

The Tenerife Property & Business Guide



FREE / GRATIS | March 2022
Every Month | Issue 209

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LOS CRISTIANOS, PLAYA GRACIOSA III

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APARTMENT ON COMPLEX
WITH 2 POOLS.

Please see Pages 18 and 19 for more information



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DID YOU KNOW? The 7 living generations?

- The Greatest Generation (born 1901-1927)
- The Silent Generation (born 1928-1945)
- Baby Boomers (born 1946-1964)
- Generation X (born 1965-1980)
- Millennials (born 1981-1995)
- Generation Z (born 1996-2010)
- Generation Alpha (born 2011-2025)



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PEBBLE BEACH, AMARILLA GOLF

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GOLF DEL SUR



Spacious 2 bed, 2 bath apartment with sea views, situated on popular complex with swimming pool and bowling green. Garage space included. Close to all amenities and the San Miguel Marina

€210,000

GOLF DEL SUR



Well-presented, top floor studio apartment with pool and sea views on popular holiday complex with restaurants, bars and supermarket on site. Close to all other amenities.

£78,500 Sterling

GOLF DEL SUR



Top floor, 2 bed apartment with large sunny terrace with views over the sea to Red Mountain. Situated on popular complex close to the sea, restaurants, shops and all other amenities and travel links.

€159,000

GOLF DEL SUR



Large, top floor well-presented 2 bed, 2 bath apartment with 2 terraces and private use of roof terrace giving 360° views and all-day sun.

€165,000

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SANTA MARIA – TORVISCAS BAJO



Ref: 635-S

Excellent central location, very well run hotel with heated swimming pool. Fully refurbished large studio apartment, furnished. Close to the beach, shops and restaurants.

0 bed, 1 bath 155.000€

MARINA PRIMAVERA – SAN EUGENIO BAJO



Ref: 624-CF

Freehold – Pool Bar. Amazing opportunity! This is a once in a lifetime opportunity – the freehold is available for this extremely popular, well established pool bar. Ready to go with large fitted and equipped kitchen, and bar area. Guest toilets and large terrace. Whether you want to run this yourself or sell on the traspaso (and collect a monthly rent), this is a really excellent opportunity for the right people. Call for more information, or to view.

0 bed, 1 bath 249.950€

ATOGO, CHARCO DEL PINO



Ref: 313-B3

Beautiful bungalow on its own plot for sale in a rural area, close to Charco del Pino. Three bedrooms, independent fitted and equipped modern kitchen. Private heated pool.

3 bed, 2 bath 275.000€

PALO BLANCO – SAN EUGENIO BAJO



Located in the centre, close to the San Eugenio Shopping centre, Puerto colon and the beach. Spacious two bedroom, two bathroom, townhouse. Refurbished and offered furnished. Located in front of the large community swimming pool.

2 bed, 2 bath 325.000€

SUMMERLAND – LOS CRISTIANOS



Ref: 615-A1

Very well presented large one bedroom apartment, well located within this central community. Close to all amenities and only a short walk to the coast. The property offers double bedroom, lounge dining room, semi-independent kitchen, bathroom and private terrace. Care/ pool bar on site and large community swimming pool.

1 bed, 1 bath 170.000€

FAIRWAYS VILLAGE, GOLF DEL SUR



Ref: 593-V3

Fully refurbished corner villa, well located within this popular community. Spacious, and with many quality features, this large property offers three bedrooms, two bathrooms, lounge, large kitchen/diner, private and sunny gardens/terraces, and views to the swimming pool. Great community pool and on-site restaurants.

3 bed, 2 bath 325.000€

AZAHARA PLAYA – LOS CRISTIANOS



Ref: 621-S

This is a rare opportunity. Very well presented, spacious studio apartment in this very popular community. Refurbished with stunning views. Large sunny terrace, and excellent community facilities. Just two minutes' walk to Las Vistas beach!

0 bed, 1 bath 216.000€

BUNGAMAR – PLAYA DE LAS AMERICAS



Ref: 633-TH2

Refurbished, large modern town house available in central Playa de las Americas. Offer furnished to a high standard, this property offer two double bedrooms, bathroom and W.C., new fitted and equipped kitchen, two balconies and large enclosed sunny terrace. Sea views, and community pool. Viewing is recommended.

2 bed, 2 bath 252.000€

ALTAMAR – PLAYA DE LAS AMERICAS



Well-presented town house available in central Playa de las Americas. Offered furnished and ready to move into, with two double bedrooms, bathroom and W.C., fitted and equipped kitchen, two balconies and large enclosed terrace. Gated community with large new, refurbished swimming pool. Viewing is recommended.

