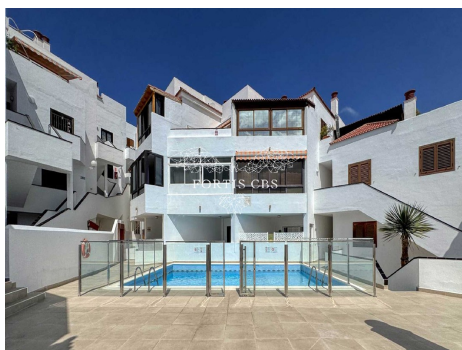




FORTIS CBS

Lovely and Ideally Located One Bedroom Apartment



Reference: 8870C

Area/Town: Los Cristianos

Complex: La Colina II

Type: Apartment

Status: For Sale

Price: €235,000

Energy Efficiency Rating: Pending

- **Beds:** 1
- **Baths:** 1
- **Internal (m2):** 51 m²
- **Floor level:** 3

- **Community:** Community Pool, Gated Complex, Lift, Well Maintained Community
- **Decor:** Condition - Good, Fitted Wardrobes, Fully Furnished
- **Location:** Conveniently Situated For Golf, Conveniently Situated Schools, Near Amenities, Near Transport, Prestigious Area, Walking Distance To Beach, Walking Distance To Restaurants, Walking Distance To Shops, Walking Distance To Town Centre
- **Rooms:** American Kitchen/Kitchenette, Living Room With Dining Area, Shower Room
- **Views:** Mountains, Pool
- **Additional:** One Level

Lovely and Ideally Located One Bedroom Apartment

Fortis CBS is pleased to offer for sale this lovely, well located one bedroom apartment in central Los Cristianos which is ideally situated within easy walking distance of all local amenities.

Los Cristianos is one of the most important resort towns in the south of Tenerife along with Playa de las Americas and Costa Adeje. Los Cristianos is the major port in the south, and provides a ferry service to a number of the other Canary Islands. It has several golden sand beaches and a beautiful esplanade which passes from Los Cristianos all the way through the other large resorts all the way to La Caleta, a distance of around 10 km. It also has a vast array of shops, bars, cafes and restaurants and other entertainment venues in this lovely town. Located just off the TF1 motorway, Los Cristianos is only a twenty minute drive from the Tenerife South airport, and this splendid apartment is only a short taxi ride to Siam Park, Siam Mall, Golf las Americas and scores of other major south coast attractions in Costa Adeje.

Colina II is a well established residential complex with gated entrance and recently refurbished swimming pool & sunbathing areas. This apartment could not be a better location for those who want to have all local amenities right on their doorstep. Close to the bus station, there are public transport links to the whole island and shops, cafes and restaurants can all be found nearby. The main golden sand beach in Los Cristianos is also just a short walk away, so this property is absolutely perfect for those who don't want to have a car.

This splendid apartment itself is located on the 3rd floor with lift access. It is being sold fully furnished and features an open plan layout of 51m² with a comfortable living area, comprising of a double bedroom with fitted wardrobes, shower room, kitchenette and lounge. The terrace has been enclosed to maximise the living space but could easily be opened up again if required and boasts peaceful views to the mountains and the swimming pool. Also included in the price are two private parking spaces in the communal garage.

In summary, as this complex currently permits holiday rentals, the apartment would make a great holiday home, investment or indeed a permanent residence.

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.

