Luxury Apartment on an Exclusive Golf Resort








Reference: 9086C
Area/Town: Abama Golf
Complex: Abama Las Terrazas
Type: Apartment
Status: For Sale
Price: €690,000
Energy Efficiency Rating: Pending

- **Beds:** 2
- **Baths:** 2
- **Internal (m2):** 90 m^2
- **Terrace (m2):** 38 m^2
- **Floor level:** 1

- **Community:** 24H Reception, Children's Pool, Community Garden, Heated Outdoor Pool, Lift, Well Maintained Community
- **Decor:** Built to High Standards, Excellent Condition, Fitted Wardrobes, Fully Furnished, Luxury Fittings, Spacious Accommodation, Stylish Accommodation
- **Exterior:** Sunny Terraces
- **Location:** Conveniently Situated For Golf, Conveniently Situated Tennis, Prestigious Area, Walking Distance To Restaurants
- **Views:** Golf, Sea
- **Additional:** Air Conditioning, Many Special Features, One Level

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Clear Blue Skies is pleased to present this luxurious two bedroom apartment, situated on the Las Terrazas de Abama complex which forms part of the ultra-prestigious Abama Golf resort, home to one of the top golf courses in Spain.

Abama Golf resort is located on the south-west coast of Tenerife, and is recognised as the most prestigious location on the whole island of Tenerife. It is built around the magnificent golf course with its fantastic Moorish inspired hotel operated by Ritz-Carlton as the centrepiece, and has numerous dining options, including a two Michelin-starred restaurant. This location has everything for the discerning property owner, including a beautiful beach, set in a protected cove, with a high-quality beach bar / restaurant, spa, gym, gourmet supermarket and much more, all of which can be accessed using the resort's panoramic, private funicular or the resort train. Abama Resort also boasts a tennis academy with professional standard tennis and padel tennis courts. Around 3 km away, one can visit the traditional small town of Playa de San Juan, offering alternative culinary opportunities and an authentic Canarian experience.

Las Terrazas apartments are built in an elevated position between the first and second holes of the Abama Golf course, a short way from the clubhouse. The complex is simply magnificent with its three swimming pools and large areas of terrace and garden, as well as access to the Plaza Abama Residents' social hub, with its cosy lounges, meeting areas, pools and state of the art gym facilities alongside a selection of premium retail outlets and boutiques. They also have the added benefit of a managed holiday rentals system which allows the property to be rented to holidaymakers through the on-site management service when not in use, providing the opportunity for hassle free ongoing income.

This luxury apartment, located on the first floor offers a comfortable, spacious living area of 90m² finished and furnished to the highest standards. Air conditioned throughout and comprises master double bedroom with fitted wardrobes and luxury en-suite bathroom with bathtub and separate shower unit, second double bedroom with fitted wardrobes, and a further full family bathroom. The kitchen is modern, white and high gloss with integrated appliances and is open plan to the spacious, comfortable living / dining area. Externally, there are two terrace areas with a total of 38m² and which can be directly accessed from the lounge and the master bedroom, and offer ample space for dining, sunbathing, or simple relaxing and taking in the delightful views of the golf course, ocean and La Gomera.

Included in the price is a designated parking space in the communal garage and a handy storage room making this a definite must-see property for the most discerning of clients and investors. Now reduced by 30,000€ Price includes the featured furniture, so at your earliest convenience, please contact exclusive agents Clear Blue Skies at our friendly office in Fañabé Plaza for more information and to arrange 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.








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