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FREE / GRATIS

INDALO

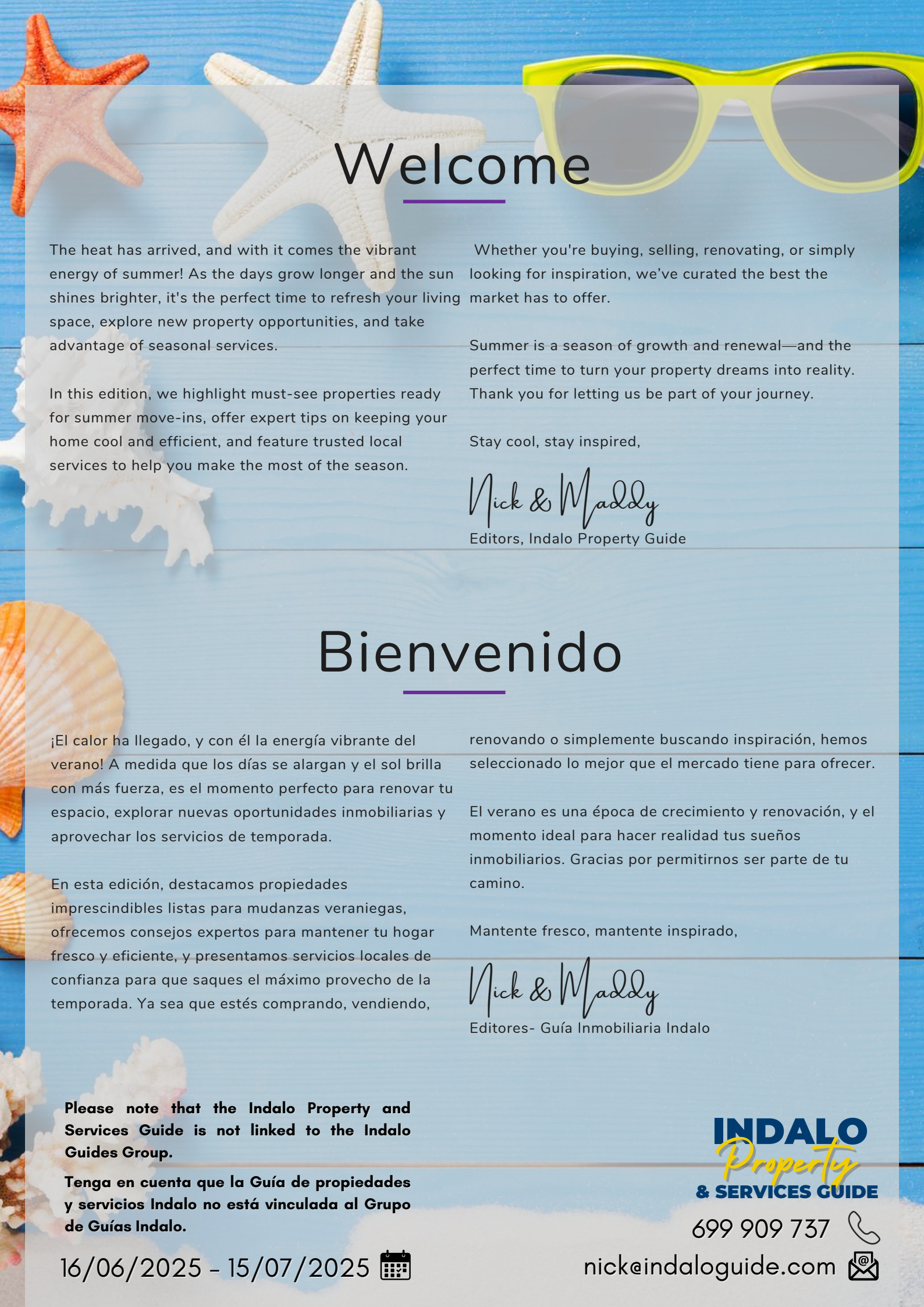
Property

& SERVICES GUIDE

GUIA DE

Propiedades

Y SERVICIOS



Welcome

The heat has arrived, and with it comes the vibrant energy of summer! As the days grow longer and the sun shines brighter, it's the perfect time to refresh your living space, explore new property opportunities, and take advantage of seasonal services.

In this edition, we highlight must-see properties ready for summer move-ins, offer expert tips on keeping your home cool and efficient, and feature trusted local services to help you make the most of the season.

Whether you're buying, selling, renovating, or simply looking for inspiration, we've curated the best the market has to offer.

Summer is a season of growth and renewal—and the perfect time to turn your property dreams into reality. Thank you for letting us be part of your journey.

Stay cool, stay inspired,

Nick & Maddy

Editors, Indalo Property Guide

Bienvenido

¡El calor ha llegado, y con él la energía vibrante del verano! A medida que los días se alargan y el sol brilla con más fuerza, es el momento perfecto para renovar tu espacio, explorar nuevas oportunidades inmobiliarias y aprovechar los servicios de temporada.

En esta edición, destacamos propiedades imprescindibles listas para mudanzas veraniegas, ofrecemos consejos expertos para mantener tu hogar fresco y eficiente, y presentamos servicios locales de confianza para que saques el máximo provecho de la temporada. Ya sea que estés comprando, vendiendo,

renovando o simplemente buscando inspiración, hemos seleccionado lo mejor que el mercado tiene para ofrecer.

El verano es una época de crecimiento y renovación, y el momento ideal para hacer realidad tus sueños inmobiliarios. Gracias por permitirnos ser parte de tu camino.

Mantente fresco, mantente inspirado,

Nick & Maddy

Editores- Guía Inmobiliaria Indalo

Please note that the Indalo Property and Services Guide is not linked to the Indalo Guides Group.

Tenga en cuenta que la Guía de propiedades y servicios Indalo no está vinculada al Grupo de Guías Indalo.

16/06/2025 - 15/07/2025 

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blue sea villas



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ÁGUILAS



API-AG0109 95.000€

Contemporary residential complex of 87 tourist apartments, low-rise buildings, each with elevator access & underground parking

EL CALON



API-CA0103 375.000€

This exceptional 3 bedroom property combines modern luxury & an unrivalled location FIRST LINE BEACH in El Calon

PALOMARES



API-PO142 375.000€

Beautiful sun-drenched 4 bedroom villa with private pool on a corner plot in Palomares

VERA PLAYA



API-V0712 290.000€

Spacious 4 bedroom corner duplex with garden just 100m from the sandy beaches in Vera Playa

DESERT SPRINGS GOLF RESORT



API-DS0115 334.000€

NOW REDUCED! Elegant 3 bedroom villa with private pool and Stunning Golf & Mountain Views in Desert Springs Golf

MOJÁCAR PLAYA



API-M0187 595.000€

Stunning 4 bedroom Spanish villa with private pool and spectacular sea views in Mojácar Playa



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RENTAL MARKET IN ANDALUSIA: SUMMER 2025



As summer heats up in southern Spain, so too does the rental market across Andalusia. The region is experiencing one of the most dynamic and challenging moments in its recent housing history, with sustained price increases, evolving legislation, and growing demand putting pressure on both landlords and tenants.

