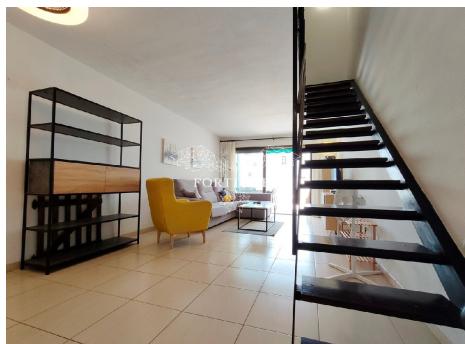




# FORTIS CBS

## Beautifully Refurbished Two Bedroom Duplex Apartment on Popular Resort of Sunset Bay



**Reference:** 8813

**Area/Town:** Torviscas Bajo

**Complex:** Los Atamanes Sunset Bay

**Type:** Apartment (Duplex)

**Status:** For Sale

**Price:** €425,000

**Beds:** 2

**Baths:** 2

**Internal (m<sup>2</sup>):** 89 m<sup>2</sup>

**Terrace (m<sup>2</sup>):** 13 m<sup>2</sup>

**Year Constructed:** 1973

**Floor level:** 1

**Energy Efficiency Rating:**



- Community:** 24H Reception, Children Area, Children's Pool, Community Garden, Community Pool, Gated Complex, Heated Outdoor Pool, Well Maintained Community
- Decor:** Completely Equipped Kitchen, Excellent Condition, Fitted Cupboards, Fitted Wardrobes, Fully Furnished, Modern Style, Renovated, Stylish Accommodation, Tastefully Decorated
- Exterior:** Garage, Terrace
- Location:** Good Road Access, Near Amenities, Near Transport, Popular Urbanisation, Very Good Access, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- Rooms:** American Kitchen/Kitchenette, En Suite Bathroom, Lounge
- Views:** Garden, Pool
- Additional:** Air Conditioning

# Beautifully Refurbished Two Bedroom Duplex Apartment on Popular Resort of Sunset Bay

Fortis CBS is delighted to have been exclusively appointed to offer our clients the opportunity to purchase this fantastic two bedroom apartment on the incredibly popular holiday resort of Sunset Bay in the heart of Torviscas Bajo in the south of Tenerife.

Torviscas Bajo is located in the south of Tenerife, between the resort town of Playa de las Americas and Fañabé and the other parts of Costa Adeje. There are a wealth of bars and restaurants all in the vicinity, and the close proximity to the beachfront promenade means that a stroll in either direction can lead one way as far as Los Cristianos and in the other, past the 5-star luxury of Playa del Duque, to La Caleta.

The resort of Sunset Bay (also known as Los Atamanes) is in the perfect touristic location, set in the heart of Torviscas Bajo. It is a short walk to the beaches of Playa Torviscas, Playa Puerto Colon (Playa La Pinta) and Playa Fañabé and also the marina / water-sports harbour of Puerto Colon, where you can enjoy the many water-based activities on offer and even go whale spotting on one of the fantastic catamarans. The resort of Sunset Bay is very well maintained and also offers a host of on-site facilities including multiple bars and restaurants, two swimming pools, one of which is heated, a children's play park, 24-hour reception and fitness centre.

This beautifully presented duplex apartment is situated on the first floor and has been tastefully renovated in recent years. It offers a spacious and well presented living area spread over two levels, all of which is beautifully decorated and presented. At the entrance level there is a modern style open plan kitchen with sleek white units and breakfast bar seating, and a bright, comfortable living room. On the upper level there are two good sized bedrooms, each with ample built-in wardrobes. The principal bedroom has air conditioning and benefits from its own en suite shower room whilst there is also a second family shower room, both of the bathrooms have been completely refitted to a high standard.

The sunny terrace area is accessed from the lounge and features covered and uncovered areas and a handy sun awning already installed. This is the ideal spot for al fresco dining, sunbathing or simply relaxing while enjoying the views over the gardens and the communal swimming pool.

This attractive turn key apartment which is being sold fully furnished, would make a lovely holiday home close to the beach and all local amenities and has the added bonus of coming with a coveted underground parking space in the communal garage included in the price.

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.