2 bed, 2 bath 189.000€

PRIVATE VILLA – LAS ROSAS



Ref: 612-V4

Modern detached villa in a quiet residential area close to Las Rosas – Arona. With its own private pool this property boasts four bedrooms including large, master bedroom, four bathrooms, and feature kitchen with island. Garage and guest apartment. Viewing essential just to see all that is on offer here.

4 bed, 4 bath 356.000€

VISTAMAR GARDENS – SAN EUGENIO ALTO



Ref: 590-V3

Fantastic location, this large, fully renovated villa is close to the centre of San Eugenio, the shopping centre, and only a short walk from the beach. Offering three double bedrooms, two bathrooms, modern fitted and equipped kitchen. Lots of outside space including BBQ area, pool table, and large roof terrace with panoramic view. Located on a quiet community with swimming pool. Viewing recommended. Go to our website and take a 360 degree tour. Price is negotiable.

3 bed, 2 bath 450.000€

LOS DIAMANTES – LOS CRISTIANOS



Beautiful, large, two bedroom apartment, modern and refurbished. Well located on this secure gated community this property offers two double bedrooms, two bathrooms, with open plan living and stunning fitted kitchen. Viewing is recommended.

2 bed, 2 bath 250.000€

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LAS AMERICAS, TENERIFE ROYAL GARDENS

STUDIO



This studio apartment features a private terrace with excellent views to the sea. Not to be confused with similar studios in this community, this apartment is situated in an enviable corner position which provides more space in the entrance and a larger bathroom. An excellent holiday home and / or holiday letting rental investment.

€399,950

REF: 6092XK

AGUILAS DEL TEIDE, VILLA



Magnificent, spacious detached villa in cul-de-sac overlooking a barranco (natural valley) with excellent panoramic views to the sea and mountains. This exceptional home occupies a large plot (1,200m²) and has too many features to list and must be viewed to appreciate the space, quality and location on offer. Three car garage.

€2,400,000

REF: 5652X

GOLF DEL SUR, THE PALMS



Originally a 1 bed property. This fully furnished bungalow has been skilfully extended and refurbished to create two bedrooms and two bathrooms and is situated in a tranquil position within this popular gated community. Private parking space.

€189,000

REF: 5729XK

PIEDRA HINCADA



Modern, spacious townhouse in village a few minutes' drive to the coastal resort of Playa de San Juan. Spacious property on 3 floors, with electric gates to a double parking space and large terrace, entrance hall, cloakroom, separate stylish fully fitted kitchen, comfortable lounge with air con, and sep. dining room/study. Many extras including air conditioning.

€250,000

REF: 6093XK

LOS CRISTIANOS, EL CARDON



Situated on the border of Los Cristianos and Playa de Las Americas this fully furnished property is in an excellent location for a residential or holiday home. The well-presented apartment has an open plan modern fully fitted kitchen with Silestone worktops and integrated appliances a stylish lounge / dining room with direct access to a private Canarian-style balcony with views to the sea.

€199,950

REF: 6056XK

ADEJE TOWN



4 bed, 2 bath townhouse situated in a well-maintained, gated residential community. Featuring: a reception hall, separate fully fitted dining room, spacious living room, two bathrooms and a private garage for two vehicles and a storage room. Various terraces provide ample space for outdoor living and magnificent sea and mountain views.

€230,000

REF: 5444K

PROPERTIES WANTED FOR SALE AND RENT

IN LAS AMERICAS, LOS CRISTIANOS, GOLF DEL SUR / AMARILLA GOLF, EL DUQUE / LA CALETA, TENERIFE SOUTH.

LOS CRISTIANOS, PORT ROYAL



Formerly a studio apartment which has been cleverly reformed to create a well presented affordable two bedroom apartment, situated in the popular resort of Port Royal, Los Cristianos. Briefly comprising: lounge with dining area, modern fully fitted kitchen, two double bedrooms, spacious private terrace, bathroom with full suite.

€159,950

REF: 6079XK

LAS ROSAS



Offering spacious and flexible living accommodation this townhouse offers potential for a number of prospective purchasers. The current living accommodation is on level three which comprises two independent apartments. On the lowest level is a large basement (145m²) with ample garage, workshop, office, toilet and storage. On the top level you will find an extensive roof terrace with utility area.

€495,000

REF: 6089

LOS CRISTIANOS, LA COLINA



A one bedroom apartment situated on the third floor with lift access, owned by the current owner for many years as a holiday home (a reluctant sale due to ill health). All situated within this residential community which is close to the town center and within walking distance of the shops, bars, restaurants and beaches. Furnishings included.

€155,000

REF: 6083XK



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March offers!

Garden City, San Eugenio

EXCLUSIVE!

Studio apartment with large terrace.

€160,000 Ref: A463

Ocean View, San Eugenio Alto

NEW INSTRUCTION!

