

Guía de Isora – Abama Golf Resort

# The Abama Hills – Plot with Project and Building Permit

Property ID: ES253185202



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**PURCHASE PRICE: 2.850.000 EUR • LAND AREA: 953 m<sup>2</sup>**

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## At a glance

Property ID	ES253185202	Purchase Price	2.850.000 EUR
Bedrooms	4		

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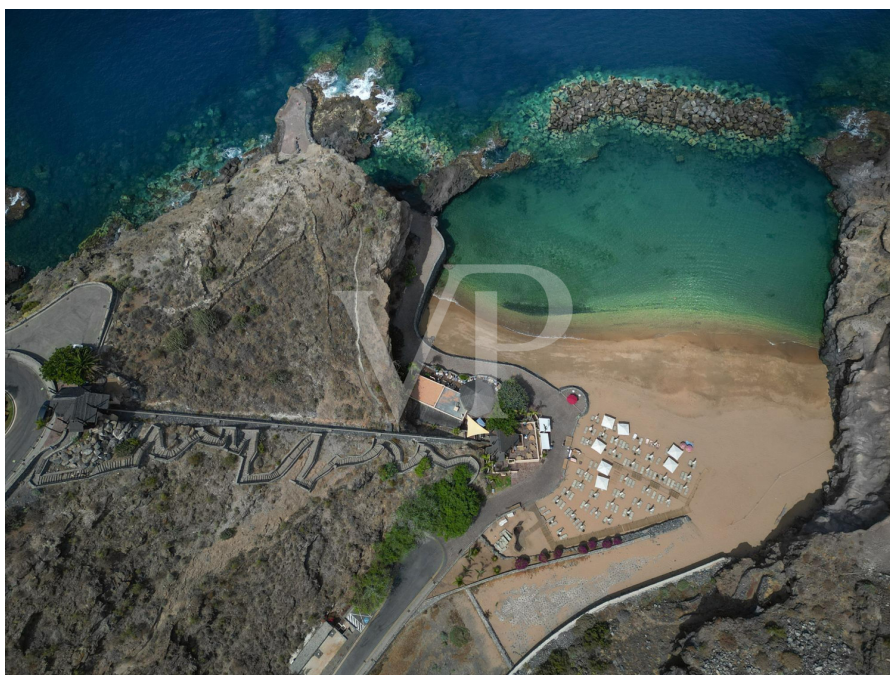
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## A first impression

We present the exclusive villa The Abama Hills, located on the frontline of the Abama Golf Resort next to the 5-star Ritz-Carlton Abama hotel. The 953 m<sup>2</sup> plot offers breathtaking panoramic views of the golf course, the Atlantic Ocean, and La Gomera. The bright, double-height living room forms the heart of the home, boasting spectacular views. The modern kitchen on the second floor opens onto a private terrace. The luxurious master bedroom features a jacuzzi on its own terrace with stunning ocean views. On the ground floor, there are three guest bedrooms, two with private Japanese-style gardens. The villa includes two pools: an 18-meter-long pool on the ground floor with an integrated jacuzzi and another on the rooftop, which also features a barbecue area and a dining space under a pergola. The basement includes a wine cellar, a garage for three cars, and a versatile space that can be used as a spa, home theater, gym, or office, as well as a laundry room and storage area. The plot is for sale with a building permit, technical project, and design proposal for €2,850,000 plus taxes. Construction costs are estimated from €2,150,000, depending on the buyer's modifications and choices.

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## Details of amenities

Plot with building licence, technical project, and design proposal

Plot size: 953 m<sup>2</sup>

Maximum buildability: 40%

Maximum height: 2 floors, 7.2 m

Project:

Living area: 278 m<sup>2</sup>

Basement with garage: 311 m<sup>2</sup>

Terrace area: 398 m<sup>2</sup>

Garden areas: 200 m<sup>2</sup>

2 pools (one 18m pool, another pool on the rooftop terrace)

Custom modifications possible

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## All about the location

Abama Luxury Residences is located in the municipality of Guía de Isora in the south of Tenerife. It is an exclusive 5-star resort in a unique location with luxury real estate, a hotel from Ritz Carlton and the famous Abama golf course. The Abama Resort is designed to satisfy all of its guests / owners' needs with impeccable service and elegance. A large selection of gastronomy, an enchanting white sandy beach with turquoise water, first-class sports and leisure facilities, a SPA, kids club, etc. are offered. A dream place to enjoy an unforgettable vacation or to settle down. Various luxury properties are offered in this resort- Apartments, villas and plots to build your own dream villa. The charming village of Playa San Juan is only a few minutes drive from the Abama Resort and offers several restaurants / cafes, shops and a very nice promenade for walking. The southern airport "Reina Sofía" is only 25 minutes away by car, the northern airport "Los Rodeos" is only 1 hour by car.

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## Other information

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## Contact partner

For further information, please contact your contact person:

Caroline Müller

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Avda Chayofita 18, C.C. Parque Santiago 6, Local 24 Teneriffa Süd  
E-Mail: [tenerife.south@von-poll.com](mailto:tenerife.south@von-poll.com)

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