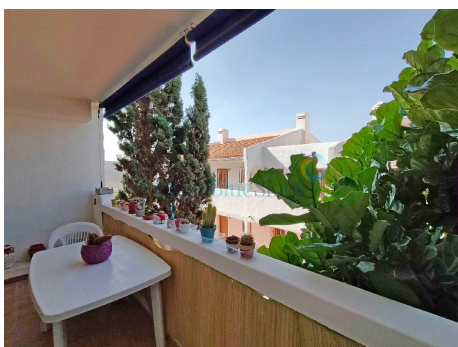
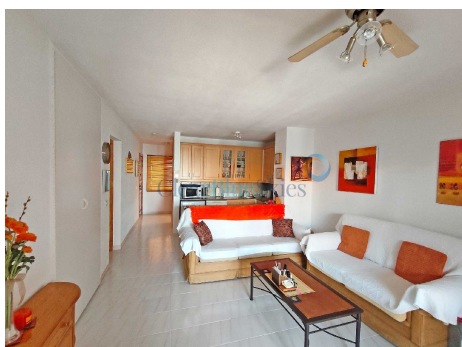


## Very Competitively Priced, Lovely Ground Floor One Bedroom Apartment on a Popular Complex



**Reference:** 8571

**Locality:** Los Cristianos

**Complex:** Port Royale

**Type:** Apartment

**Status:** **Sold**

**Price:** €195,000

**Energy Efficiency Rating:** Pending

- **Beds:** 1
- **Baths:** 1
- **Internal (m2):** 52 m<sup>2</sup>
- **Terrace (m2):** 12 m<sup>2</sup>
- **Year Constructed:** 1987
- **Floor level:** Ground

- **Community:** Heated Outdoor Pool, Well Maintained Community
- **Decor:** Completely Equipped Kitchen, Excellent Condition, Fitted Cupboards, Fitted Wardrobes, Spacious Accommodation, Tastefully Decorated
- **Exterior:** Terrace
- **Location:** Conveniently Situated For Golf, Near Amenities, Popular Urbanisation, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, Living Room With Dining Area, Shower Room
- **Additional:** Ceiling Fans, One Level, Security Grills

# Very Competitively Priced, Lovely Ground Floor One Bedroom Apartment on a Popular Complex

Clear Blue Skies is honoured to have been selected as the exclusive sales agent for this lovely one bedroom apartment, located in the Port Royale complex in the vibrant resort town of Los Cristianos in the south of Tenerife.

Los Cristianos, one of the prominent resort towns in the southern region of Tenerife, has undergone remarkable growth over the years, along with nearby Playa de las Americas and Costa Adeje. Originally a quaint fishing village, it now boasts a plethora of amenities, including an extensive selection of shops, bars, restaurants, and the stunning Los Cristianos and Playa de las Vistas beaches. As the main port in the south of Tenerife, Los Cristianos also offers easy access to the neighbouring islands of La Gomera, El Hierro, and La Palma by ferry, making it an ideal base for exploring the Canary Islands.

Port Royale is a popular, well established and consistently well maintained complex set on the hillside overlooking the town of Los Cristianos where residents can enjoy year-round use of the lovely heated swimming pool area, the ideal place to embrace the tranquil and comfortable lifestyle Tenerife offers. Just a short stroll away, you will find the popular Passarella Commercial Centre, a hub of activity featuring a variety of high quality shops, bars, and restaurants. Port Royale is located approximately twenty minutes on foot to the beach, town and port.

This splendid ground floor property boasts an internal area of 52m<sup>2</sup> comprising of a double bedroom with fitted wardrobes, a shower room, an open plan fitted kitchen and a spacious lounge. The lounge has access through French doors onto the 12m<sup>2</sup> terrace which features roll-down sun blinds for privacy and shade. Notably, the lounge also has a very useful built-in storage cupboard.

This lovely property is being sold unfurnished, ready for new owners to furnish in their own style. The property offers easy access from the nearby parking area and would make an absolutely ideal holiday home or permanent residence. Properties in such a popular location are rarely seen on the market, so please don't miss out on the opportunity to make this delightful property yours, especially as it has just been reduced by 25,000 euros from 220,000 euros to 195,000 euros!!!

Please contact Clear Blue Skies as the sole and exclusive agent today at our friendly office in Fañabé Plaza, Playa Fañabé for more information or to arrange your accompanied viewing appointment.

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.

