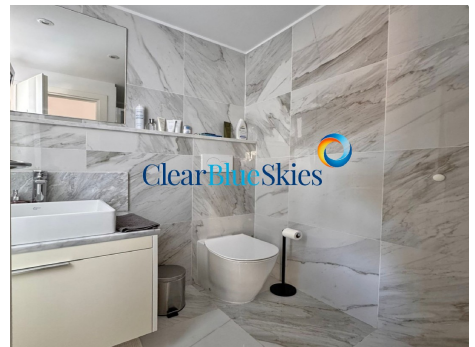
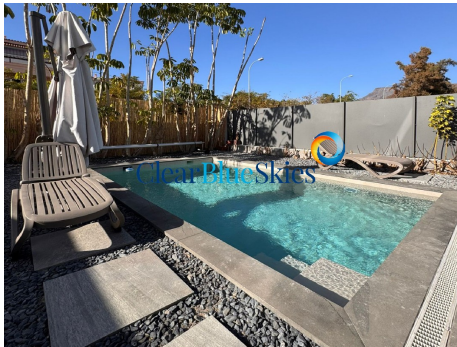


## Stunning Modern Villa in Incredible Central Location featuring Heated Swimming Pool



**Reference:** 8777C

**Area/Town:** Los Cristianos

**Complex:** Portofino

**Type:** House (Villa)

**Status:** For Sale

**Price:** €1,250,000

**Energy Efficiency Rating:** Pending

- **Beds:** 3
- **Baths:** 3
- **Plot (m2):** 300 m<sup>2</sup>
- **Internal (m2):** 150 m<sup>2</sup>
- **Terrace (m2):** 150 m<sup>2</sup>

- **Decor:** Built to High Standards, Fitted Wardrobes, Fully Furnished, Immaculate Condition, Modern Style, Newly Built, Spacious Accommodation, Stylish Accommodation, Tastefully Decorated
- **Exterior:** Garage, Garden, Private Pool, Various Terraces
- **Location:** Conveniently Situated For Golf, Conveniently Situated Schools, Near Amenities, Popular Urbanisation, Prestigious Area, Very Good Access, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, Dining Area, En Suite Bathroom
- **Views:** Partial Sea, Town
- **Additional:** Air Conditioning

# Stunning Modern Villa in Incredible Central Location featuring Heated Swimming Pool

Clear Blue Skies Group SL is delighted to offer for sale this beautiful semi detached villa in the vibrant centre of popular Los Cristianos, in the south of Tenerife.

Los Cristianos was originally a small fishing village and has since transformed into one of the major resort towns in the South of Tenerife, alongside it's neighbours of Playa de las Americas and Costa Adeje. Adjacent to it's sandy beach you can find the main ferry port to the other western Canary Islands of La Gomera, El Hierro and La Palma. There is a lovely promenade which stretches along the coastline through Playa de las Americas, Costa Adeje and all the way to La Caleta. Los Cristianos has a huge selection of shops, bars and restaurants as well as all the amenities of a busy town such as schools, medical centre and public transport links.

This fabulous villa is presented in immaculate condition, finished in high quality materials and furnished to a very high standard, ready for the new owners to enjoy. It is in an absolutely ideal central location with all of the local amenities like bars, restaurants, shops and the seafront being within easy walking distance.

The ground floor of the villa has an open, flowing feel with a spacious lounge and dining area, beautiful fully fitted kitchen and bathroom. All three of the bedrooms are well presented doubles, whilst the master is en suite and features it's own good size balcony with an outlook over the town and laterally towards the sea. Externally there are extensive terraces and garden areas around the private, heated swimming pool and lots of space for entertaining, dining and sunbathing, or just enjoying the fabulous year round climate here in Tenerife. There is also a basement level which houses a substantial garage with space for two vehicles and handy additional storage.

This is an absolutely lovely property both internally and externally and one which could not be in a more convenient central location. The villa is finished in top quality materials, is being sold inclusive of the attractive featured furnishings, and would make a perfect year round residence or luxurious holiday home for the discerning buyer. Great location, beautiful property, if this looks like the house of your dreams, please don't hesitate to contact Clear Blue Skies for more information and to make an appointment for 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.