According to recent data, rental prices in Andalusia rose by 10.5% in 2024, reaching a regional average of €11.8/m², Málaga tops the list as the most expensive province at €15.2/m² followed by Seville at €12/m². Meanwhile, Jaén remains the most budget-friendly, with average rents around €5.7/m². Cities like Huelva and Málaga have seen the sharpest year-on-year increases, reflecting strong demand and limited supply.

Tourism continues to shape the housing landscape. In response to overcrowding and housing shortages, cities like Málaga have banned new tourist rental licenses in 43 neighbourhoods where more than 8% of homes

are short-term lets. Seville has implemented strict controls as well, including cutting water supply to illegal holiday rentals and capping tourist flats to 10% of residential housing in high-demand zones.

To address these pressures, the Andalusian government plans to roll out a new Housing Law, which includes the construction of 20,000 subsidised rental homes over five years. Private initiatives are also stepping in—InmoCaixa, for example, has launched a programme offering affordable rentals from €300/month in cities like Seville and Málaga.

Looking ahead, the demand for rentals – especially in university hubs like Murcia and Granada – is expected to grow. But with housing supply still lagging, price tensions may persist unless further reforms and investments are made. For tenants and investors alike, 2025 is a pivotal year in Andalusia's property market; full of both opportunity and change.

Our sale success means we urgently need more properties in Mojácar and surrounding areas.

MOJÁCAR PUEBLO



This exceptional 1 bedroom apartment features a rooftop swimming pool, gym, and sauna with panoramic sea views. The fully furnished property offers easy access to the rooftop amenities and a bright, open living space with a modern kitchen, stylish bathroom, and a spacious bedroom with stunning views.

REF. 1596

€149.000

MOJÁCAR PUEBLO



Discover a charming 3 bedroom house with stunning sea views, a large 90m² private roof solarium, and an open-plan living-dining area that leads to a terrace. Inside, you'll find a modern kitchen, a convenient office space. The house offers a surprising amount of space and is only a short walk from Mojácar Pueblo.

REF. 1590

€145.000

MOJÁCAR



This beachfront property offers direct beach access and a modern, functional layout. It features a sunny terrace overlooking a pool and gardens, two bedrooms with fitted wardrobes, and two stylish bathrooms. Located near amenities, the family-friendly complex includes lush gardens and pools.

REF. 1584

€215.000

MOJÁCAR



This is a 4 bedroom semi-detached villa with sea views, located steps from the beach in a prime area of Mojácar. The home spans 216m² over two levels and includes two bathrooms and private terraces, offering a combination of style and comfort.

REF. 1559

€345.000

GARRUCHA



This modern 2 bedroom apartment offers beautiful Mediterranean views and access to a communal rooftop pool. It features spacious bedrooms with fitted wardrobes, a full bathroom, and a fully equipped kitchen that connects to a terrace. Located in a quiet residential area.

REF. 1599

€129.000

CARBONERAS



Enjoy breathtaking sunrises and views of the Mediterranean from a 39m² terrace. This property features 1 bedroom, 1 bathroom, and includes underground parking, communal gardens, and both adult and children's pools. Located just 400 meters from the beach in Carboneras.

REF. 1597

€139.000

MERCADO DE ALQUILER EN ANDALUCÍA: PANORAMA VERANO 2025



A medida que el verano se intensifica en el sur de España, el mercado de alquiler en Andalucía también se calienta. La región atraviesa uno de los momentos más dinámicos y desafiantes de su historia reciente en materia de vivienda, con incrementos sostenidos de precios, legislación en evolución y una demanda creciente que ejerce presión tanto sobre propietarios como inquilinos.

Según datos recientes, los precios de alquiler en Andalucía aumentaron un 10,5% en 2024, alcanzando una media regional de 11,8€/m². Málaga encabeza la lista como la provincia más cara con 15,2€/m², seguida de Sevilla con 12€/m². Por su parte, Jaén continúa siendo la más económica, con un precio medio del alquiler 5,7€/m². Ciudades como Huelva y Málaga han registrado los mayores incrementos interanuales, reflejo de una fuerte demanda y una oferta limitada.

El turismo sigue moldeando el panorama habitacional. Como respuesta al exceso de visitantes y la escasez de viviendas, ciudades como Málaga han prohibido nuevas licencias de alquiler turístico en 43 barrios donde más del 8% de los hogares se destinan a estancias cortas. Sevilla ha adoptado controles similares, incluyendo el corte de suministro de agua a alojamientos turísticos ilegales y un tope del 10% de viviendas turísticas en zonas de alta demanda.

Para hacer frente a estas tensiones, la Junta de Andalucía planea implementar una nueva Ley de Vivienda, que contempla la construcción de 20.000 viviendas de alquiler subvencionado en los próximos cinco años. También surgen iniciativas privadas: InmoCaixa, por ejemplo, ha lanzado un programa con alquileres desde 300€/mes en ciudades como Sevilla y Málaga.

De cara al futuro, se espera que la demanda de alquiler continúe creciendo, especialmente en ciudades universitarias como Murcia y Granada. Sin embargo, con una oferta aún insuficiente, la presión sobre los precios podría mantenerse a menos que se implementen nuevas reformas e inversiones. Para inquilinos e inversores por igual, 2025 será un año clave en el mercado inmobiliario andaluz: lleno de oportunidades, pero también de cambios significativos.



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Paseo del Mediterráneo 201,
local 2ª. Mojacar 04638
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DUE TO INCREASED SALES WE DESPERATELY NEED MORE PROPERTIES WITHIN A 45 MINUTE RADIUS OF MOJÁCAR, INCLUDING MOJÁCAR, GARRUCHA, VERA AND TURRE. CONTACT CAROL ON 625 451 433



Mojácar Playa

€249,950

Ref: 2230

This spacious ground floor 2 bedroom apartment includes kitchen with sliding doors to the large lounge/diner, which opens to a 124m² terrace. The master bedroom and a large second bedroom both have access to the terrace, and there are two bathrooms.



