

## Luxurious Ground Floor Corner Property in a Desirable Location



**Reference:** 8565  
**Locality:** Abama Golf  
**Complex:** Abama Las Terrazas  
**Type:** Apartment  
**Status:** For Sale  
**Price:** €1,395,000  
**Energy Efficiency Rating:** Pending

- **Beds:** 3
- **Baths:** 3
- **Internal (m2):** 143 m<sup>2</sup>
- **Terrace (m2):** 211 m<sup>2</sup>
- **Floor level:** Ground

- **Community:** Children's Pool, Community Garden, Heated Outdoor Pool, Lift, Well Maintained Community
- **Decor:** Built to High Standards, Excellent Condition, Fitted Cupboards, Fitted Wardrobes, Fully Furnished, Luxury Fittings, Spacious Accommodation, Stylish Accommodation
- **Exterior:** Covered Terrace, Easily Maintained Gardens, Sunny Terraces
- **Location:** Conveniently Situated For Golf, Prestigious Area
- **Rooms:** En Suite Bathroom, Kitchen Diner, Living Room With Dining Area, Shower Room, Storeroom
- **Views:** Garden, Golf, Sea
- **Additional:** Air Conditioning, Many Special Features, One Level

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Clear Blue Skies Group SL is honoured to be asked to exclusively present this luxurious three bedroom garden apartment on the Las Terrazas de Abama complex, which forms part of the prestigious Abama Golf resort, said to be one of the top three golf courses in Spain.

Abama Golf resort is located on the south-west coast of Tenerife, and is recognised as the most prestigious location on the whole island. It is built around the magnificent golf course with its fantastic Moorish inspired hotel operated by Ritz-Carlton as the centrepiece. This location has everything for the discerning property owner, including a beautiful beach, set in a protected cove, with a high-quality beach bar / restaurant, all of which can be accessed using the resort's panoramic, private funicular or the resort train. Abama Resort also boasts numerous dining options, including two Michelin-starred restaurants, a tennis academy and much more. Nearby is the more traditional town of Playa de San Juan, offering alternative culinary opportunities and an authentic Canarian experience.

Las Terrazas apartments are built in an elevated position between the first and second holes of the Abama championship golf course, close to the clubhouse. The complex features three stunning heated swimming pools and large areas of terrace and garden, and due to its enviable situation, the properties benefit from magnificent views out to the Atlantic Ocean and neighbouring island of La Gomera. This exclusive development operates as a hotel and offers the possibility for the apartment to be rented to holidaymakers through the on-site management service. Additionally, owners receive exclusive access to the Plaza Abama Residents' social hub, with its cosy lounges, meeting areas, pools and state of the art gym facilities alongside a selection of premium retail outlets and boutiques.

This luxury property is finished and furnished to the highest of standards and occupies a prime corner position with wonderful views over the golf course. It is air conditioned throughout and comprises three double bedrooms all with en-suite bathrooms and fitted wardrobes, a sleek, modern, fully fitted kitchen with breakfast bar and seating, plus a dining area and spacious lounge. Externally, the large sunny terrace and garden with sunken jacuzzi and wooden decking surround can be accessed from the master bedroom, second bedroom, lounge and dining room and is the ideal spot to take in the stunning golf views and sunsets. An incredibly stylish apartment immaculately presented and sold including the attractive featured furnishings. The price includes a designated parking space and handy storeroom. Must be seen to appreciate the quality of accommodation and breathtaking surroundings on offer.

Please do not hesitate to contact Clear Blue Skies at our friendly office in Fañabé Plaza for more details and to make arrangements to view.

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.

