

One Bedroom Apartment in a Centrally Located Complex with Heated Pool



Reference: 9111
Area/Town: Los Cristianos
Complex: San Marino
Type: Apartment
Status: For Sale
Price: €219,000
Energy Efficiency Rating: Pending

- **Beds:** 1
- **Baths:** 1
- **Internal (m2):** 53 m²
- **Terrace (m2):** 12 m²
- **Floor level:** Ground

- **Community:** Children's Pool, Community Pool, Gated Complex, Heated Outdoor Pool, Well Maintained Community
- **Decor:** Condition - Good, Fitted Wardrobes, Fully Furnished, Spacious Accommodation
- **Exterior:** Terrace
- **Location:** Conveniently Situated For Golf, 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, Living Room With Dining Area
- **Views:** Town
- **Additional:** One Level, Security Grills

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Clear Blue Skies is delighted to present this spacious centrally located apartment in the San Marino complex, located in the heart of bustling Los Cristianos, in the south of Tenerife.

Los Cristianos, once a sleepy fishing port, was the original tourist destination in southern Tenerife. It has grown over the years into a thriving and cosmopolitan town popular with both residents, tourists and second home owners alike. It offers every local amenity you could wish for; bars, restaurants, shops, supermarkets and much more are all on your doorstep and the beach is only a short downhill stroll away. Los Cristianos remains a busy port and is the perfect base to island hop by fast ferry to one of the neighbouring, smaller Canary Islands. The transport links from here could not be better with the motorway access just a two minute drive away and the public bus service operating in all directions from the closely located bus station.

San Marino is a secure and very popular complex of apartments which, whilst conveniently offering community parking, is the perfect spot for those looking for a property where driving is not a necessity due to it's central location. The complex is well maintained and has lovely communal sun terraces with a large heated pool, perfect for those who enjoy year round swimming. In addition to this, there is a separate smaller children's pool.

This furnished ground floor apartment offers an open plan layout consisting of an American style fitted and equipped kitchen, lounge with dining area, and a sizable twin bedroom with fitted wardrobes. The bathroom is a good size and includes a wash hand basin, a bath with overhead shower, and washing machine. This attractive property has an enclosed terrace, which can be accessed directly from the living area, and features views of the town and palm trees, ideal location to relax, dine or as an occasional bedroom.

To summarise, this perfectly located property is ideal for those with limited mobility or that do not want to drive, with a plethora of amenities on the doorstep and just a short stroll to the beach and bus station, offering great transport links to the airport and the rest of the island. The apartment would benefit from a cosmetic upgrade, offering an excellent opportunity for the new owner to modernise and personalise to their own taste. While well maintained, some decorative updating would further enhance its appeal and overall value. We expect demand to be high so please don't delay in contacting us at our friendly Clear Blue Skies office in Fañabé Plaza for more details or 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.

