 14,20 m2
- 4,20 m2
- 6,00 m2
- 25,70 m2
- 4,80 m2
- 2,50 m2
- 7,55 m2

81,00 m2

- 1** Social Bathroom
- 2** Suite
- 3** Bathroom
- 4** Kitchen
- 5** Living Room
- 6** Balcony
- 7** Balcony
- 8** Balcony

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK B



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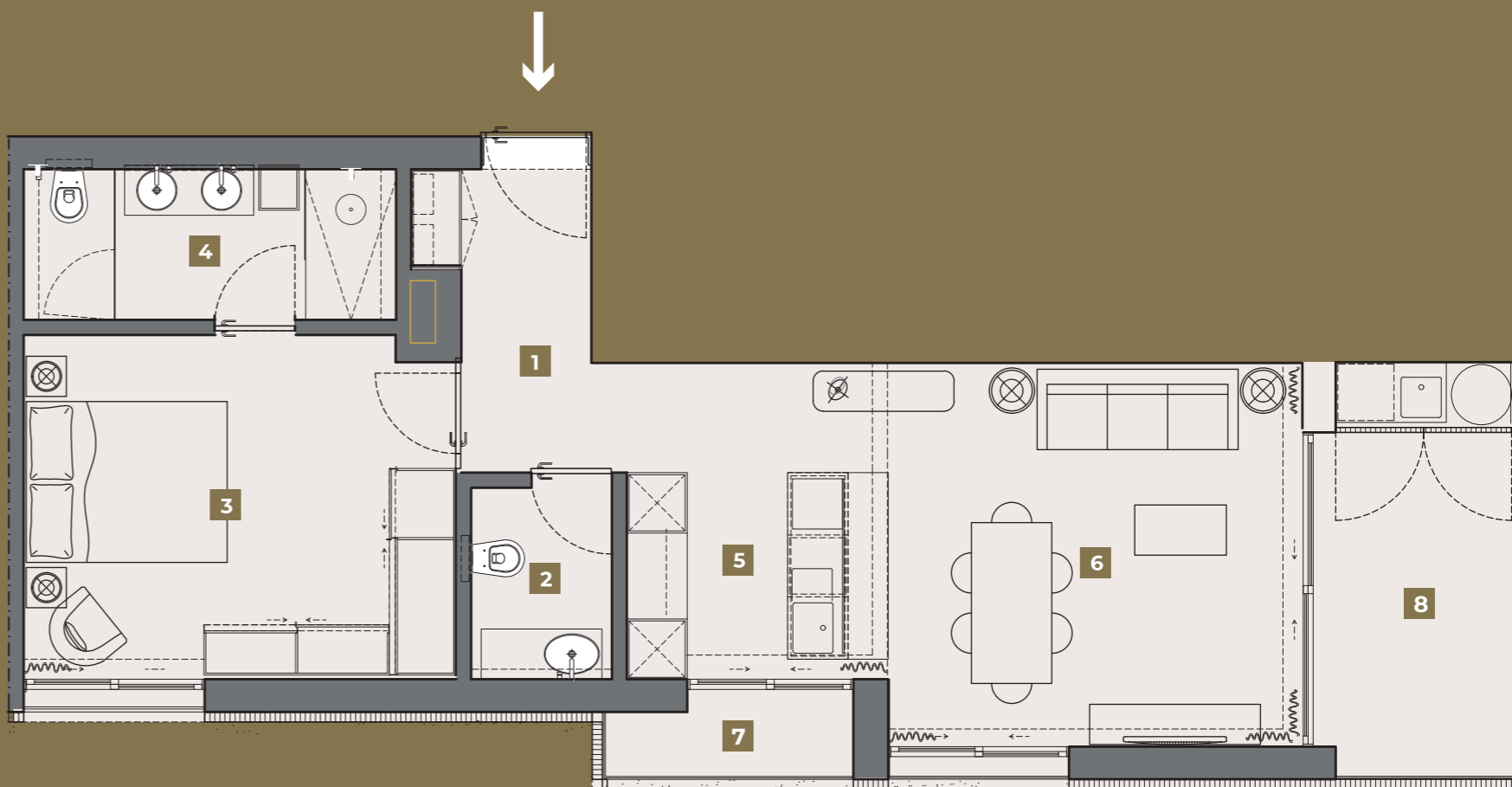
## 1st FLOOR

### FRACTION I FLOORPLAN

#### Tipology T1

Hall	1	8,20 m2
Social Bathroom	2	2,70 m2
Suite	3	14,70 m2
Bathroom	4	5,50 m2
Kitchen	5	6,00 m2
Living Room	6	18,60 m2
Balcony	7	1,65 m2
Balcony	8	7,70 m2

Gross Area 73,75 m2  
Add Parking Spot  
Add Storage



### BLOCK B



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# CALHETA Hills

## 1st FLOOR FRACTION J FLOORPLAN Tipology T2



6,70 m2  
6,60 m2  
20,00 m2  
4,70 m2  
12,70 m2  
3,30 m2  
16,10 m2  
2,30 m2  
7,65 m2

92,90 m2

- 1 Distribution Hall
- 2 Kitchen
- 3 Living Room
- 4 Social Bathroom
- 5 Second Suite
- 6 Bathroom
- 7 Master Suite
- 8 Balcony
- 9 Balcony