Los Gallardos

€270,000

Ref: 2003

This large country home, located 10 minutes from Mojácar. It features a main house (117m²) with a large lounge diner, kitchen, 2 bedrooms (one en-suite), a family bathroom, and a cloakroom. There are two annexes for guests (2 bedroom and 1 bedroom).



Mojácar Playa

€695,000

Ref: 2231

This cozy, family-friendly home offers privacy and features a garden with fruit trees and flowers. The property has two floors, with two spacious ground-floor bedrooms. The first floor includes another bedroom, and a bathroom, with access to a large terrace.



Mojácar Pueblo

€65,000

Ref: 2187

Charming ground-floor studio with a bright living-dining area, open bedroom, American-style kitchen and stunning sea views. This property is ideal as a vacation home or investment but cannot be rented out for tourism. Don't miss the opportunity to visit!



Mojácar Playa

€360,000

Ref: 2228

This stunning 2 bedroom apartment combines modern design with outdoor living. Its interior maximizes space, providing a bright, open, and multifunctional layout for both daily activities and entertaining.



Mojácar Playa

€199,900

Ref: 1929

Beautiful semidetached house with private pool in Huerta de Abajo. Amazing sea views. Large and homely inside. Private garden and interior patio next to the kitchen and lounge. Private parking inside the plot of land. Very good investment to live permanently.

- Sales
- Holiday Rentals
- Property Care

Mojácar



Townhouse Rincon de la Bahia
265,000€ Ref. ME3057

5  3  82m²  Communal 

- Sea views & south facing
- 2 big terraces
- 450m from the beach



Vera Playa



Apartment Ayamar

165,000€ Ref. ME3058

1  1  93m²  Communal 

- Solarium of 50m²
- Immaculate property
- Parking



Mojácar



Villa Selene

499,000€ Ref. ME3044

4  4  251m²  Private 

- Semi-detached villa
- Sea views & garage
- Terraces & solarium



Vera



Villa La Morata

495,000€ Ref. ME3040

4  3  303m² 

- 15,500m² plot with olive trees
- Separate office space
- Water deposit & garage

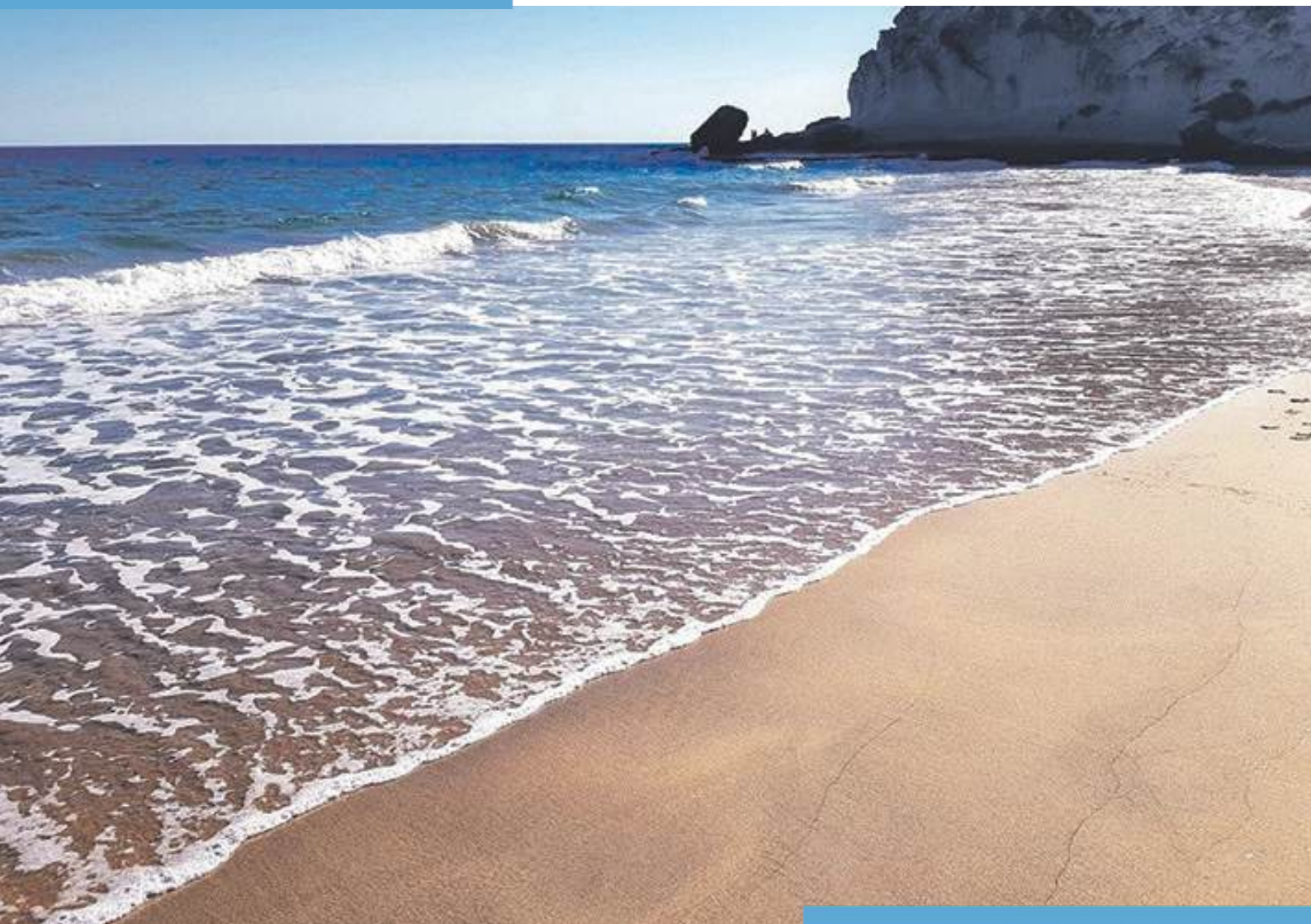




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A NEW ERA IN CONFLICT RESOLUTION: WHAT SPAIN'S NEW LAW MEANS FOR YOU

By Maria José Arroyo – Solicitor – Abogados MAR Consultores

Got a problem with your neighbour over property boundaries? Thinking of getting divorced? Have a financial dispute with a business? As of April 3, 2025, the way these conflicts are handled in Spain has changed significantly.

With the arrival of **Organic Law 1/2025**, Spain is introducing a new legal framework that prioritises *out-of-court conflict resolution* before taking a case to court. This means that before filing a lawsuit, individuals are now required to try resolving the dispute through one of several *Alternative Dispute Resolution methods* (known as **MASC** in Spanish: **Métodos Adecuados de Solución de Controversias**).

This legal shift is designed to ease pressure on the overburdened justice system while helping citizens find faster, more collaborative, and often less costly solutions to their problems.

