

Corner Townhouse with Guest Apartment and Great Views



Reference: 8948
Area/Town: San Eugenio Alto
Complex: Ocean View
Type: House (Townhouse)
Status: For Sale
Price: €540,000

Beds: 4
Baths: 3
Guest Toilets: 1
Internal (m²): 164 m²
Terrace (m²): 73 m²
Year Constructed: 1990
Floor level: 2

Energy Efficiency Rating:



- **Community:** Gated Complex
- **Decor:** Completely Equipped Kitchen, Condition - Good, Fitted Wardrobes
- **Exterior:** BBQ Area, Garage, Various Terraces
- **Location:** Conveniently Situated Schools, Conveniently Situated Tennis, Near Amenities, Prestigious Area, Quiet Location, Very Good Access, Walking Distance To Restaurants, Walking Distance To Shops
- **Rooms:** American Kitchen/Kitchenette, Dining Area, Guest Apartment, Separate Apartment, Utility Room
- **Views:** Panoramic, Sea, Town

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Clear Blue Skies is pleased to offer for sale this spacious corner position townhouse located within the gated community of Ocean View in the desirable area of San Eugenio Alto in the municipality of Adeje.

San Eugenio Alto is located above the Adeje coastline and is home to many beautiful multi million euro villas. It is in an elevated area above the motorway and, as such, provides the majority of properties in the area with the most amazing panoramic sea views, yet is only a few minutes away from the wonderful beaches, shopping malls and restaurants of Costa Adeje and to the bars and nightlife of Playa de las Americas and Los Cristianos, the major south coast resort towns. There is also easy access to Tenerife's main water theme parks, Siam Park and Aqualand and its close proximity to the motorway means that the Tenerife South airport and all points of the island are easily reached.

This townhouse is in a great corner position within the complex and enjoys a spacious living area spread over two floors and with an additional private garage for one car directly opposite. The property has been redeveloped and now offers an expansive internal space of over 150m² and features, at entrance level, the main living-dining-kitchen area with feature window alcove and access to a private terrace with glass balustrade and stunning panoramic views over the rooftops and out to the ocean beyond. There is also a convenient guest toilet located on this level.

The large lower level is a great family space which features a master suite with its own separate seating area, two further double bedrooms, two bathrooms and two additional multipurpose rooms which could be used as an office space or perhaps a children's play room. Additionally, there is a completely separate studio apartment with its own kitchen and living area with its own independent access, ideal for visiting family or friends. On this level there is also a useful storage room and a laundry area.

Externally at the lower level there are two large terraces offering different ambiances. One quiet, private lateral space currently being used as a barbecue area with an attractive corner rockery garden. The other, a frontal sunny terrace with space for sunbeds and a dining table and chairs, again enjoying a stunning panoramic outlook over the Atlantic Ocean and the nearby island of La Gomera, the perfect spot for relaxing and making the most of the incredible year round Tenerife sunshine.

This home is nicely presented and well maintained throughout, and would make an ideal permanent residence or quality holiday home for longer periods. Clear Blue Skies highly recommend this fantastic property, so please contact our nearby office in Fañabé Plaza for more details and to make arrangements 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.