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK B



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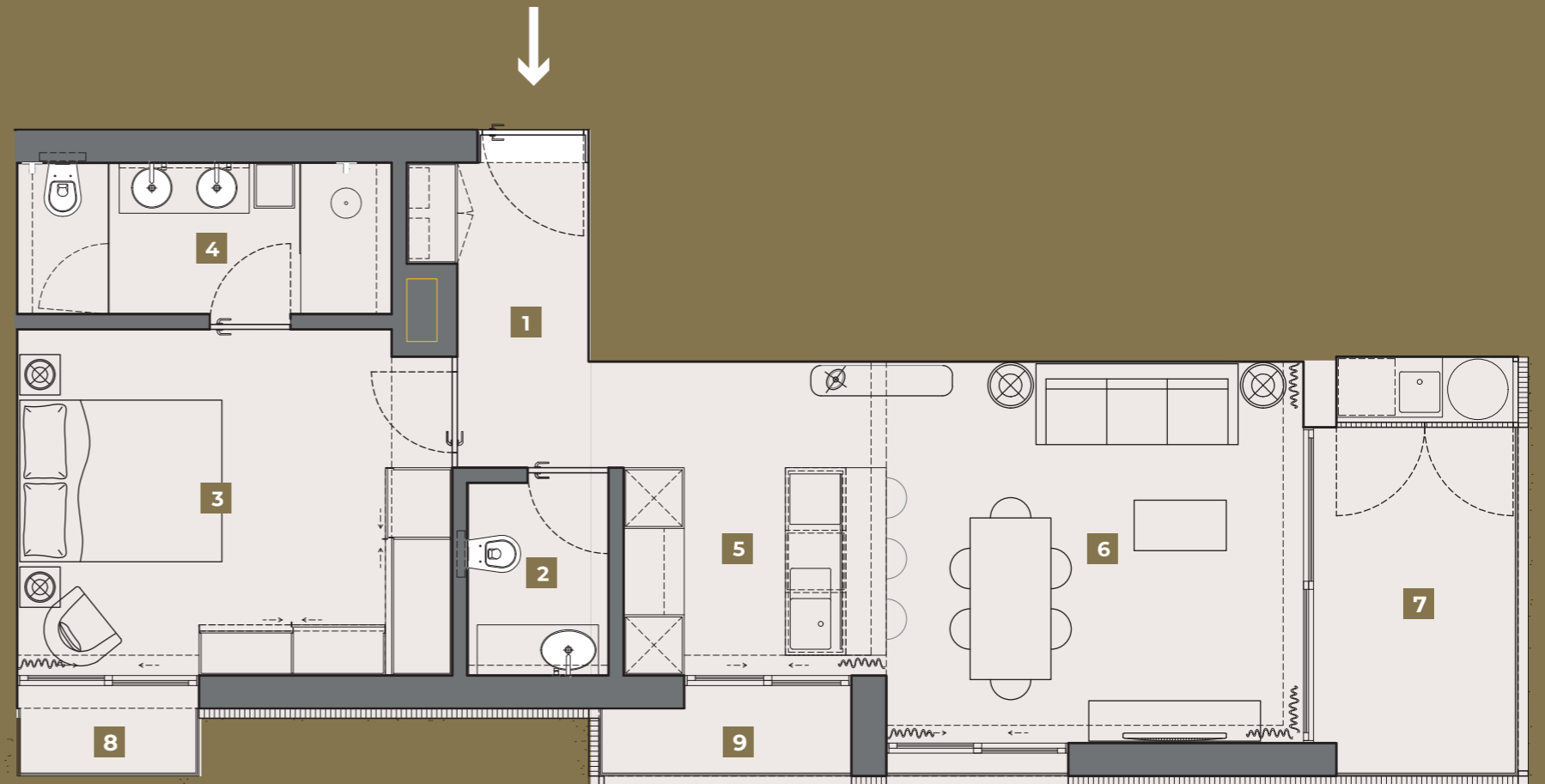
## FLOOR 0

### FRACTION K FLOORPLAN

Tipology T1

Hall	1	8,20 m <sup>2</sup>
Social Bathroom	2	2,70 m <sup>2</sup>
Suite	3	14,70 m <sup>2</sup>
Bathroom	4	5,50 m <sup>2</sup>
Kitchen	5	6,00 m <sup>2</sup>
Living Room	6	18,60 m <sup>2</sup>
Balcony	7	7,70 m <sup>2</sup>
Balcony	8	1,20 m <sup>2</sup>
Balcony	9	1,65 m <sup>2</sup>

Gross Area 74,55 m<sup>2</sup>  
Add Parking Spot  
Add Storage



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# CALHETA Hills

## FLOOR 0 FRACTION L FLOORPLAN Tipology T2



- 6,70 m<sup>2</sup>
- 6,60 m<sup>2</sup>
- 20,00 m<sup>2</sup>
- 4,70 m<sup>2</sup>
- 12,70 m<sup>2</sup>
- 3,30 m<sup>2</sup>
- 16,10 m<sup>2</sup>
- 2,30 m<sup>2</sup>
- 7,70 m<sup>2</sup>

92,40 m<sup>2</sup>

- 1** Distribution Hall
- 2** Kitchen
- 3** Living Room
- 4** Social Bathroom
- 5** Second Suite
- 6** Bathroom
- 7** Master Suite
- 8** Balcony
- 9** Balcony

Gross Area  
Add Parking Spot  
Add Storage

### BLOCK B



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Investimentos Mobiliários Lda.



*All  
DETAILS  
were thought out to ensure the  
well-being and  
COMFORT  
of the whole family.*



This development is a safe investment option, which combines **elegance with functionality** and **beauty with serenity**.

*Come and visit*  
**CALHETA HILLS**  
*to prove this!*

## CONTACTS

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☎ (+351) 962 982 082 | (+351) 966 860 276  
(+351) 291 238 159

✉ calhetahills@gmail.com

📍 Rua das Hortas, nº55, Loja A, r/c  
9050-024 Funchal







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*Live in a PARADISE  
near the sea!*