Large studio apartment with sea views

€132,000 Ref: A464

Los Diamantes III, Los Cristianos

EXCLUSIVE!

1 bedroom apartment with sea views.

€175,000 Ref: N1477

Club Atlantis, San Eugenio

EXCLUSIVE!

1 bed, 1 bath luxury apartment

€395,000 Ref: N1476

Playa Honda, Playa de Las Americas

EXCLUSIVE!

1 bed, 1 bath apartment with sea views.

€220,000 Ref: N1480

Club Atlantis, San Eugenio

EXCLUSIVE!

One-off opportunity to acquire this fabulous 2 bedroom apartment in the sought-after, front line, 4* Aparthotel of Club Atlantis. This lovely apartment is in a corner position facing due south and looking out over to the sea. It has a large lounge, integrated, fully-fitted kitchen, bathroom with walk-in shower, 2 double bedrooms with fitted wardrobes and two good sized terraces with the sun on them from early morning. The exclusive complex of Club Atlantis has many facilities including 3 swimming pools, 2 of which are heated in the winter months, a reception, parking, a pool bar and even a hairdresser's.

€495,000 Ref: T1249

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Golf Resort, Las Americas Golf

NEW INSTRUCTION!

This lovely duplex bungalow is situated on the upmarket, residential complex of Golf Resort on Las Americas Golf. Set out over 2 floors this spacious duplex comprises internally a fully fitted kitchen, lounge, bathroom and utility room on the ground level and 2 double bedrooms and 1 bathroom on the first floor. It has 3 terraces, with views to the golf course, pool and surrounding areas, so there is plenty of space for outside dining and relaxing! The complex is quiet and very well run. It has well-presented communal areas and a communal swimming pool and sunbathing area.

€365,000 Ref: T1247

Los Geranios, San Eugenio

NEW INSTRUCTION!

1 bed, 1 bath apartment.

€210,000 Ref: N1475

Florida Park, San Eugenio Alto

Luxury 2 bed, 1 bath apartment.

€325,000 Ref: T1244

Tegueste, Torviscas

2 bed, 2 bath duplex with huge terrace.

€389,950 Ref: T1189

Detached villa, Callao Salvaje

NEW INSTRUCTION!

8 bed, 5 bath villa.

€1,575,000 Ref: I1422

House, San Eugenio Alto

3 bedroom, 2 bathroom house set over 2 floors with terrace and roof terrace.

€395,000 Ref: I1416



Translators available for any other languages.



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Las Adelfas I - Golf del Sur

CC Puerto Colon - Playa de Las Américas



REDUCED!!!

STUDIO - TORVISCAS BAJO

RENTAL POTENTIAL!

Location, location, location ... if you are looking for a centrally located apartment in the heart of all the hustle and bustle, then take a look at this excellent studio, offering fab views to La Gomera and a superb terrace that's crying out for cool drinks at sunset. This studio apartment is of a great size and the almost separate sleeping area offers a sense of space not always felt in other studio apartments..

Ref: LA01882 *Previously €155,000*
Price: €150,000 (approx. £125,000)



NEW!
EXCLUSIVE

BUNGALOW - GOLF DEL SUR

TURN KEY PROPERTY!

A fantastic opportunity to secure a spacious bungalow situated within a quiet Cul De Sac in a unique development in Golf Del Sur. This property has recently benefitted from a renovation and is ready to move into. The property is to be sold furnished, and offers private parking directly in front. The lounge area offers access to the second single bedroom, which is great for guests or children.

Ref: GOLF01697
Price: €235,000 (approx. £195,500)



EXCLUSIVE

2 BED APARTMENT - LOS CRISTIANOS

IDEAL HOLIDAY HOME!

If you are looking for a comfortable apartment within easy walking distance of Los Cristianos centre, shops, restaurants and beaches, then look no further. This immaculate property has two double bedrooms, two bathrooms, is sold furnished, and with a large south facing terrace overlooking the pool. An ideal holiday home for the family or for those of you looking for that winter retreat!! A must for your viewing list!

Ref: LC00598
Price: €270,000 (approx. £225,000)



NEW!

2 BED APARTMENT - TORVISCAS ALTO

PANORAMIC VIEWS!

Located in the popular complex of The Sunset, this spacious, two bedroom apartment, is furnished in a bright and modern design. The apartment boasts a living room with dining area, fitted kitchen and one bathroom. A good sized, sunny terrace offers panoramic views across Costa Adeje, and down to the Ocean, meaning you can relax and enjoy the stunning sunsets. A turnkey property, ready and waiting for you!

Ref: LA01915
Price: €320,000 (approx. £266,500)



REDUCED!!!

3 BED APARTMENT - AMARILLA GOLF

PRISTINE PROPERTY!