What Are MASC?

MASC are structured approaches to solving disputes without going to court. Under the new law, these methods are now *mandatory prerequisites* for most civil cases.

Here's a quick look at the options:

Mediation: A neutral, trained mediator helps both parties communicate and reach a voluntary, mutually acceptable agreement.

Judicial or Private Conciliation: A conciliator - either appointed by the court or hired privately - helps both sides negotiate a solution. Private conciliators are often legal professionals with specific expertise.

Binding Offer: One party makes a formal offer to resolve the conflict. If the other accepts, it becomes legally binding.

Independent Expert Opinion: Both parties agree to consult an independent expert to assess the issue. Though not binding, their opinion can guide resolution.

Collaborative Law: Each party is represented by a specially trained collaborative lawyer. Together, they work towards a consensus-based agreement, often with the help of neutral experts.

These methods promote constructive dialogue and often lead to quicker, more cost-effective outcomes compared to traditional litigation.





So, What Should You Do If You Have a Dispute?

The first step is to consult a legal professional accredited in one or more of the MASC methods - *a mediator, collaborative lawyer, or conciliator* - to analyse your case and recommend the most appropriate path.

At **MAR Consultores Jurídicos**, we are accredited in all major MASC practices and can guide you through each step of the process. Our approach includes:

Personalised Case Review: We evaluate your specific situation to suggest the most suitable method—whether that's mediation, collaborative law, or a binding offer.

Guidance and Support: We accompany you throughout the entire resolution process, offering expert legal and emotional support.

Clarity and Transparency: You'll receive clear information about your chosen method, including how it works, what to expect, and any associated costs.

Solution-Focused Results: Our goal is to help you reach a fair agreement that works for all involved—without the stress, time, and expense of going to court.

Why This Matters

Resolving a dispute through court can be slow, expensive, and emotionally draining—and the outcome is entirely in the hands of the judge. MASC, on the other hand, *puts you in control*. Solutions are often faster, more affordable, and longer-lasting because they're built by the people involved - not imposed from the outside. This law marks a major cultural shift in how we approach legal conflicts in Spain. It's not just a new legal requirement - it's an opportunity to resolve disputes more humanely, efficiently, and effectively.

Facing a dispute? Let's talk. At MAR Consultores Jurídicos, we're here to listen—and help you find the best path forward.

At MAR Consultores Jurídicos, we are here to help and advise you with anything you may need related to buying or selling property in Spain. Contact us for a free consultation or visit our website:
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UNA NUEVA ERA EN LA RESOLUCIÓN DE CONFLICTOS: LO QUE SIGNIFICA LA NUEVA LEY ESPAÑOLA PARA TI

Maria José Arroyo – Abogada – Abogados MAR Consultores

¿Tienes un problema con tu vecino por los límites de la propiedad? ¿Estás pensando en divorciarte? ¿Tienes una disputa económica con una empresa? Desde el 3 de abril de 2025, la forma de gestionar estos conflictos en España ha cambiado de manera significativa.

Con la entrada en vigor de la **Ley Orgánica 1/2025**, España ha adoptado un nuevo marco legal que prioriza la resolución extrajudicial de conflictos antes de acudir a los tribunales. A partir de ahora, antes de presentar una demanda judicial, es obligatorio intentar resolver el conflicto a través de alguno de los **Métodos Adecuados de Solución de Controversias (MASC)**.

Este cambio busca aliviar la carga del sistema judicial y ofrecer a los ciudadanos soluciones más rápidas, colaborativas y económicas.

¿Qué son los MASC?

Los MASC son vías estructuradas para resolver disputas sin necesidad de pasar por un juicio. Con la nueva ley, su uso se convierte en un ****requisito previo obligatorio**** para la mayoría de los casos civiles.

Estos son los métodos principales:

Mediación: Un mediador neutral facilita la comunicación entre las partes para llegar a un acuerdo voluntario y mutuamente satisfactorio.

Conciliación Judicial o Privada: Un conciliador, ya sea designado por el juzgado o contratado privadamente, ayuda a negociar una solución. Los conciliadores privados suelen ser abogados con experiencia específica.

Oferta Vinculante: Una parte hace una propuesta formal para resolver el conflicto. Si la otra parte la acepta, el acuerdo se convierte en obligatorio.

Opinión de Experto Independiente: Las partes designan de común acuerdo a un experto para que emita una opinión técnica sobre el conflicto. Aunque no es vinculante, puede orientar hacia una solución.

Derecho Colaborativo: Cada parte cuenta con un abogado colaborativo acreditado y juntos trabajan para alcanzar un acuerdo consensuado, con ayuda de expertos neutrales si es necesario.

Estos métodos fomentan el diálogo y suelen ofrecer soluciones más rápidas y sostenibles que los litigios tradicionales.



¿Qué Debes Hacer si Tienes un Conflicto?

El primer paso es acudir a un profesional del derecho acreditado en alguno de estos métodos: mediación, conciliación o derecho colaborativo, para analizar tu caso y recomendar la vía más adecuada.

En **MAR Consultores Jurídicos**, contamos con acreditaciones en todos los principales métodos MASC y podemos acompañarte durante todo el proceso. Nuestra labor incluye:

Análisis Personalizado: Evaluamos tu caso en detalle para recomendarte el método más adecuado: mediación, conciliación, oferta vinculante, etc.

Acompañamiento Profesional: Te guiaremos paso a paso con el apoyo de un profesional experto en la gestión de conflictos.

Información Clara: Te explicaremos de forma transparente los principios del método elegido, cómo se desarrolla y los costes asociados.

Solución Eficaz: Nuestro objetivo es ayudarte a alcanzar un acuerdo justo, evitando el desgaste emocional, económico y temporal que supone un juicio.

¿Por Qué Es Importante?

Acudir a los tribunales puede ser un proceso largo, costoso y emocionalmente complicado. Y al final, la decisión estará en manos de un juez. En cambio, con los MASC, *tú formas parte activa de la solución*. Los acuerdos logrados son más rápidos, económicos y duraderos porque surgen del entendimiento entre las partes. Esta ley representa un gran cambio cultural en la forma de resolver conflictos en España. No es solo una obligación legal, sino una oportunidad para encontrar soluciones más humanas, eficientes y consensuadas.

¿Tienes un conflicto pendiente? Hablemos. En MAR Consultores Jurídicos estamos aquí para escucharte y ayudarte a encontrar el mejor camino hacia la solución.

