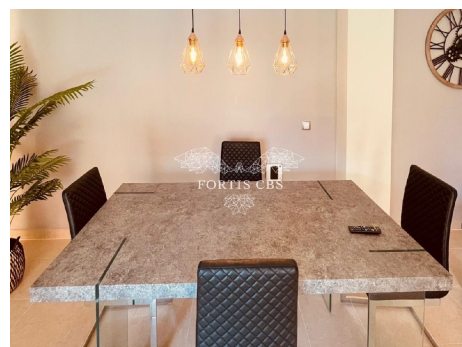
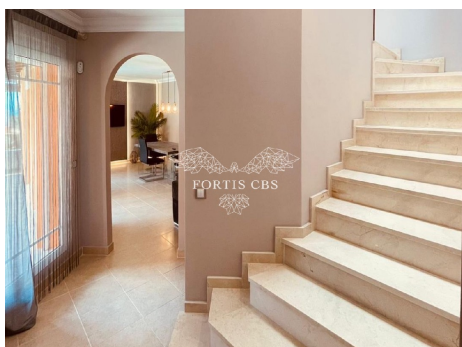
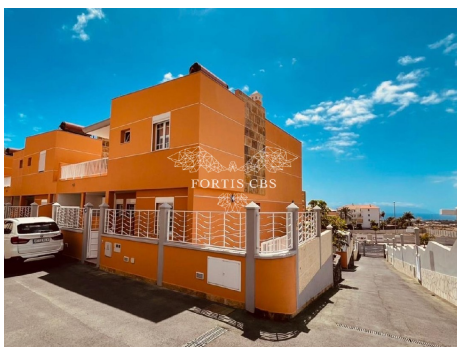
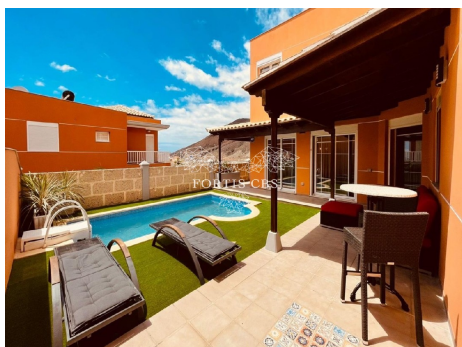


## Super Semi-Detached Villa with Private Swimming Pool with Rental Potential



**Reference:** 8511C  
**Area/Town:** Los Cristianos  
**Complex:** Mesetas del Mar  
**Type:** House (Villa)  
**Status:** For Sale  
**Price:** €795,000  
**Energy Efficiency Rating:** Pending

- **Beds:** 4
- **Baths:** 3
- **Guest Toilets:** 1
- **Plot (m2):** 400 m<sup>2</sup>
- **Internal (m2):** 200 m<sup>2</sup>
- **Terrace (m2):** 150 m<sup>2</sup>
- **Year Constructed:** 2008
- **Storeys:** 3

- **Community:** Gated Complex
- **Decor:** Completely Equipped Kitchen, Excellent Condition, Fitted Wardrobes, Fully Furnished, Spacious Accommodation, Stylish Accommodation, Tastefully Decorated
- **Exterior:** 2 Parking Places, Garden, Private Pool, Sunny Terraces
- **Location:** Conveniently Situated For Golf, Conveniently Situated Tennis, Near Amenities, Near Transport, Popular Urbanisation, Prestigious Area
- **Rooms:** Living Room With Dining Area
- **Views:** Garden, Pool, Town
- **Additional:** Air Conditioning, Investment Property

# Super Semi-Detached Villa with Private Swimming Pool with Rental Potential

Fortis CBS is pleased to offer this fantastic opportunity to purchase a four bedroom air conditioned semi-detached villa with private swimming pool in the popular complex of Mesetas del Mar in Los Cristianos.

Los Cristianos is one of the main resort towns of the south of Tenerife, and is ideally situated just a fifteen minute drive from the Tenerife South airport and has a wide selection of amenities and nightlife to enjoy as well as a vibrant town centre and busy promenade. It is adorned with beach front cafes and multiple beaches to choose from and you can even travel from the port of Los Cristianos by ferry to La Gomera, El Hierro and La Palma, three of the other islands in the Canarian archipelago. It is also only a few minutes from Los Cristianos to Playa de las Americas and to Costa Adeje with their fantastic facilities, theme parks, shopping malls and an amazing array of bars and restaurants.

Mesetas del Mar is a high class gated complex located in a quiet residential area to the rear of the busy town but is still in close proximity to many amenities such as the popular Passarella shopping centre with its great selection of bars and restaurants.

This lovely corner position property is set on a spacious 400m<sup>2</sup> plot and is well presented throughout and offers a spacious living accommodation (200m<sup>2</sup>) spread over three levels. The living and dining area is stylish and comfortable with air conditioning already installed whilst the large independent kitchen has plenty space for a breakfast table. There are four double bedrooms, three complete shower rooms as well as a convenient guest toilet. Over and above this there is a huge basement level of 125m<sup>2</sup> which is ideal for extra guest accommodation, a games room or a gym.

Externally, there is an off road car port for two vehicles as well as a spacious terrace and easily maintained garden area incorporating the private swimming pool with areas for sunbathing and dining "al fresco".

This is a wonderful property, offered for sale fully furnished and representing great value given the build quality and the location as well as having the added bonus of having a VV licence for touristic lettings already in place. Viewing of this home highly recommended at your earliest convenience.

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.