A truly pristine three bedroom, two bathroom ground floor apartment which offers a substantial amount of square metres both internally and externally. Marble floors throughout. Fully equipped kitchen with granite worktops. Three well furnished bedrooms, the master bedroom has en-suite. Spacious lounge complete with patio doors leading to the terrace and garden. Includes an underground garage and storeroom.

Ref: AMG00512 *Previously €340,000*
Price: €320,000 (approx. £266,500)



1 BED SEMI-DETACHED - GOLF DEL SUR

CANARIAN CHARM!

This two bedroom, two bathroom house offers a fantastic balance of internal and external space, and retains much of the original Canarian charm that makes these properties so sought after. White washed walls, terracotta rooftops, solid structural walls, secure garden and a Tardis of rooms that seems to go on and on. As you enter the property you are immediately aware of the high ceilings that add to the sense of space.

Ref: GOLF01692
Price: €325,000 (approx. £270,500)



NEW!

2 BED APARTMENT - PLAYA DE LAS AMERICAS

BEACHFRONT LOCATION!

Ever dreamed of owning a holiday home on the beachfront with the best restaurants and shops on your doorstep? Here is a rare opportunity to acquire a property on one of the most sought after complexes in Playa de las Americas. This well presented two bedroom apartment has excellent views over the beautiful communal pools and gardens, and is located only meters from the promenade, beachfront and amenities.

Ref: LA01917
Price: €539,000 (approx. £450,000)



4 BED DETACHED VILLA - GOLF DEL SUR

STUNNING VILLA!

A fabulous opportunity to be the proud new owner of a stunning villa, situated at the end of a quiet cul-de-sac, in a prestigious area. The total plot size is a very generous 1,400 sqms and the villa boasts four bedrooms, three bathrooms, WC, dining area, large lounge and a kitchen, totalling 284m². In addition to the main property, there is a separate one bedroom apartment, an inviting pool, driveway and roof terrace.

Ref: GOLF01673
Price: €875,000 (approx. £730,000)



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4 BEDROOM DETACHED VILLA - ARONA

**NEW!
EXCLUSIVE**



Set in almost 3,000m² of landscaped gardens, cacti, palms and fruit trees. A private pool and some of the best views to both the mountains and coast. A little taste of private paradise, and yet within 10 minutes to all the main tourist areas and beaches. The Villa is currently operated as a successful holiday rental property.

Ref: OUT01166

Price: €1,095,000 (approx. £912,500)



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EXCLUSIVE PROPERTIES

SAN MIGUEL



Beautiful 3 bed, 2 bath 19th century house situated in the historical district of San Miguel. Once refurbished and adapted, this house would make a fantastic family home or even a B&B for rural tourists, who are looking for peace and quiet outside the busy tourist areas.

€398,000

Ref: TH405-BP

SAN MIGUEL



Very special 3 bed, 2 bath property built by the late Götz Loepelmann who was a renowned sculptor and painter in his home country Germany. The property has loads of space and is unconventional, must be seen to be appreciated!

€315,000

Ref: TH402-BP

LOS ABRIGOS



If you love the sea and you want to have a really close up view from your window, then this is the place for you! Being in this apartment almost feels like being on a boat, since you can see and smell the sea and hear the sound of the waves.

€139,000

Ref: AP104-BP

CALLAO SALVAJE, AGUAVIVA



Fully furnished and well-kept 1 bed apartment for sale in well-maintained residential complex with pool. This third floor apartment enjoys fantastic views over the village and the ocean! And has sun all day long! This is a perfect holiday apartment in this tranquil sea side town.

€179,000

Ref: AP117-BP

SAN ISIDRO, APARTMENT



Lovely and spacious 2 bed, 1 bath top floor apartment in residential area, close to all amenities. The property has a bright and roomy lounge/diner, independent fitted kitchen, terrace with mountain views, and a huge private roof terrace with storeroom. Lovely family home. Call us now for a viewing!

€162,000

AP220-AG

CHAYOFA COUNTRY CLUB



Very spacious one bed, one bath apartment in the sought-after complex. The apartment consists of an American-type kitchen. There is a 13 m2 terrace with views to the complex with enough space for sun loungers or/and a dining table. Very quiet and well-maintained complex.

€140,000

AP132AG

LA CAMELLA



Lovely 1 bed, 1 bath apartment in residential complex only a short drive from Los Cristianos and Las Americas. Spacious lounge with enclosed terrace, an open plan kitchen/diner, plus a fantastic 80 m2 terrace with beautiful sea views! (part-covered to give a lovely shady area for relaxing.