En MAR Consultores Jurídicos estamos a tu disposición para ayudarte, aconsejarte en todo aquello que necesites en relación con la compra o venta de tu propiedad en España. Consúltanos de forma gratuita o mira nuestra web.
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Mojácar



This spacious commercial premises in Mojácar Village, spanning 309.92 m², is located near Plaza Nueva. Its large size allows for use as a single business or division into smaller units for various enterprises. Equipped with water, electricity, and bathrooms and benefits from high foot traffic.

Ref. 1823

130,000€

Garrucha



Modern 3-bed, 2-bath ground-floor apartment just steps from the beach. Features a fully equipped kitchen, spacious living-dining room opening to a large terrace. Includes two underground parking spots. Community amenities: pools, gardens, padel court, and lifts. .

Ref. 2906

210,000€

Villaricos



Sea-facing 2-bed, 2-bath apartment on Villaricos' frontline, with a 36.64 m² terrace, parking, and storeroom. Features a bright living-dining area, full kitchen, and laundry. Direct sea/promenade access, lifts, and intercom. Rare find in a charming fishing village.

Ref. 2917

215,000€

Vera Playa



Spacious 4-bed, 3.5-bath villa on a 1,000 m² plot. Features a private pool, carport, low-maintenance garden, and mountain views. Includes a fully equipped kitchen, living/dining rooms, wood burner, laundry, and ample storage. Close to beaches, golf, BBQ, and AC.

Ref. 2876

399,000€

Mojácar Playa



4-bed, 4-bath linked villa in an exclusive Mojácar Playa complex. Features private heated pool, sauna, and sea/mountain views. Spread over 210.73 sqm with roof terrace, ensuite baths, and multiple terraces. Includes parking, solar/electric heating, AC, and beach proximity.

Ref. 2847

560,000€

Mojácar Playa



South-facing 4-bed cortijo villa + annex on 1,864m² in Mojácar Playa, walkable to beach. Features garage, pool, sea/mountain views, and 364m² living space with fireplace. Includes studio annex with development potential. A rare character property.

Ref. 2518

795,000€





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MOJÁCAR PLAYA

€140,000



Beautiful, modern 2 bedroom, 1.5 bathroom apartment in Terrazas del Golf Urbanization on Marina de la Torre. Offers stunning views of golf course/mountains, close to beach, Garrucha, and Mojácar Old Town. Includes underground parking, storage room, padel court, and swimming pool with mountain views.

2 1.5 Communal Private

REF:TG-2.1E

MOJÁCAR PLAYA

€134,950



Bright and spacious 2 bedroom apartment in Terrazas del Golf, Marina de la Torre. Features 1.5 bathrooms with views of the golf course and mountains. Close to the beach, with private parking, storage room, communal padel court, and swimming pool with mountain views.

2 1.5 Communal Private Parking

Ref:TG-2.1D

VERA PLAYA

€184,950



Beautiful 2 bedroom, 1 bathroom, 61m² plus large terrace, approx. 20m², fully furnished ground floor apartment in beautiful condition, with the entrance to the property located directly in front of the swimming pool with stunning grass gardens, large sunny terrace, private parking and only 300m from the beach.

2 1 Communal 61m²

REF:VM1/LV

MOJÁCAR PLAYA

€164,950



Beautiful, 3 bedroom, 2 bathroom, air conditioned, ground floor apartment with new kitchen, underground garage, community pool, only 100 metres to beach and beach bars and bus stop for connections to all of Mojácar Playa, Mojácar Pueblo, Garrucha and Vera Vera Playa/Pueblo.

3 2 Communal

REF:MT/BK

MOJÁCAR PLAYA

€259,950



A fantastic opportunity to own a bright and spacious 2 bedroom, 2 bathroom apartment just a short stroll from the beach and Mojácar Playa's vibrant commercial centre. Enjoy stunning sea views from the large south-facing terrace, perfect for relaxing or dining al fresco.

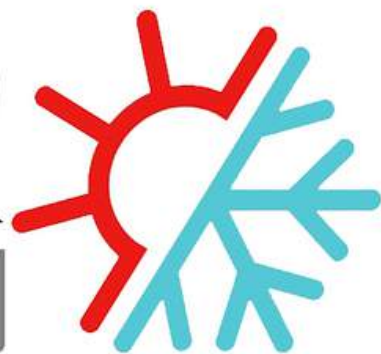
Featuring a comfortable and spacious lounge, fully equipped kitchen, air conditioning, fibre optic internet, private underground garage with direct lift access to apartment, and access to a beautiful communal pool area. This well-maintained apartment is ideal as a holiday home, permanent residence, or rental investment.

2 2 Communal 112m² Private Garage

REF: LZ/IV

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Peugeot 508SW 2012



Citron C3 Picasso 2012



Peugeot Partner 2018



Ford Transit 2015



Opel Corsa 2015



Seat Leon 2016



VW Golf Automatic 2012



BMW 320 Manual 2009



VW Golf 7 Variant 2015



VW New Beetle 2007



VW Esos Manual 2012



BMW 320d Coupe 2012



BMW 520d Manual 2019



Audi A1 Automatic 2012



Mini One Manual 2013



Audi Q5 Automatic 2019

Securitas Direct

about us

Since 1988, Securitas Direct has been a global leader in security solutions, now operating in 17 countries. A pioneer in Spain, we launched the nation's first alarm system in 1993 and now protect over 1 million customers. With three decades of expertise, we remain the trusted choice for safety and innovation.

As your local English-speaking security expert, I bring personalized protection to your home. After relocating from the UK in 2016 with my family - now including four Spanish-born boys - I've dedicated myself to crafting tailored security plans. Let's start with a free home security study to design a system that fits your lifestyle and safeguards what matters most.



Direct

Our Key Services

24/7 Emergency Response (SoS Button)

Whether at home or on the go, our SoS button connects you to immediate help across mainland Spain. With one tap- via your alarm system or mobile app - we alert emergency services and dispatch them straight to your location.

On-Site Guard Response (Vigilante Service)

If an intrusion occurs, our rapid-response security guard arrives to secure your property, assess vulnerabilities, and ensure your safety. Unlimited interventions mean peace of mind, anytime.

Free, No-Obligation Security Study

Ready to tailor your protection? Contact me for a personalized security assessment and quote. Mention "Indalo Property Guide" for priority service.

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Crear un mood board para el diseño interior de tu hogar es una excelente manera de organizar ideas, definir tu estilo y dar vida a tu visión. Ya sea que estés decorando una sola habitación o renovando toda tu casa, un mood board te ayuda a visualizar cómo diferentes elementos—colores, texturas, muebles y decoración—funcionan juntos antes de tomar decisiones importantes.

