

Brand New Contemporary Luxury Villa in Prime Location



Reference: 9013
Area/Town: Playa de Las Americas
Complex: Siam Gardens
Type: House (Villa)
Status: For Sale
Price: €1,980,000
Energy Efficiency Rating: Pending

- **Beds:** 4
- **Baths:** 3
- **Plot (m2):** 417 m²
- **Internal (m2):** 245 m²
- **Terrace (m2):** 172 m²
- **Year Constructed:** 2025
- **Floor level:** 2
- **Floors:** 2

- **Decor:** Built to High Standards, Completely Equipped Kitchen, Fitted Wardrobes, Luxury Fittings, Modern Style
- **Exterior:** 2 Parking Places, Garden, Garden Ready For Planting, Private Pool, Private terrace, Various Terraces
- **Location:** Conveniently Situated Schools, Near Amenities, Residential Location, Walking Distance To Shops
- **Rooms:** American Kitchen/Kitchenette, En Suite Bathroom, Gym
- **Views:** Garden, Mountains, Partial Sea, Pool
- **Additional:** Investment Property

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Clear Blue Skies is delighted to offer the opportunity to purchase this brand new, luxury property in the area of Caldera del Rey, elevated above the stunning coastline of Playa de las Americas, Costa Adeje and all of southern Tenerife.

This area of new development is situated just above the award winning Siam Water Park and popular Siam Mall with its great selection of shops and restaurants, and all the properties in this area are high quality and of modern design. With easy motorway access, the Tenerife South airport is just around 20 minutes drive away and all the areas of the south such as Los Cristianos, Playa de las Americas and Costa Adeje are easily reached. Siam Gardens is an exclusive brand new development of detached luxury villas and this individual villa is completely constructed and ready to be occupied and enjoyed by its first fortunate owners.

With private off road parking for two vehicles, this contemporary villa offers spacious and stylish living spread over two levels. At the lower level you will find two double bedrooms and one full bathroom as well as a laundry room and functional space which would make a perfect home gym. Both bedrooms lead out to a large, private lower terrace and planted garden area.

At the upper level you will find two further double bedrooms including the master suite with hotel style en-suite bathroom and terrace access. There is a further family bathroom and of course the stunning main living space incorporating the sleek yet functional open plan kitchen with central island and integrated appliances and the comfortable family living room. This is a lovely space which is bathed in natural light from not only the floor to ceiling patio doors, but also from the feature internal glass atrium.

Externally at this level is found another great terrace space with stunning private pool, all finished with modern glass balustrades ensuring the view over the lush tropical tree tops and out towards the ocean is maximised.

As one would expect in a villa of this quality, there are many extra features and everything is constructed and finished with quality materials and fittings. For our most discerning clients, this could be the full time residence or holiday home of your dreams. This villa comes highly recommended by Clear Blue Skies so, please call our nearby office in Fañabé Plaza for further information and to arrange your in person or virtual 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.