€168,000

AP133-BP

SAN EUGENIO BAJO, PANORAMA



Fully furnished 1 bed, 1 bath apartment in sought after complex close to the sea front. The apartment has a kitchen/living room, large, sunny 20m2 terrace - in the evenings the perfect spot to enjoy a view of the ocean with a nice glass of wine.

€295,000

AP122-AG

SAN MIGUEL, BUILDING PLOT

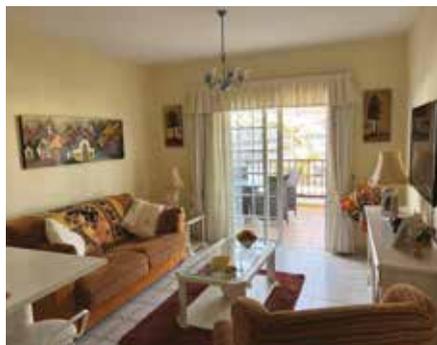


Dreaming of a villa with lovely views? This is a great opportunity to build your dream home in the lovely village of San Miguel, only 10 minutes' drive from the TF1 motorway. The 400sqm (220sqm urban) plot has permission to build a 2 storey villa with a 180sqm garden. Located in a quiet area.

€67,000

L101-BP

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A1B15003- EL MIRADOR - Beautifully furnished 1 bedroom penthouse apartment with panoramic views from the roof terrace.
Price : 245.000 € .



A3B15004 -PLAYA GRACIOSA 2- 3 Bed & 2 Bath ground floor apartment with a large terrace and garden with nice views to the mountains and sea.
Price : 450.000 €



A1B15001 -VICTORIA COURT 1- A well maintained and reformed one bedroomed apartment with very nice furniture that is included.
Price : 235.000 €



A1B15007- CASTLE HARBOUR - Lovely 1 bedroom apartment with fully fitted and equipped kitchen and lounge with access to a covered terrace enjoying pool and partial sea views.
Price : 210.000 €



A2B14994- LA ESTRELLA - The apartment has been modernized and beautifully reformed with quality furniture. It was built as a spacious one bedroomed property..
Price : 245.000 €



A0S14989- SUMMERLAND - Studio consisting of a large bathroom, a kitchen open to the spacious living room / bedroom area. Sunny terrace with pleasant views.
Price : 150.000 €



A2B14986- PLAYA GRACIOSA 3- 2 bedroom, 2 bathroom (one en suite) penthouse duplex apartment on a prestigious complex in Los Cristianos with high quality marble floors and air conditioning throughout. **Price : 470.000 €**



A2B14992- ACHACAY- Centrally located fully renovated apartment with 2 bedrooms and 1 bathroom on the second floor American style kitchen, dining /lounge leading to a terrace with pool,
Price : 315.000 €



A1B14956 -DINASTIA - A spacious one bedroomed apartment very central on the ground floor. This apartment is very suitable for wheelchair users
Price : 178.500 €

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VYM Canarias
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VYM CANARIAS – March 22

El Duque Oasis del Duque



Luxury villa with 4 bedrooms, 4 bathrooms, private garden, pool, garage and terrace. Villa has an independent entrance from the street. Plot area 408m², construction 348m².

€2,725,000

Ref: VS7589D

El Camison, Playa de las Americas



3 bed, 2 bath townhouse on complex with pool, storage room, garage, and terrace. Total area is 228.45m².

€435,000

Ref: VS7580DE

Playa Paraiso, El Horno



Very nice apartment with a large terrace, and +/- 61m² of interior space; There are 2 bedrooms (converted into 3) and 1 bathroom with shower. There is a living room and an open and fully equipped kitchen, terrace of +/- 17m² with sun from morning until late afternoon.

€2,725,000

Ref: VS7589D

San Eugenio Alto, Ocean View



Lovely, fully furnished, 5 bed, 4 bath townhouse with magnificent sea views. The property has a living room and kitchen and has recently been renovated. Garage included in the sale price. property is located close to all amenities.

€551,250

Ref: VS8211D

Posto al Sole, Callao Salvaje



2 bed, 1 bath penthouse with large living room, open plan kitchen and other kitchen in the upper floor. Total area 129m², living area 56m². Pool on the complex.

€269,000

Ref: VS8090D

Los Cristianos, Los Angeles



Very nice, recently renovated 3 bedroom, 2 bathroom apartment of 167m², overlooking the pool, with kitchen, living room, large terraces of 60m². The complex is adapted for the disabled, and has a swimming pool and gardens.

€368,000

Ref: VS8207D

Club Paraiso, Playa Paraiso



Apartment with 2 bedrooms, bathroom, terrace with ocean view. Total area 71m², living area 60m². Pool on the complex.

€185,000

Ref: VS7953DE

Villa in El Sauzal



Eco house from a solid wooden bar 25cm, everything is thought out to the smallest detail for comfort and enjoyment of silence and nature. On a plot of approx. 622m² with garden and heated pool.