Empieza recopilando inspiración de nuestro hermoso entorno andaluz, revistas, sitios web o plataformas como Pinterest. Piensa en los colores que te hacen sentir cómodo, los materiales que te encantan y la atmósfera general que deseas crear. Tu mood board puede ser físico, con muestras de tela y pintura, o digital, utilizando herramientas como Canva o Photoshop.

Un mood board te permite experimentar con diferentes estilos sin compromiso. Ayuda a evitar errores costosos, como comprar muebles que no combinan con tu decoración existente o elegir un color de pintura que no se adapta al espacio. Al refinar tus ideas de antemano, garantizas un diseño coherente y bien pensado.

Además, los mood boards pueden servir como una guía práctica al comprar muebles y decoración, manteniéndote enfocado en tu visión y evitando compras impulsivas. También son útiles para comunicar tus ideas con familiares o profesionales, como diseñadores de interiores o contratistas.

Al tomarte el tiempo para crear un mood board, haces que el proceso de diseño sea más fluido y agradable, logrando un hogar bellamente curado que refleje tu personalidad y estilo de vida.



MAKING A HOUSE INTO A HOME AND USING MOOD BOARDS

Creating a mood board for your home's interior design is a great way to organize ideas, define your style, and bring your vision to life. Whether you're decorating a single room or revamping your entire home, a mood board helps you see how different elements—colours, textures, furniture, and décor—work together before making any big decisions.

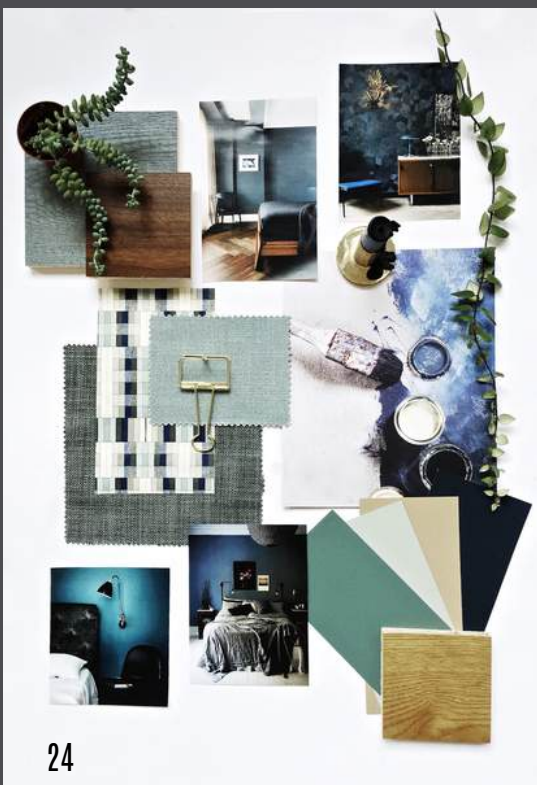
Start by gathering inspiration from our beautiful Andalusian surroundings, magazines, websites, or platforms like Pinterest. Think about the colours that make you feel comfortable, the materials you love, and the overall atmosphere you want to create. Your mood board can be physical, with fabric swatches and paint samples, or digital, using tools like Canva or Photoshop.

A mood board allows you to experiment with different styles without commitment. It helps prevent

costly mistakes, such as buying furniture that clashes with your existing décor or choosing a paint colour that doesn't suit the space. By refining your ideas beforehand, you ensure a cohesive and well-thought-out design.

Additionally, mood boards can serve as a practical guide when shopping for furniture and décor, keeping you focused on your vision rather than making impulse purchases. They're also useful for communicating your ideas with family members or professionals, like interior designers or contractors.

By taking the time to create a mood board, you make the design process smoother and more enjoyable, leading to a beautifully curated home that reflects your personality and lifestyle.





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Due to other business interests with the current Owner, a well known and very successful bar rental is now up for sale in the heart of Mojacar Playa - Almeria.

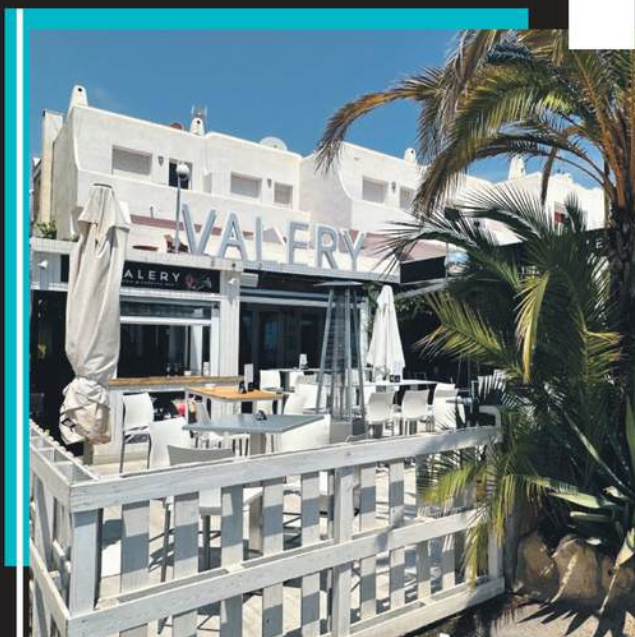
Valery Music and Cocktail Bar has been a successful business for nearly 20 years in Mojacar, only shutting during Covid when it was refurbished.

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- The Cafe area is approx 90 Sq. Metres
- The Kitchens are approx 90 Sq. Metres
- The Storage Areas are approx 230 Sq. Metres

Total Approx Area (including 6 Toilets) is 1,500 Square Metres.



Please contact owner at Venue or on Facebook Messenger Valery Mojacar

Available to commence trading for a new owner(s) on Tuesday 2nd July 2025.



GENERAL

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All Kitchen equipment, pots and pans, utensils, etc included.

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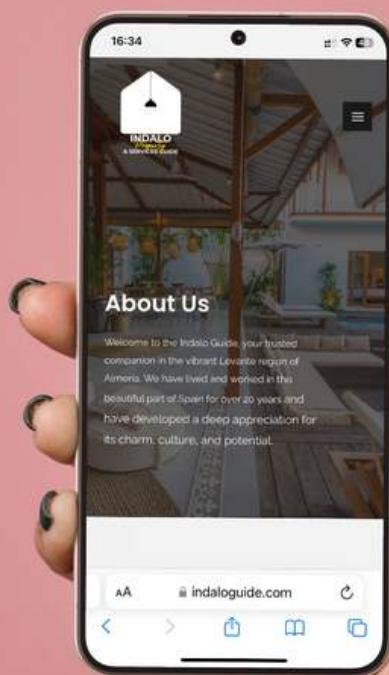
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Cat colonies - Now Protected by Law

High numbers of cat colonies can be evidenced in all areas across Spain, and has been the case for some years. In these cases, responsibility for the identification and management of these animals does not fall on private individuals, but on the *ayuntamientos* (local councils).

