



# 5 Bedroom Villa - Chayofa

9917

PROPERTY TYPE	Villa		
LOCATION	Chayofa, Arona		
POOL	Private pool		
VIEWS	Ocean view, Panoramic views		
SALE	1 470 000 €	REFERENCE	9917
LAND	520m <sup>2</sup>	BUILT AREA	206m <sup>2</sup>
TERRACE	Yes	GARDEN AREA	Yes
PARKING	Yes	KITCHEN	Open-plan
BEDROOMS	5	BATHROOMS	5
FURNITURE	Fully		

Premium Investment Opportunity in Tenerife: luxury villa with proven income and an active holiday rental (VV) license, generating an average of €12,000 per month over the last eight months. A clear proposition for those seeking immediate returns in the south of Tenerife.

Located in Chayofa, just 10 minutes from Costa Adeje and its renowned golf courses, this recently renovated villa sits in a high-demand area with excellent short-term rental performance. The sale includes the acquisition of the shares of the owning company, allowing the buyer to retain the active VV license and continue operations without interruption.

The property is divided into two independent units, optimizing occupancy and diversifying the guest profile. The first unit, measuring 95 m<sup>2</sup>, features a bright living area with open-plan kitchen, two spacious bedrooms with en-suite bathrooms, and a main terrace with outdoor dining area. It also includes a private garden with heated jacuzzi and sunbathing area.

The second unit, larger at 111 m<sup>2</sup>, offers a spacious living room with sea views, three bedrooms with private bathrooms, a gym, and an outdoor patio with private pool, as well as a covered dining area.

Both units have independent entrances, ensuring privacy for guests. The property is sold fully furnished and equipped, with air conditioning throughout, and includes access to a heated communal pool, a separate wooden outbuilding adapted as a laundry room, and two private parking spaces.

Income can be verified through booking history on Airbnb and Holidu, providing full transparency for the buyer.

There is also the option to acquire the property only, without company shares or the VV license, for €1,270,000.

We invite you to discover in person a property where every space has been designed to enjoy the surroundings and the lifestyle that defines Tenerife.

Community Fees: €130/month

IBI (Property Tax): €770/year

Reference Asten Realty: 9917