€995,000

Ref: VS7533D

Los Gigantes, Balcon de Los Gigantes



The apartment consists of three bedrooms, two bathrooms, with a total area of 222 m², of which 146 m² is a living area consisting of an entrance hall, large separate kitchen, large living room, and a 76 m² terrace with ocean views.

€790,000

Ref: VS8199DE

Callao Salvaje, Oasis Tropical



The house is completely renovated and sold furnished. The complex has a heated pool and guest parking. Corner townhouse with 5 bedrooms, 3 bathrooms, living room and terraces.

€210,000

Ref: VS8058DE

Altamira, El Duque



Studio on complex with pool located just a few meters from the famous 'Playa del Duque' beach. The apartment has a semi-open kitchen, living room, and terrace with fantastic sea views.

€250,000

Ref: VS8185D

Callao Salvaje, Atlantic Palace



We offer this apartment with a wonderful large terrace and private garden including a very spacious garage space. One bedroom. Total area 111m², living area 41m². There is a pool in the complex.

€195,000

Ref: VS8111D

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Calle Tagara,
 Jardin Botanico
 Local 8
 ADEJE



OPPORTUNITIES OF THE MONTH!

PLAYA SAN JUAN	GRANADILLA DE ABONA	LAS MORADITAS, ADEJE	TIJOCO BAJO
 <p>Fantastic 3 bed, 3 bath house with lots of outside space and terraces. Private pool, BBQ area, and amazing sea views.</p>	 <p>Finca with a house on 11,772m² plot with possibility to build more. Vineyard, water tank, big terraces, beautiful views of the sea and the mountains.</p>	 <p>Fantastic Villa with 3 bedrooms, 3 bathrooms, several terraces, garden, possibility to build a pool, garage, and beautiful sea views.</p>	 <p>Fantastic villa with 3 bedrooms, 2 bathrooms, 2 separate apartments with terraces, big garage, garden, several fruit trees, and sea views.</p>
Ref: 1144 €378,000	Ref: 1188 €370,000	Ref: 792 €550,000	Ref: 1187 €786,500

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 In this Covid era, wouldn't you like your own piece of land with space to enjoy!

PROPERTIES WANTED FOR RENT
CLIENTS WAITING!

<p>EL GALEON DE ADEJE</p>  <p>Great townhouse in one of the most beautiful luxury neighbourhoods you can find in south Tenerife. it has 2 bathrooms, 2 bathrooms, dining living room and kitchen, big terrace, garden and garage.</p> <p>Ref: 872 €495,000</p>	<p>GUIA DE ISORA</p>  <p>House with vineyard of 10,000m² with subsidy with a bathroom, kitchen and living room. Finca has a barbecue area with beautiful sea and mountain views.</p> <p>Ref: 1185 €265,000</p>	<p>PLAYA LA ARENA</p>  <p>3 bed, 2 bath apartment (100m²) located on the sea front. The property has 2 terraces with beautiful sea views and communal parking.</p> <p>Ref: 1179 €299,000</p>	<p>GRANADILLA DE ABONA</p>  <p>Beautiful 3 bed, 2 bath country house on 750m² plot with garden located in a quiet area. Fruit trees, parking space, spacious kitchen, several terraces, separate guest accommodation, and private pool.</p> <p>Ref: 1174 €370,000</p>
<p>GUIA DE ISORA</p>  <p>Finca with little house to reform, on a 4,300m² plot of land, fantastic views and lots of possibilities.</p> <p>Ref: 1170 €77,000</p>	<p>GUIA DE ISORA</p>  <p>Finca with little house to reform on a 6,000m² plot of land, with vineyard ready to grow more, and fantastic views.</p> <p>Ref: 1182 €159,000</p>	<p>FASNIA</p>  <p>Finca with caravan, small studio and water tank. Nice views. 10,000m² plot.</p> <p>Ref: 1177 €124,000</p>	<p>GUIA DE ISORA</p>  <p>Finca with a small house on 4,300m² plot with water tank, BBQ area, and sea views.</p> <p>Ref: 1172 €147,000</p>

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Calle Luis Alvarez Cruz,
 nº6, Edf Bahia Azul, Local 8C
 Las Galletas - Next to post office

Costa del Silencio, La Baraca



Lovely, fully furnished 1 bed apartment consisting of a spacious bedroom with fitted wardrobes, a bathroom, a fully fitted kitchen and a bright lounge with sliding doors that lead out onto the balcony. This apartment is set apart by its fantastic outdoor area, the initial balcony is spacious and the property consists of a staircase that takes you up to an even larger terrace, equipped with a barbecue and beautiful sea views. The roof top terrace also has an additional small storage room. Aside from the excellent outdoor space, the property is situated in a great complex with a lovely community pool and in fantastic location, within walking distance to all amenities. Ready to be moved into!

