



**KENSINGTON**<sup>®</sup>

Finest Properties International

## Avocado finca with house and large leisure area with pool



## general:

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<b>object number external:</b>	KPTC1757	<b>as from:</b>	20.01.2025
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>place:</b>	38280 Tegueste
<b>living space:</b>	87,00 m <sup>2</sup>	<b>Floor space:</b>	1.004,00 m <sup>2</sup>
<b>Total size of site:</b>	77.300,00 m <sup>2</sup>	<b>Number of Rooms:</b>	5,0
<b>Number of bedrooms:</b>	3,0	<b>Number of bathrooms:</b>	3,0
<b>Number of sep. bathrooms:</b>	1,0	<b>number of parking spaces:</b>	4,0
<b>Condition:</b>	groomed		

## prices:

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<b>outside parking space:</b>	0,00 €	<b>purchase price:</b>	4.000.000,00 €
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## energy certificate:

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## contact person:

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<b>company:</b>	EV Immobilienmanagement Teneriffa S.L.	<b>name:</b>	Oliver Brüderle
<b>street:</b>	Marqués Villanueva del Prado 1, Edf. Casablanca,	<b>place:</b>	38400 Puerto De La Cruz
<b>phone:</b>	+34 674 034 40 92	<b>Email:</b>	tenerife@kensington-international.com

## Infrastructure:

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<b>Highway :</b>	6 km
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## Description:

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Welcome to this extensive and idyllic avocado finca in Tegueste. This well-maintained property offers on one level a residential house with an surface of 87 m<sup>2</sup> and various outbuildings with an impressive surface of 1,004 m<sup>2</sup>, so there is plenty of space for your individual needs.

With a total of five rooms, including three bedrooms and three bathrooms, this property is ideal for families or couples who value privacy and are also looking for a profitable avocado crop as an investment.

At the entrance of the property is the residential house, which has all communal services, electricity, water and telephone.

In the centre of the property there is a large leisure area with a swimming pool, sun terrace and a house with a spacious living room, kitchen and two bathrooms. In this strategic point and surrounded by nature, you will simply enjoy the tranquillity and privacy.

The finca comprises a plot of 77,300 m<sup>2</sup>, which is mainly agricultural, but also urban land. It is mainly dedicated to the cultivation of avocado trees. There are around 2,500 trees with an average age of 5 years and a production of almost 125,000 kilos per year. The cultivation area is 66,000 m<sup>2</sup>. Vegetables are also cultivated and there is a variety of plants and flowers that create a perfect and natural environment.

There is a water tank with a capacity of 8,000 m<sup>3</sup> for irrigation. With two water connections from different suppliers, one public from the Cabildo and another from a communal source, the water supply is always guaranteed. The finca also has an automated irrigation system that can be controlled via mobile phone.

For agricultural use, there is a large warehouse, office space and tool rooms.

This finca is not just a good investment, it is also a dream lifestyle in an incredible location. A true paradise for anyone looking for something special.

## Location:

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Tegueste is located in the north-east of Tenerife, on the Anaga Landscape Park, in an extensive water catchment area that provides a mild climate and great natural wealth. In Tegueste you will encounter a traditional, Canarian environment that could not be more pristine.

## Equipment description:

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Residential house:

- Living room.
- Kitchen.
- Three bedrooms.

- One bathroom with bathtub.

As the house is inhabited by the caretaker, no photos of the interior could be taken for privacy reasons.

Leisure area:

- Large living room with adjoining glazed balcony.
- Kitchen with 2-ring electric hob, wood-fired grill and fridge-freezer combination.
- Two separate bathrooms, each with shower, toilet, washbasin and window. One bathroom also has a urinal.
- Large pool that can be heated by solar panels.

Several storage rooms and a separate toilet in this area.

## Other information:

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The sizes mentioned in this exposé are taken from

- the land register regarding the property
- the cadastre regarding the built-up areas

The registration of the buildings is in progress.

The annual avocado production is approximately 125,000 kg.

Avocado varieties: Hass-Fuerte and Hass-Liso.

Water tank with a capacity of 8,000 m<sup>3</sup> and 13 water stocks.

## images

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