Welfare Law 7/2023. This legislation mandates that local authorities implement ethical management programmes for these feline populations. They should implement population control systems, promoting sterilisation and microchip identification of cats living on the street. This approach aims to prevent uncontrolled reproduction and improve the quality of life of these animals, ensuring that they receive the necessary care.

To this end, *ayuntamientos* can collaborate with animal protection associations and volunteer groups, who already play a key role in the management of cat colonies. Each municipality is responsible for developing Feline Colony Management Programmes that include mapping colonies, registering and microchipping cats, and providing necessary veterinary care. Through capture, neuter and release (CES or TNR) programmes, the aim is to reduce the number of stray cats and ensure that those that remain at large do so in appropriate conditions. For instance, Córdoba's TNR programme has achieved a 95% sterilization rate over four years, demonstrating the effectiveness of structured management.

In localities where there is no official cat colony management system in place yet, this regulation is a major challenge. New strategies for coordination between local councils, vets and animal welfare organisations will need to be put in place to ensure proper implementation of the law.

All in all, this latest regulation for the identification of cats with microchips marks a turning point in Spanish animal welfare legislation in that it is now obligatory across the whole of Spain.



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Colonias Felinas

En todas las zonas de España se pueden observar altos números de colonias de gatos, una situación que lleva años presente. En estos casos, la responsabilidad de la identificación y gestión de estos animales no recae en particulares, sino en los ayuntamientos.

Ley de Bienestar Animal 7/2023. Esta legislación obliga a las autoridades locales a implementar programas de gestión ética para estas poblaciones felinas. Deben aplicar sistemas de control poblacional, fomentando la esterilización y la identificación con microchip de los gatos que viven en la calle. Este enfoque busca evitar la reproducción descontrolada y mejorar la calidad de vida de estos animales, asegurando que reciban los cuidados necesarios. Para ello, los ayuntamientos pueden colaborar con asociaciones de protección animal y grupos de voluntarios, que ya desempeñan un papel clave en la gestión de las colonias felinas. Cada municipio es responsable de desarrollar Programas de Gestión de Colonias Felinas, que incluyan la localización de colonias, el registro e identificación con microchip de los gatos, y la provisión de atención veterinaria necesaria. A

través de programas de Captura, Esterilización y Suelta (CES o TNR, por sus siglas en inglés), se pretende reducir el número de gatos callejeros y garantizar que aquellos que permanezcan lo hagan en condiciones adecuadas. Por ejemplo, el programa CES de Córdoba ha logrado una tasa de esterilización del 95% en cuatro años, demostrando la eficacia de una gestión estructurada.

En localidades donde aún no existe un sistema oficial de gestión de colonias, esta normativa supone un gran reto. Será necesario establecer nuevas estrategias de coordinación entre ayuntamientos, veterinarios y organizaciones de protección animal para garantizar la correcta aplicación de la ley.

En definitiva, esta última normativa que exige la identificación de gatos con microchip marca un punto de inflexión en la legislación española de bienestar animal, ya que su cumplimiento es ahora obligatorio en todo el territorio nacional.

Fuentes/Sources: www.infobae.com; www.raia.es www.okdiario.com/



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Essential Spanish - Arranging appointments/activities

By Louise Crawford, Qualified Language Trainer & Linguist

¡Buenas!

Well if you've been reading this monthly column these past few editions, you will have learnt a lot, especially if you follow my advice and practise your Spanish at every opportunity you have, even if they talk back to you in English! In recent editions, we've covered how to express and ask about likes/dislikes and inviting someone out, so this time, we cover arranging an appointment, such as at the doctor's, hairdresser's, optician's, podiatrist's etc.

Learn the core vocabulary

Firstly, ensure you have the core vocabulary you need related to this topic. That means being thoroughly au fait with the days of the week, months of the year, the clock times, and when I say 'au fait, I mean you must be able to pronounce them all with reasonable accuracy and understand them. Once armed with this, you just need to be able to say and understand standard questions and answers related to this topic like the ones below, and you just be able to communicate in a functional, but basic way. Of course, the more you learn and practise, the better you will manage, but either way, just have a go.

Request an appointment

If possible, arrange it face-to-face, as: a) you're more likely to understand more easily than on the phone; b) generally people are more patient when talking face-to-face, and c) if like me, your hearing is not great, you will probably be able to hear them more easily, and you can try and lip read too. So after saying some greeting like

'Buenos días/Buenas tardes/Hola' they are likely to ask what you want with a phrase like:

¿En qué puedo ayudarle? = How can I help you?
The key word here is **ayudar = help**
Or possibly something more generic like **¿Qué desea?** = What would you like?

If they don't start with a question, then go ahead and say:

Me gustaría pedir una cita con el Doctor..../con el oculista por favor = I'd like to make an appointment to see Dr (name)/the optician please. You can also use **'pedir hora'** instead of **'pedir una cita'**. And instead of **'Me gustaría'**, you can also use **'Quería'** = I wanted to.... As in English, there are various ways of expressing the same thing, so an example would be:

Quería pedir hora para un corte de pelo por favor = I wanted to get an appointment for a haircut please.

Fixing the day & time

The receptionist or person you're talking to may ask you when you want to come, rather than give you a specific day or time, so for example:

¿Cuándo quiere venir? = When do you want to come? is the simplest question or

¿Cuándo/Qué día le viene bien? = When/What day suits you?

If it's a medical, dental or similar appointment, they'll probably ask for your name first:

¿Me puede dar su nombre por favor? = Can you give me your name please? Or

¿Cuál es su nombre? You answer with: **Me llamo.....** (My name is)

If it's urgent, then ask about today, tomorrow or the day after tomorrow:

¿Es posible hoy/mañana/pasado mañana?

You might just be in luck, so then they might say something like:

Pues sí puede ser hoy. Tenemos un hueco a las 11h. ¿Le queda bien? = Well, yes it can be today. We have a slot at 11h. Is that good for you?

NOTE: They use '**hueco**' pronounced 'weko' a lot to refer to a 'slot/appointment time', so this is a 'must learn' word. You can even ask **¿Tiene hueco esta mañana/esta tarde?** Do you have a slot this morning/this afternoon?

You're delighted as that suits you, so your answer could be:

Sí me queda muy bien. Muchas gracias.

If you aren't in luck, then they'll say something like:

Lo siento. No es posible hoy, pero puede ser el viernes a las 10h. = I'm sorry. It isn't possible today, but it could be on Friday at 10 am.