€140,000

Ref: CDS331-LB150

Costa del Silencio, Primavera



Fantastic, fully furnished and equipped 1 bed, 1 bath apartment with modern open plan kitchen, a spacious living-dining room that leads out to the terrace. Ready to move into! Primavera is a gated-community with community parking, swimming pool and well-maintained gardens. Community Fees include electricity and water. Located in a superb area, close to the sea, restaurants, bars, supermarkets, shops and much more. A great opportunity to invest in or as a home.

€120,000

Ref: CDS011-P120

Los Abrigos, 3-bed apartment



Spacious light and bright 3 bed, 1.5 bath apartment with fully equipped kitchen (incl. dishwasher!), laundry room and a large lounge-diner which leads directly out to the terrace. Located in a fantastic, very well-maintained complex with a lift that takes you all the way down to the parking space and storage area (which are included in the price). Low Community Fees. Los Abrigos is popular with tourists and residents, has a great range of shops, bars etc, and a lovely harbour. Viewing recommended!

€168,000

Ref: LA061-CB188

Costa del Silencio, Drago



Lovely, recently refurbished ground floor studio with enclosed terrace currently used as the living room. The property has a bathroom with a shower, fully equipped kitchen/dining area. The complex has very nice garden areas, a swimming pool and community parking and is situated close to bars and restaurants, bus stops and only 10 minutes from the famous Yellow Mountain (Montaña Amarilla). Great investment or second home!

€99,000

Ref: CDS49-D99

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! NEW !

2 BEDROOM PENTHOUSE - TORVISCAS ALTO



FANTASTIC VIEWS



New on the market, an opportunity not to be missed! A fabulous two bedroom, two bathroom, penthouse apartment with a terrace of 56m2 offering some of the most stunning views of the coastline, ocean and across to the island of La Gomera. The property is light and airy, with an open plan lounge, kitchen area and access to the terrace. An underground parking space is also included.

Ref: LA01916

Price: €370,000 (approx. £308,000)

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3 BED APARTMENT IN AMARILLA GOLF

**Calle San Blas, CC San Blas Square
Local 14D, Golf del Sur
San Miguel de Abona
Tenerife 38639**

€344,950

IPDOPG01



So when we mention the WOW factor this is it!!

A 3 bedroom, 2 bathroom property/apartment in an extremely well maintained development that sits amongst the fairways of Amarilla Golf course .

This property is in immaculate condition and more of a beautiful home than a

ground floor apartment! The property is on the ground floor with the added advantage of a fabulous garden at the front with beautiful greenery giving you that all important privacy and the rear is just WOW what a delightful place with more than enough space for family activities with palm trees and

a fancy BBQ area complete with your very own hot tub, this property has plenty of sunshine all year round and positioned perfectly.

The property has that WOW factor the minute you step foot in the door way where the living room meets you, attached is a spacious dining area, lead-

ing from the main living area is a modern fully equipped kitchen with utility room / office space, with two of the bedrooms leading to the back peaceful and beautiful garden and the main third bedroom leading to the front garden with a full irrigation system, a large spectacular en suite, this property is

full of surprises with added security in the form of shutters on all the main windows and doors, full air conditioning system, private underground garage, and lift access.

The property is located within a fully secure complex and there is communal

pool including a baby pool.

There are local amenities within a short walking distance, restaurants, bars and your local supermarket .To be sold fully furnished and this property is a total knock out when it comes to the finishing. Oh and did we mention the word WOW!



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Los Balandros, Palm Mar



Fully furnished two bedroom, two bathroom, spacious and bright apartment. The price includes secure underground parking and storeroom. Well kept attractive complex close to all of the amenities that Palm Mar has to offer.

Price: Offers over €229,500

Laderas del Palm Mar, Palm Mar



A bright and extremely spacious three bedroom, two bathroom apartment sold fully furnished. The property is situated on the third floor of this well-run complex overlooking the delightful pool area and has a partial sea view. The price includes a very large, enclosed garage.

Price: €325,000

WE ARE ALWAYS LOOKING FOR NEW PROPERTIES FOR SALE AND LONG TERM RENTAL

Bahia de Los Menceyes, Palm Mar



Two bedroom apartment situated on this luxury development. The property is very bright and spacious, having a sunny aspect facing the nature reserve and with views out to sea. It consists of a large lounge opening out onto one of the two terraces. There are two bedrooms, both en suite, plus a separate guest W.C.

