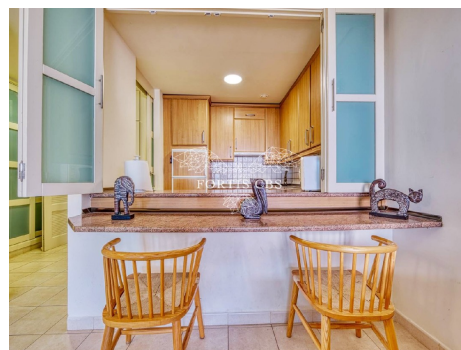




FORTIS CBS

Unique Three Bedroom Penthouse in a Popular Complex



Reference: 8730C

Area/Town: Puerto de Santiago

Complex: Balcon de los Gigantes

Type: Apartment (Penthouse)

Status: For Sale

Price: €525,000

Energy Efficiency Rating: Pending

- **Beds:** 3
- **Baths:** 3
- **Internal (m2):** 101 m²
- **Terrace (m2):** 51 m²
- **Year Constructed:** 2007
- **Floor level:** Ground

- **Community:** Community Garden, Community Pool, Lift
- **Decor:** Completely Equipped Kitchen, Excellent Condition, Fitted Wardrobes, Fully Furnished, Modern Style, Spacious Accommodation, Stylish Accommodation
- **Exterior:** Terrace
- **Location:** 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, En Suite Bathroom, Independent Studio, Lounge, Shower Room
- **Views:** Coastal, Mountains, Sea
- **Additional:** Many Special Features, One Level

Unique Three Bedroom Penthouse in a Popular Complex

Fortis CBS is delighted to present this great opportunity to purchase a unique penthouse property in the Balcon de Los Gigantes complex situated in the wonderful location of Puerto Santiago on the sunny west coast of Tenerife.

Puerto Santiago is a popular Spanish town on the west coast of Tenerife, an area known for its great year round climate. It has a multitude of local cafes, shops and restaurants and a natural black sand beach and nearby rockpools. From Puerto Santiago, you can easily reach on foot the adjoining towns of Playa de la Arena with its larger beach and large number of restaurants and the popular resort of Los Gigantes. Los Gigantes is famous for the stunning 500m high cliffs of Acantilados de los Gigantes and again has a great selection of local amenities as well as an attractive harbour area. Puerto Santiago is located around 20km from Costa Adeje and 25 - 30 km from the southern resort towns of Playa de las Americas, Los Cristianos and thanks to the newly opened extension to the TF1 motorway, is just around a half hour drive from the Tenerife south airport.

Balcon de Los Gigantes was constructed in 2007 and is ideally located approximately 600m from the Playa de la Arena beach and easy walking distance to Los Gigantes. This is a secure complex with communal pools, gardens and lift to all floors with a wide range of amenities on the doorstep.

The stunning two bedroom penthouse has been cleverly redesigned, and by utilizing part of the huge terrace, it has been converted into two independent dwellings, a studio and a two bedroom apartment, both of which enjoy beautiful views from their private terraces. The main apartment comprises of an open American style kitchen with breakfast bar seating, lounge, two double bedrooms with fitted wardrobes, en-suite bathroom and shower room. The large sunny terrace which can be accessed from both bedrooms and the lounge offers a great space to sunbathe or entertain with delightful views to the ocean and cliffs. The studio, which holds a VV license for short term holiday rentals, offers modern open plan living incorporating a sleeping area, kitchenette and dining area, shower room and a vast private terrace enjoying views to the pool, sea and neighbouring island of La Gomera.

A unique property with rental opportunity, fully furnished and also including a parking space in the subterranean garage.

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.

