

# ClearBlueSkies

## Beautifully Renovated Studio in a Highly Desirable Front Line Complex



**Reference:** 9052C  
**Area/Town:** San Eugenio Bajo  
**Complex:** Club Villamar  
**Type:** Apartment (Studio)  
**Status:** For Sale  
**Price:** €239,000  
**Energy Efficiency Rating:** Pending

- **Baths:** 1
- **Internal (m2):** 33 m<sup>2</sup>
- **Terrace (m2):** 6 m<sup>2</sup>

- **Community:** Children's Pool, Gated Complex, Heated Outdoor Pool, Lift, Well Maintained Community
- **Decor:** Completely Equipped Kitchen, Excellent Condition, Fully Furnished, Modern Style, Renovated, Tastefully Decorated
- **Exterior:** Terrace
- **Location:** Near Amenities, Near Transport, Popular Urbanisation, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, Shower Room
- **Additional:** One Level

# Beautifully Renovated Studio in a Highly Desirable Front Line Complex

Clear Blue Skies is very pleased to present this lovely fully renovated studio apartment located in the very popular, front line Club Villamar complex. Club Villamar is located very close to the marina of Puerto Colon, the Fañabé beach of Playa la Pinta and all of the amenities of the surrounding area of San Eugenio Bajo.

The area of San Eugenio Bajo and Puerto Colon is one of the tourist hotspots of south Tenerife, situated within the well known Costa Adeje area. The attractive marina is home to a host of pleasure crafts, luxury yachts as well as being the launching point for the daily whale and dolphin watching trips that can be enjoyed in the local waters. From directly in front of the complex, the maritime walkway stretches along the coast in one direction through Playa de las Americas and onto Los Cristianos and in the other direction past the marina, through Costa Adeje, the 5 star area of Playa del Duque and towards the highly desirable village of La Caleta.

Club Villamar is a well established and much sought after gated resort with a family feel. It boasts a beautiful heated swimming pool and terraces and the pool area is secure for children and includes a separate children's pool and it is also easily accessible with installed ramps. It's location could not be better, sea front and adjacent to lots of bars and restaurants and a stone's throw from Fañabé beach.

This delightful studio offers wood-look flooring throughout and is presented in move-in condition. The 33m<sup>2</sup> living area consists of a compact kitchenette, and a modern shower room with walk in shower and an open living/sleeping area with direct terrace access through patio doors. This sunny space already has a convenient sun awning installed for when shade is needed and really would make the perfect place to enjoy al fresco dining.

This attractive apartment boasts very comfortable surroundings and an incredible location, close to all of the many amenities this area is famous for. It is being offered for sale fully furnished with the lovely featured furnishings, so it is ready for the new owner to enjoy from day one. Another benefit is that the communal car park, very important in this busy area.

Now reduced by 10,000€ Clear Blue Skies recommends early viewing so please contact our nearby friendly office in Fañabé Plaza for more details and to arrange an accompanied visit.

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.

