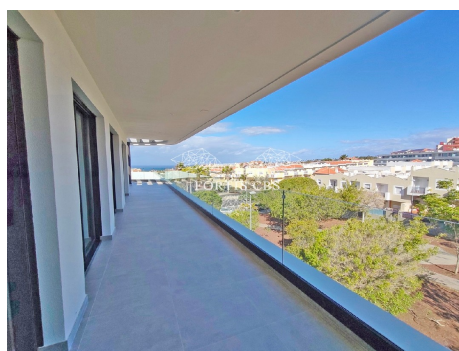
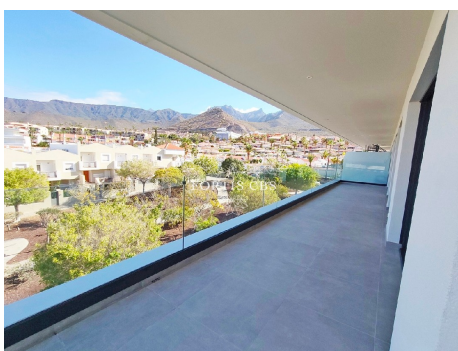
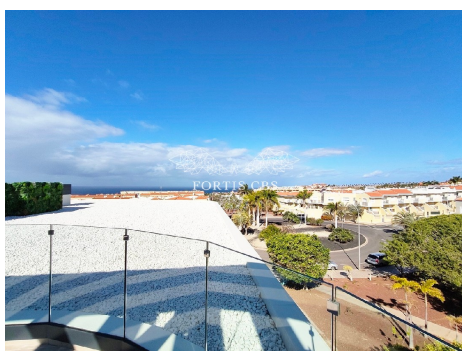
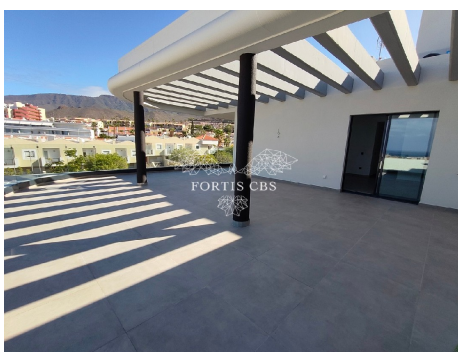
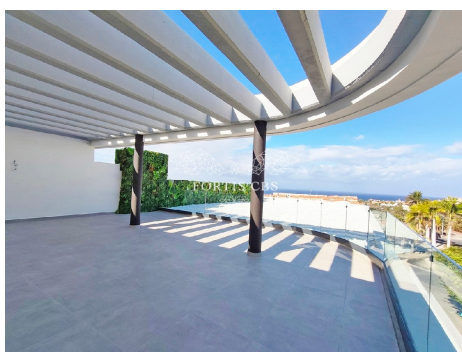




# FORTIS CBS

## Brand New Three Bedroom Penthouse in Perfect Location



**Reference:** 8741C

**Area/Town:** El Madroñal

**Complex:** Atlantic Homes

**Type:** Apartment (Penthouse)

**Status:** For Sale

**Price:** €1,295,000

**Energy Efficiency Rating:** Pending

- **Beds:** 3
- **Baths:** 2
- **Internal (m2):** 82 m<sup>2</sup>
- **Terrace (m2):** 92 m<sup>2</sup>
- **Year Constructed:** 2025
- **Floor level:** 3

- **Community:** Community Garden, Gated Complex, Heated Outdoor Pool, Lift
- **Decor:** Built to High Standards, Completely Equipped Kitchen, Fitted Wardrobes, Luxury Fittings, Modern Style, Spacious Accommodation, Stylish Accommodation
- **Exterior:** Sunny Terraces
- **Location:** Conveniently Situated Schools, Conveniently Situated Tennis, Near Amenities, Near Transport, Popular Urbanisation, Prestigious Area, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, En Suite Shower Room, Living Room With Dining Area, Shower Room, Storeroom, Utility Room
- **Views:** Coastal, Mountains, Sea
- **Additional:** Many Special Features, One Level, Pre-Installed Air Conditioning

# Brand New Three Bedroom Penthouse in Perfect Location

Fortis CBS is pleased to offer to the Tenerife property market, this brand new three bedroom, two bathroom penthouse in El Madroñal de Fañabé, Costa Adeje, in the south of Tenerife.

El Madroñal de Fañabé is the extremely desirable level area, just over the TF1 motorway from the beaches, shopping malls, bars and restaurants of Fañabé and Costa Adeje, all of which are within fifteen to twenty minutes' walk away. Playa de las Americas and Los Cristianos are a five minute drive away and the Tenerife South airport is about twenty minutes by car. In addition to the aforementioned facilities, there is a fantastic municipal park and sports facility, a school, a tennis club, a health spa and many more high quality small businesses in El Madroñal de Fañabé plus within five minutes' walk, you can find the X Sur Shopping Mall and Cinema Complex, which features shops, eateries, a supermarket and multi-screen cinema. This area really does have it all!

This fantastic new development, named "Atlantic Homes", will be offered in two phases, an attractive development of 1,2 and 3 bedroom apartments, 67 properties in total, set over three floors and centred around a beautiful heated swimming pool and sunny tropical gardens. Each apartment will include allocated parking in the subterranean communal garage and a private storeroom.

This re-sale three bedroom property is located on the top floor of the recently completed first phase and enjoys a corner position, thoughtfully configured to make the most of the light and the views in the main living spaces. The large lounge / kitchen / dining room and all bedrooms are bright and enjoy direct access onto the huge private 92m<sup>2</sup> wrap around terrace boasting great views to the mountains, the Atlantic ocean and the neighbouring island of La Gomera. The kitchen will be of a clean, contemporary design, featuring Bosch or equivalent quality appliances and compact quartz worktops and the property will also benefit from a separate utility room. The master bedroom will have fitted wardrobes and an en-suite shower room with rainwater shower, while the second bedroom and third also have fitted wardrobes with a guest shower room adjacent.

In summary, this is undoubtedly a great property and ready to occupy in a very desirable location that would make a great family home, close to the highly rated International Costa Adeje school or alternatively would make a perfect holiday home.

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.

