

AEDAS Homes delivers 160 BREEAM-certified turnkey units to Nestar for rent in Madrid

- The development, which is now on the market, is located in the new El Cañaveral neighbourhood and has 1- and 2-bedroom properties and impressive common areas (swimming pool, cinema, coworking space, yoga room and much more), starting at €775 per month.
- David Martínez, CEO of AEDAS Homes: "Increasing the professionalised rental offer is key to facilitating access to housing for young people and families at more affordable rental prices".
- José Alonso, partner at Azora: "Nestar is committed to continue creating affordable housing infrastructure by investing in the development of 1,500 new homes for rent in Spain's main cities".
- AEDAS Homes strengthens its leading position as an industrial partner in the Spanish BTR segment, having already delivered 800+ turnkey apartments for rent in seven developments.

May 2023.- [AEDAS Homes](#), a leading listed homebuilder in Spain, and [Nestar](#), an Azora Group platform dedicated to quality and affordable rental housing, have consolidated their business relationship. AEDAS Homes, the leading industrial partner in the Build to Rent (BTR) segment in Spain, has delivered a second turnkey project in Madrid to Nestar, a leading company in the private rental sector.

AEDAS Homes has handed over the keys on schedule to Nestar's Activa Cañaveral development, located in an unbeatable area in the new El Cañaveral neighbourhood in Madrid, a modern, easily accessible enclave with large avenues in a privileged setting less than 15 minutes from the centre of Madrid and very close to Coslada.

Activa Cañaveral is a modern, sustainable (BREEAM certified) residential development with a very high degree of energy efficiency (CEE A certification). The development targets a



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younger public that is moving into a home for the first time and is therefore adapted to their needs and possibilities. The development has 160 1- and 2-bedroom units, which are attractive to tenants not only for their cutting-edge design and functional layouts, but also for having underfloor heating and cooling, which provides comfort, and heat pump technology, which provides energy and financial savings.

Aiming to maximise the wellbeing and experience of its tenants, the development also stands out in the market for its complete common areas, which include an outdoor swimming pool, paddle tennis court, indoor and outdoor gym, cinema, coworking space, community room, yoga room and extensive green areas.

“AEDAS Homes has once again demonstrated its operational and execution capacity to develop turnkey projects and has established itself as the leading partner for Build to Rent projects in Spain”, explained David Martínez, CEO of AEDAS Homes. He went on to highlight the social function of these rental developments, saying that “the increase in the professionalised supply of rental housing is one of the keys to facilitating access to housing for young people and families at more affordable rents”.

Offer tailored to demand

From Nestar, José Alonso, partner at Azora, highly values the ability to work hand in hand with leading companies like AEDAS Homes. “Both organisations”, he pointed out, “have a deep knowledge of the residential sector, the target product and society’s current needs and demands, particularly in its youngest segment”. In this way, Mr. Alonso highlighted how Nestar and AEDAS Homes are able to jointly develop very attractive projects focused on meeting the needs of a new tenant profile in areas with strong rental demand.

Mr. Alonso explained that “Nestar is committed to continue creating affordable housing infrastructure by investing in the development of 1,500 new homes for rent in Spain’s main cities”. With Activa Cañaveral, in the last five months, Nestar has started the marketing of 658 new rental units between Alcalá de Henares—128 units, also developed by AEDAS Homes—and El Cañaveral in Madrid, with 530 units.

The new Nestar rental complex developed by AEDAS Homes is now available at nestarhomes.es with rents starting at €775 per month.



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AEDAS Homes, Spain's leading BTR developer

With this second BTR delivery to Nestar, AEDAS Homes continues to facilitate access to rental housing and to professionalise this market. The Spanish homebuilder has completed a total of turnkey seven developments with 800+ units in Alcalá de Henares (2), Torrejón de Ardoz, Hospitalet de Llobregat, Valencia, Madrid and Seville.

About AEDAS Homes

AEDAS Homes, founded in 2016, is Spain's leading listed residential developer. Having put **over 16,000 units on the market across 250 developments** in the most in-demand areas in Spain, the company has become a **benchmark for innovation, sustainability and professionalism** in the sector.

The company has a **fully-permitted landbank to develop 17,600 homes** through its **six Regional Branches** in Spain's major economic centres and key markets: **Madrid, Catalonia & Aragon, the East & Mallorca, Andalusia & the Canary Islands, Costa del Sol, and the North**. The company operates in 13 autonomous communities, 18 provinces and 50+ municipalities.

For more information: aedashomes.com/en

About Nestar Homes

Nestar is the Azora platform dedicated to affordable rental housing. With a track record of 18+ years, it is the **pioneer of Build to Rent (BTR) and the professional management of affordable rental housing in Spain**. Responding to the needs of the market, Nestar plans to put 1,500 new-build units on the market in the next two years and is **committed to management focused on the well-being of its tenants**, aiming to offer rental housing of the highest quality standards at an affordable price.

For more information: nestarhomes.es

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