

## Beautifully Presented Property Featuring Two Lovely Independent Dwellings



**Reference:** 8794C  
**Area/Town:** Chayofa  
**Type:** House  
**Status:** Withdrawn  
**Price:** €575,000  
**Energy Efficiency Rating:** Pending

- **Beds:** 4
- **Baths:** 2
- **Plot (m2):** 280 m<sup>2</sup>
- **Internal (m2):** 160 m<sup>2</sup>
- **Floors:** 2

- **Community:** Community Pool
- **Decor:** Condition - Good, Fitted Wardrobes, Fully Furnished, Jacuzzi, Spacious Accommodation, Tastefully Decorated
- **Exterior:** BBQ Area, Sunny Terraces
- **Location:** Conveniently Situated Schools, Conveniently Situated Tennis, Near Transport, Popular Urbanisation, Quiet Location, Residential Location, Walking Distance To Restaurants
- **Rooms:** American Kitchen/Kitchenette, Lounge Dining Area, Separate Apartment, Shower Room, Utility Room
- **Views:** Partial Sea
- **Additional:** Air Conditioning, Security Grills

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Clear Blue Skies is delighted to offer for sale, this fantastic four bedroom detached villa in Chayofa. This very attractive property is located in a quiet cul-de-sac surrounded by similar detached family residences.

Chayofa is a lovely small village only five minutes' drive inland from Los Cristianos and Playa de las Americas, and its close proximity to the TF1 motorway means it's only a 20 minute drive to the Tenerife South airport, and is near the fabulous shopping malls, bars and restaurants of Costa Adeje. Chayofa has a quiet and relaxed feel and is home to some very pleasing local bars and restaurants, a tennis centre as well as the Jungle Park which is one of Tenerife's top family attractions. It is close to other Canarian towns such as La Camella, Valle de San Lorenzo and Cabo Blanco, the location of the largest English language school in the south of Tenerife, The Wingate School.

This impressive home is set on its own plot of 280m<sup>2</sup> and enjoys easy road access and features a private garage. Internally it offers a spacious living area (160m<sup>2</sup>) with a unique layout, with the two floors having independent apartment style layouts, while the property remains very much one house. This would be ideal for a family to cohabit while enjoying the privacy and independence this arrangement allows, or indeed there could be the possibility of renting part of the house out as it currently holds a VV licence for short term rentals. Upon entering, the upper level consists of a light filled open plan living area with spacious lounge, dining area and kitchen, pantry, two bedrooms, one double and one with bunk beds plus a family sized modern shower room. The large sunny terrace with BBQ area and jacuzzi is ideal for enjoying the all year around sunshine. The lower level, which is accessed by external stairs you can find another comfortable lounge and dining area leading through an archway to a fully fitted independent kitchen, pantry and two bedrooms which share a modern shower room as well as a good size terrace for relaxing or al fresco dining.

In addition to all of the above, there is a garage and off road parking, well established garden areas, use of communal swimming pool and for added comfort it is fitted with air conditioning. In summary this fine property is being sold furnished with many possibilities and the convenience of a local town only minutes away. Please contact Clear Blue Skies for further information or 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.

