



ClearBlueSkies

House with Independent Apartment In Coastal Location



Reference: 8871C

Area/Town: Palm Mar

Complex: Villas del Palmar

Type: House (Townhouse)

Status: For Sale

Price: €657,000

Energy Efficiency Rating: Pending

- **Beds:** 3
- **Baths:** 2
- **Internal (m²):** 160 m²
- **Terrace (m²):** 70 m²
- **Year Constructed:** 2007

- **Community:** Community Garden, Community Pool, Gated Complex
- **Decor:** Excellent Condition, Fitted Cupboards, Fitted Wardrobes
- **Exterior:** Various Terraces
- **Location:** Conveniently Situated For Golf, Near Amenities, Popular Urbanisation, Quiet Location, Walking Distance To Restaurants, Walking Distance To Shops
- **Rooms:** American Kitchen/Kitchenette, Guest Apartment, Lounge, Solarium And Jacuzzi
- **Views:** Mountains, Town

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Clear Blue Skies is delighted to offer for sale this three bedroom corner house, located in the sunny coastal resort of Palm-Mar.

Palm-Mar is located virtually at the southern tip of Tenerife, and enjoys one of the best year round micro-climates of the whole island. It is quieter than the well known resorts of Los Cristianos and Playa de las Americas but that does not mean that there is a lack of local amenities as there are many bars, restaurants and shops as well as a medical centre and good public transport links. The whole area maintains a feeling of quiet sophistication and has a lovely cosmopolitan mix of residents and visitors alike. This very popular part of Tenerife enjoys a lovely natural coastline with a nature reserve and a seafront promenade as well as a beautiful beach club where you can spend the day or simply enjoy a sunset cocktail. The TF1 motorway passes nearby, so the Tenerife South airport and Costa Adeje are only 15 to 20 minutes drive away.

Whilst this house forms part of an attractive complex centred around a large communal pool, it enjoys the feel of an independent property. It is set in an enviable corner position with large terrace areas and has been cleverly adapted to be used as two separate living spaces. The upper level features two double bedrooms, both with fitted wardrobes, and a modern bathroom with tasteful fittings and a walk in shower. The main living area is open concept and feels bright and airy. At this level there is access to the large terrace area, incorporating a dining space with attractive wooden pergola and relaxing seating/chill out area making it the perfect space for entertaining or just enjoying the incredible Tenerife weather.

The lower level has been cleverly adapted to now form a separate guest apartment which is ideal for visitors or extended family and is complete with living room, open plan kitchen, shower room and bedroom. Over and above, this great house has access to a roof terrace space with hot tub installed; the perfect private hideaway.

This lovely house is being sold furnished, with air-conditioning installed and benefits from a designated garage space in the communal garage. It is located within easy walking distance of the resorts' shops, restaurants, bars and the sea front making it a fantastic opportunity. If this sounds like your ideal property please contact Clear Blue Skies at our friendly Fañabé Plaza office for more information and 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.

