

Luxury 3 Bedroom Villa - San Eugenio Alto - 9282

Property type	Villa		
Location	San Eugenio Alto, Adeje		
Pool	Private pool		
Views	Mountain and sea view		
Sale	1 350 000 €	Reference	9282
Land	426m ²	Built area	140m ²
Living area	123m ²	Terrace	330m ²
Garden area	Yes	Balcony	Yes
Garage	Yes	Bedrooms	3
Bathrooms	4		

Stunning brand-new villa located in the sought-after area of San Eugenio, less than 1 km from the sea!

The house is situated at the beginning of a private street, accessible through an automatic gate, and is located on a corner plot, offering great privacy.

It has been completely renovated and is ready for delivery, with all the necessary documentation in order.

The house is intelligently designed to be adapted to the future owner's taste, offering a range of customization options.

Access to the property is from the private street via a small staircase leading to the main floor. Here, you'll find a spacious, sunny terrace with sea views and an excellent swimming pool (7.5 × 3 m), featuring an electric cover and prepared for heating (a heat pump needs to be installed).

Inside, there is a kitchen space ready for the installation of furniture according to the buyer's preference. The dining and living areas are open-plan with the kitchen but can be easily separated if an independent kitchen is desired.

There is a large covered terrace, designed as an outdoor lounge, but it can be easily enclosed with windows to create an additional living room, allowing the current living room to be converted into a dining room or an extra bedroom.

Even so, there is still plenty of space on the terrace for an outdoor lounge and dining area.

On this floor, there is a double bedroom with its own en-suite bathroom and a walk-in closet.

There is also another full bathroom for guest use.

An additional bedroom can be created, making it possible to have three bedrooms on this floor alone.

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On the upper floor, there are two double bedrooms, each with en-suite bathrooms, walk-in closets, and terraces with panoramic sea views.

It is also possible to add another large bedroom on this floor, allowing the house to have up to six double bedrooms in total.

The property includes a small garage for one car, a large storage room, a solar panel for hot water, and air conditioning already installed (only the internal units need to be added).

In this residential complex, new tourist licenses are prohibited, but since the property belongs to a company with an existing license prior to the restriction, selling the company could be an option to retain the license.

IBI €470/year.

Reference number 9282 - [astenrealty.com](https://www.astenrealty.com).



