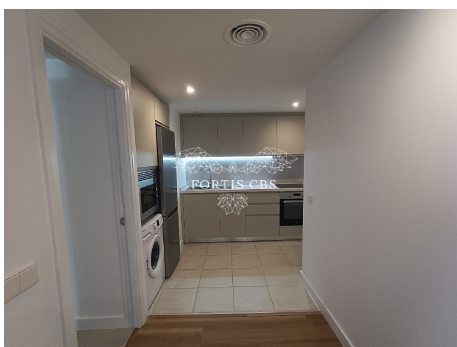




# FORTIS CBS

## Selection of Spacious Two Bedroom Apartments with Private Roof Terraces



**Reference:** 8623C  
**Area/Town:** Los Cristianos  
**Complex:** Atanaus Suites  
**Type:** Apartment (Duplex)  
**Status:** For Sale  
**Price:** €630,000  
**Energy Efficiency Rating:** Pending

- **Beds:** 2
- **Baths:** 3
- **Internal (m2):** 100 m<sup>2</sup>
- **Terrace (m2):** 32 m<sup>2</sup>
- **Year Constructed:** 2004
- **Floor level:** 2

- **Community:** Children's Pool, Community Pool, Gated Complex
- **Decor:** Fitted Cupboards, Fitted Wardrobes
- **Exterior:** Roof Terrace, Terrace
- **Location:** Good Road Access, Near Amenities, Near Transport, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, En Suite Bathroom, Living Room With Dining Area, Storeroom
- **Views:** Garden, Pool, Sea, Town
- **Additional:** Ceramic Hob, Oven, Pre-Installed Heating, Private Security Company

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Fortis CBS is delighted to offer their clients the opportunity to discover Atanaus Suites, a renovation project of a charming complex of just 57 properties ideally located in one of the most coveted areas in the south of Tenerife, Los Cristianos.

Los Cristianos, once a small 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, and 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 an active port town with regular ferry service to some of the neighbouring islands. This is a great location for those who prefer not to drive with everything you need on the doorstep and with regular bus services to all areas of the island.

Atanaus Suites is in a perfect central location, only 600m walking distance from the promenade and beaches in the lively centre of Los Cristianos. The complex itself is undergoing a complete remodelling in order to transform it into a charming residential complex with properties arranged around the attractive pool area. This complex is developed over 4 floors and, whilst it does not have lift installation, it enjoys lovely garden areas and even a small gymnasium.

The two bedroom apartments are all situated on the upper floors of the complex and are very spacious. There is a great range of different styles and layouts to choose from however most offer a living area spread over two floors with kitchen and living room on the lower level and bedrooms on the upper level. Internally the apartments will be sold after remodelling and upgrading has taken place and will feature newly installed kitchens including appliances, air conditioning and fitted wardrobes in the bedrooms. Over and above the ample interiors, the two bedroom apartments also enjoy their own private roof terrace on the top level of the complex. These are incredible spaces, some incorporating their own jacuzzi or unique water feature, all offering the chance to fully enjoy the year round Tenerife climate.

All the two bedroom apartments come complete with their own assigned parking space and convenient store room included in the price making these a great opportunity to purchase a spacious and unique property in a great central location. For more information and to view the various different layout options available and of course to arrange your in person or virtual viewing appointment, please do not hesitate to contact Fortis CBS.

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.

