



2 Bedroom Villa/House,

High quality Canarian style country house, situated in a quiet location with good climate, Las Norias

* 2 Beds * 3 Baths * 218sqm

- + buyer's commission (3% + IGIC)

€550,000

Ref: LP-L635

Website: <https://www.canarian-properties.com>

Costa Adeje, Tenerife

Canarian
Properties
NETWORK

Property Description

High quality Canarian style country house, situated in a quiet location with good climate

Beautiful high quality Canarian style country house for sale in a quiet location with a good climate on the island of La Palma in the Canary Islands. The property is located in the municipality of Los Llanos de Aridane, in the village of Las Norias, and offers breathtaking views of the sea and the mountains. It is situated at an altitude of approximately 320 metres.

The main house is on one floor and has a constructed area of about 168 m². It has a spacious entrance hall, a large living-dining room with integrated kitchen, a bedroom, a bathroom en suite and a utility room with guest toilet. Furthermore, there is a large terrace with beautiful views.

The property also has a guest flat of approximately 50 m², which includes an entrance hall, a living-kitchen-dining room, a bedroom and a bathroom with shower. This flat also has a large terrace and nice views. In addition, the house has a garage with an up-and-over door and remote control. As for the general condition, it is in very good condition and offers a solid and well-finished construction.

The modern Canarian style construction uses high quality materials. The ceilings are in Canarian style, with part of the interior ceilings made of wood and the doors and windows are made of aluminium with double glazing. The interior doors are made of wood. To the terraces, there are sliding doors. There is a wooden pergola and terraces with natural stone tiles. The garden walls are made of Canarian stone, the house has gas central heating in all rooms, and in the living room there is a refractory ceramic fireplace. Hot water is provided by a solar collector.

The plot is approximately 2,592 m² in size and is partially fenced. It is on several levels and has low maintenance gravelled areas as well as fully landscaped gardens planted with trees and ornamental plants, including subtropical plants and flowers.

All in all, this property offers a very tranquil setting and is equipped and cared for in great detail. It is a bright house, with large windows facing the sea, good quality wooden fitted wardrobes and beautiful gardens with automatic irrigation.

This impressive mansion has been tastefully created to German standards and with top quality materials. It is an ideal home for those looking to live in an area with a good climate and enjoy unforgettable sunsets.

LOCATION:

- Municipality of LOS LLANOS DE ARIDANE
- Locality of LAS NORIAS
- With a mountain and a sea view
- ca. 320 m above sea level

DESCRIPTION:

- The property has in total approx. 2.592 m²

- Single storied dwelling house of approx. 168 m² overbuilt space

- Spacious hall
- Living-dining room with integrated kitchen
- 1 bedroom
- 1 bathroom en suite
- Laundry room with toilet
- Large terrace with beautiful views

- Guest apartment of approx. 50 m²

- Hall
- Living-dining-kitchen
- 1 bedroom
- 1 bathroom with a shower
- Large terrace with beautiful views

- Garage with tilt door and remote control

GENERAL CONDITION:

- Very good general conditions
- Very solid and well finished construction

BUILDING MATERIALS:

- Modern, canarian style
- All materials of high quality
- All the equipments are top quality
- Canarian roofs
- Part of the ceilings made of wood
- Walls made of common hollow blocks
- Doors and windows in aluminum with double glazing
- Internal wooden doors
- To the terraces, there are sliding doors
- Ceramic floor tiles
- Wooden pergola
- Terraces of natural stone slabs
- Garden walls made of Canarian stones

CLIMATE CONTROL:

- Central gas heating system in all the rooms
- Refractory ceramic stove in the living room

HOT WATER:

- Solar collector

SUPPLIERS:

- Electricity
- Town water connection

INVENTORY:

- Furniture and fixtures are included in the Price

GROUND:

The property has approx. 2.592 m²

- Partially fenced property
- distributed over several levels
- Gravelled areas with low maintenance
- Fully landscaped and planted property
- Ornamental trees and plants
- Subtropical plants
- Flowers

ROAD COMMUNICATION:

- Small pathway with very little traffic

DRIVING DISTANCES:

- Los Llanos in about 20 minutes
- Supermarket approx. 10 minutes
- Restaurant approx. 5 minutes
- Beach approx. 10 minutes
- Hospital approx. 40 minutes
- Airport in about 60 minutes
- Santa Cruz in about 60 minutes

MORE INFORMATION:

- Property in a very quiet place
- Very well equipped and well maintained house
- Very bright house
- Large windows to the sea
- Wooden built-in cabinets of good quality
- Wonderful gardens with automatic irrigation
- Part of the property is covered by volcanic lava

Impressive estate, created very tastefully under german standards with premium materials

A house in a good climate zone with unforgettable sunsets

Gallery

