

## Two Bedroom Apartment with Garage Space in a Residential Location



**Reference:** 9058C  
**Area/Town:** Aldea Blanca de Llano  
**Type:** Apartment  
**Status:** For Sale  
**Price:** €259,000  
**Energy Efficiency Rating:** Pending

- **Beds:** 2
- **Baths:** 1
- **Internal (m2):** 82 m<sup>2</sup>
- **Floor level:** Ground

- **Community:** Lift
- **Decor:** Completely Equipped Kitchen, Condition - Good, Fitted Cupboards, Newly Built, Spacious Accommodation
- **Exterior:** Patio
- **Location:** Conveniently Situated For Golf, Conveniently Situated Schools, Residential Location, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** Living Room With Dining Area, Storeroom
- **Views:** Town
- **Additional:** Ceramic Hob, Oven, Washing Machine

# Two Bedroom Apartment with Garage Space in a Residential Location

Clear Blue Skies is delighted to offer for sale this well priced and nicely presented two bedroom apartment which is located in the residential location of Aldea Blanca, in the municipality of San Miguel de Abona.

Aldea Blanca del Llano is located a few couple of kilometres inland from the San Miguel coastal areas of Golf del Sur and Amarilla Golf and is just a ten minute drive from the Tenerife South airport. It is a very convenient location at only a couple of minutes from the Las Chafiras commercial and industrial area which offers a great range of retail options with supermarkets, many furniture and homeware stores including Ikea, as well as services such as gymnasiums, cafes, bakery etc. There are various schools in the vicinity including the highly rated Luther King school and it offers quick access to the motorway and also with good transport links, it is a very easily connected to all points of the island.

This nicely sized two bedroom apartment is located on the ground floor of a recently constructed building of only two floors, set on a quiet residential street.

The apartment is very spacious internally at over 80m<sup>2</sup> and is sold fully furnished so is absolutely ready to be purchased and immediately occupied. It comprises of two well proportioned bedrooms, one family bathroom with bidet and bath, a fully fitted and equipped independent kitchen with separate utility/laundry room, an internal patio and a comfortable living room with space for dining area, ideal for family living.

The apartment also comes complete with a garage space in the secure underground communal parking area and a useful storage room.

This is a modern, spacious and comfortable apartment at a reasonable price, making it a very good opportunity as a first property purchase, for a young family or perhaps as an investment for long term rental. Please contact Clear Blue Skies at our friendly office in Fañabé Plaza for more details 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.

