

3 Bedroom Duplex - Callao Salvaje - Amoenus - 8540

Property type	Duplex		
Location	Callao Salvaje, Adeje		
Complex	Amoenus		
Pool	Private pool		
Views	Ocean view, Panoramic views over the ocean and the islands		
Sale	1 206 000 €	Reference	8540
Built area	174m²	Living area	142m²
Terrace	62m²	Garden area	68m²
Parking	Yes	Kitchen	Open-plan
Bedrooms	3	Bathrooms	4

AMOENUS - A paradise of calm and security.

Amoenus is a perfect symbiosis between nature and comfort, between the privileged natural ecosystem and exclusivity, meticulously designed for a unique daily experience.

41 luxury homes located in an exceptional setting, with an incomparable quality design and all essential services within easy reach. A completely different way of life, where security, calm, privacy and luxury intertwine to create a life of unparalleled wellbeing.

Simply, Amoenus is a paradise of tranquillity, wellbeing and exclusivity.

This prestigious complex is located in Rokabella, one of the most spectacular new residential areas in the south of Tenerife. A new golf course will soon be available. If we add to this the design of the renowned architect Teótimo Rodríguez Hermoso, the result is spectacular: innovation in each home that blends harmoniously with its surroundings.

AMOENUS consists of 4 types of homes: 13 semi-detached VILLAS, 12 DUPLEXES, 9 PENTHOUSES and 7 TRIPLEXES, distributed between 3 blocks in rows: A, B, C, with C facing the sea.

Here we present the DUPLEX type housing.

They are distributed in row B and their day area, with the salt water swimming pool and a large terrace, is located on the first floor, so that they all have a stupendous front, close and open view of the sea.

The terrace communicates through the large glass sliding door with a wide open-plan kitchen with the living room, fully equipped, including electrical appliances, there is a small storage/laundry room, a complete bathroom and a good size hallway in the lift area, ideal for an office with views to the gardens.

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The lounge area is located on the ground floor, with the exits to the beautiful gardens on both sides and with a large front terrace. There are 3 en-suite bedrooms with fitted wardrobes and the master bedroom has a dressing room.

Modern facilities include integrated hot/cold air conditioning, private lift, hot water by aerotermia and a garage space, moreover a gated complex with video surveillance and solar energy.

A PREMIUM PACK will be offered with the options to receive the home fully furnished and equipped, with some very attractive extras.

IGIC taxes of 7% and 1% AJD are not included in the price. The information is indicative and may be subject to modifications for technical, legal, aesthetic or commercial reasons.

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