They might even say: **Imposible. Estamos a tope hoy.** = Impossible. We're full today. The Spanish are generally very direct, so don't be offended if they give you what appears to be a short response. Think of it as being efficient! No beating about the bush!! Or it might just be that they're closed on that day if, for example, it's a hairdresser's or similar:

Lo siento. Cerramos los sábados. = I'm sorry. We're closed on Saturdays.

If they offer you a day/time that you can't make, then you can use this phrase:

Lo siento. No me queda bien ese día/esa hora = That day/time isn't good for me.

To ask for availability for a particular day, you can ask:

¿Hay disponibilidad para el lunes próximo? = Is there any availability for next Monday?

NOTE: 'Disponibilidad' = availability, so another key word, especially in the context of someone explaining that an optician, dentist etc isn't available on a certain day. They might say: **El dentista no está disponible los lunes** = The dentist isn't available on Mondays.

If it's a medical appointment and it's urgent, then you need to push a little harder for a prompt appointment and explain a little more what the problem is.

Necesito ver a un médico urgentemente. = I need to see the doctor urgently.

Me duele el estómago desde hace tres días/Tengo dolor de cabeza. = I've had a stomach ache for three days.

Me duele = literally means 'To me it hurts + the part of the body. This is a critical phrase to learn when talking about any pain. If it's plural eg, your legs '**Me duelen las piernas**'.

Always ensure that you take an interpreter with you, or a fluent Spanish speaker to any medical appointment if you only speak basic Spanish.

Hopefully, this will give you some pointers to help you arrange that appointment efficiently

¡Suerte! (Good luck!)





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SMART COOLING:

HOW SETTING YOUR AC TO 24°C SAVES ENERGY & YOUR HEALTH

Now that summer is eventually here, when reaching for your AC control, it is worth bearing in mind that setting your air conditioning (AC) to 24 or 25 degrees Celsius is considered the sweet spot for balancing comfort, energy efficiency, and equipment longevity.

01. ENERGY EFFICIENCY

Every degree below 24°C can increase your energy consumption by 6–8%. When you set the AC to a very low temperature, like 20 or 21°C, the system has to work much harder and for longer periods to reach and maintain that temperature—especially during hot summer days. Keeping it at 24 or 25°C means the compressor doesn't have to run as intensively, resulting in *lower electricity bills* and *reduced environmental impact*.

02. REDUCED WEAR AND TEAR

An AC running at maximum capacity to reach colder settings experiences more frequent on-off cycles and extended operation times, which *accelerates wear and tear*. This can lead to *more frequent breakdowns*, higher maintenance costs, and a shorter system lifespan. Operating at a moderate temperature like 24°C allows the AC to run more *steadily and efficiently*, preserving the internal components, especially the compressor.

03. INDOOR COMFORT AND HEALTH

24–25°C is generally comfortable for most people, especially when humidity is controlled. Extremely cold indoor air can lead to dry skin, respiratory discomfort, and increased risk of colds or allergies, especially when moving between hot outdoor air and chilly indoor environments.

CONCLUSION:

Keeping your AC at 24 or 25°C is a smart, sustainable, and healthy choice. It strikes the right balance between comfort and efficiency, while extending the life of your unit and helping reduce your carbon footprint. Small adjustments like this can lead to big savings and a more eco-friendly lifestyle.



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Ahora que por fin ha llegado el verano, al ir a encender el aire acondicionado, vale la pena tener en cuenta que ajustarlo a 24 o 25 grados Celsius se considera el punto ideal para equilibrar la comodidad, la eficiencia energética y la durabilidad del equipo.

01. EFICIENCIA ENERGÉTICA

Cada grado por debajo de los 24°C puede aumentar el consumo de energía entre un 6 y 8%. Al establecer el AC en temperaturas muy bajas, como 20 o 21°C, el sistema debe trabajar más y durante más tiempo para alcanzar y mantener esa temperatura, especialmente en los días calurosos de verano. Mantenerlo en 24 o 25°C permite que el compresor trabaje con menos esfuerzo, lo que se traduce en *facturas eléctricas más bajas y un menor impacto ambiental*.

02. MENOR DESGASTE DEL EQUIPO

Un aire acondicionado que funciona al máximo para alcanzar temperaturas muy bajas sufre ciclos de encendido y apagado más frecuentes y un funcionamiento más prolongado, lo que provoca un mayor desgaste. Esto puede generar averías más frecuentes, mayores costos de mantenimiento y una vida útil más corta. Usarlo a una temperatura moderada, como 24°C, permite que el sistema opere de forma más estable y eficiente, protegiendo componentes clave como el compresor.

03. COMODIDAD Y SALUD

Una temperatura entre 24 y 25°C es generalmente cómoda para la mayoría de las personas, especialmente si se controla la humedad. Un aire interior demasiado frío puede causar sequedad en la piel, molestias respiratorias y mayor riesgo de resfriados o alergias, especialmente al pasar del calor exterior al frío interior.

CONCLUSIÓN

Mantener el AC a 24 o 25°C es una opción inteligente, sostenible y saludable. Ofrece un equilibrio ideal entre confort y eficiencia, prolonga la vida del equipo y contribuye a reducir tu huella de carbono. Pequeños ajustes como éste pueden generar grandes ahorros y un estilo de vida más ecoamigable.



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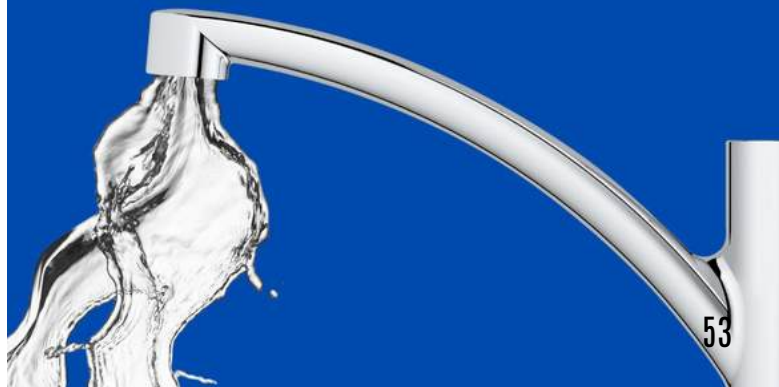
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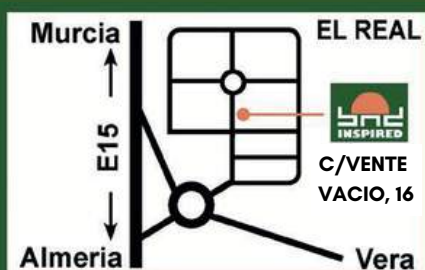
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