

## Two New Luxury Villa with Pool and Amazing Views



**Reference:** 8462C

**Area/Town:** San Eugenio Alto

**Complex:** Mirador del Sur

**Type:** House (Villa)

**Status:** **Sold**

**Price:** €2,530,000

**Energy Efficiency Rating:** Pending

- **Beds:** 3
- **Baths:** 5
- **Plot (m2):** 606 m<sup>2</sup>
- **Internal (m2):** 429 m<sup>2</sup>
- **Floors:** 3

- **Decor:** Built to High Standards, Fitted Cupboards, Fitted Wardrobes, Luxury Fittings, Modern Style, Spacious Accommodation, Stylish Accommodation
- **Exterior:** Balcony, Covered Terrace, Easily Maintained Gardens, Garage, Sunny Terraces, Swimming Pool
- **Location:** Conveniently Situated For Golf, Conveniently Situated Schools, Conveniently Situated Tennis, Horse Riding Area, Near Amenities, Prestigious Area, Quiet Location, Very Good Access
- **Rooms:** Dressing Room, En Suite Bathroom, En Suite Shower Room, Living Room With Dining Area, Office, Storeroom, Utility Room, Wine Cellar
- **Views:** Coastal, Mountains, Sea
- **Additional:** Air Conditioning, Many Special Features

# Two New Luxury Villa with Pool and Amazing Views

Clear Blue Skies is delighted to present this opportunity to purchase a brand new ultra-modern independent villa, in the quiet, exclusive area of San Eugenio Alto, in the sunny south of Tenerife.

San Eugenio Alto is located above Costa Adeje to one side, and over Playa de las Americas to the other and is home to many beautiful multi million euro villas. It is the elevated area above the TF1 motorway, and provides virtually every property in this area with the most amazing panoramic sea views, yet is only a few minutes away from the wonderful beaches, shopping malls and restaurants of Costa Adeje and to the bars and nightlife of Playa de las Americas and Los Cristianos, the major south coast resort towns. There is also easy access to Tenerife's main water theme parks, Siam Park and Aqualand and its close proximity to the TF1 motorway means that the Tenerife South airport is only twenty minutes by car.

Constructed over three floors, each with private pool, lift to all floors, air conditioning and a double garage. On the ground floor, you can find the spacious fully fitted and equipped kitchen with central island, dining area, lounge, utility room, office and guest bathroom. A sleek staircase leads up to the top floor where you will find the generous 20m<sup>2</sup> master bedroom suite with dressing room, en suite bathroom including vanity sink, walk in shower and bathtub and plus access to a private terrace with stunning views. Two further double bedrooms, both with fitted wardrobes, en-suite shower rooms and an additional terrace can be found on this level. The large basement level houses the two-car garage as well as a storeroom, bodega and bathroom.

Externally this property features multiple sunny terraces to enjoy the all year round sunshine and a private pool surrounded with artificial grass and low maintenance gardens.

This fabulous property offers the most magnificent panoramic views which are simply stunning, and are undoubtedly some of the best in the south of Tenerife. Due to the south west aspect, the uninterrupted sea views are all the way to the neighbouring island of La Gomera in one direction and up to Mount Teide to the other.

For anyone wishing to purchase a brand new property, in one of the most exclusive parts of Tenerife, this property has to be visited. Please contact Clear Blue Skies Group SL in our friendly offices in nearby Fañabé Plaza for more information and to arrange an accompanied viewing.

Disclaimer: The material provided in this presentation is based on information provided by third parties whom we believe to be reliable, however we are unable to guarantee it is complete or 100% accurate, so it should not be relied upon as such. Prospective purchasers are advised to take appropriate legal advice regarding such matters.