Price: €525,000

Laderas del Palm Mar, Palm Mar



Beautifully presented apartment situated on the second floor of this delightful complex. The apartment has been lovingly refurbished by the owners to an extremely high standard. There is one bedroom and one bathroom and the terrace has been fitted with glass screening and blinds – effectively making a second lounge. Price includes large garage.

Price: €239,500



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Costa del Silencio, Chayofita



Nice, spacious and fully furnished, 2 bed, 2 bath (master en suite) duplex apartment with large sunny terrace in popular complex with pools. Community Fees: €83/month.

Ref: 72-1020

€134,000

Playa Paraiso, Ocean Garden



Very nice, bright 2 bed, 2 bath (1 en suite) apartment with good-sized, sunny terrace on sought after complex with heated pool, and close to all amenities and the sea front.

Ref: 163-0222

€295,000

Costa del Silencio, Amarilla Bay



Spacious, unique, recently renovated, 1 bed, 1 bath apartment with fantastic sea views, in popular sea front complex with pool. Community Fees include WiFi.

Ref: 162-0122

€179,000

Costa del Silencio, Chaparral



Well maintained studio on complex with pool. The property has a west-facing balcony with an open view. Community fees: €59/month.

Ref: 161-0122

€79,000

Garañaña, Los Almendros



Bright 2 bed, 1 bath first floor apartment with west-facing balcony that enjoys sea and mountain views. American kitchen, Airon in living room, and parking space.

Ref: 160-0122

€119,000

Ed. Los Tulipanes, Grañaña (Costa del Silencio)



Spacious (70m2) 2 bed, 1 bath first floor apartment with air con. And sunny terrace. A large parking space and storeroom are included in the price. Comm. Fees: €85/month.

Ref: 129-0821

€155,000

REDUCED!

2-bedroom Apartment 105,000€



- Buzanada
- Built: 60 m2 / Terrace: 5 m2
- Bedroom: 2 / Bathroom: 1
- Ref: D1267
- Price: 105,000€

FRINA Tenerife is happy to offer this modern and bright apartment for sale in Buzanada. This apartment has 2 bedrooms, 1 bathroom and an open kitchen in the spacious and bright living room. Moreover, is a smaller balcony and a washing room. The apartment is fully refurbished to a high standard.

NEW NEW NEW

Pent House in Cabo Blanco



- Cabo Blanco
- Bedroom: 2 / Toilets: 1
- 3 Balconies
- Ref: D1269
- Price: 129,750€

This apartment is located centrally in Cabo Blanco, it is bright and has 2 bedrooms, 1 large living room, 1 bathroom, a new kitchen and 3 balconies with sea and mountains views. You can enter the balconies from both bedrooms and living room. Furthermore, is a private parking spot.

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prices & info



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Abama 4b14



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Puerto De Santiago**
AAEP1615

2 🏠 2 🛏️ €285,000

**Villaga Centre,
Guia de Isora**
AAEP1614

3 🏠 4 🛏️ €399,000

**Sansofe Puerto,
Puerto de Santiago**
AAEP1612

1 🏠 1 🛏️ €180,000

**Balcon De Los Gigantes,
Puerto de Santiago**
AAEP1609

2 🏠 2 🛏️ €197,000

**Sunflower I,
El Varadero**
AAEP1608

2 🏠 1 🛏️ €175,000

**Balcon De Los Gigantes,
Puerto de Santiago**
AAEP1620

1 🏠 1 🛏️ €159,000

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Tenerife Island Rentals & Buy Tenerife

3 BED, 2 BATH APARTMENT IN PLAYA GRACIOSA II, LOS CRISTIANOS



Light and spacious 3 bed, 2 bath apartment commanding a corner position of this highly sought after complex, with a huge terrace and garden with morning sun and pretty side terrace with sea views. The apartment is just over 104M2 and benefits from a large separate kitchen and laundry room area, three double bedrooms all with fitted wardrobes and two modern bathrooms one is en-suite and a very large lounge and dining room area which can open out on to the terrace of 120m2. The apartment has been well maintained and has many luxury features such as electric shutters, air-conditioning, WIFI and marble flooring. The complex has tropical gardens, two swimming pools and secure underground parking spaces plus a large storage room included in the price.



Ref: AP0672

Price: €485,000

1 BED, 1 BATH APARTMENT IN PARQUE MARGARITA, LOS CRISTIANOS

One bedroom apartment in popular complex with sunny terrace facing the town and immaculately presented with one bedroom with fitted wardrobes a bathroom and a lounge with American style kitchen and some storage units on the spacious balcony area. The apartment would make an ideal holiday home or a good first time purchase. Parque Margarita is a complex frequented by all nationalities and is very well maintained. The complex has two swimming pools, one heated and a pool bar restaurant.



Ref: AP0667

Price: €158,000

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PARQUE SANTIAGO 3, PLAYA DE LAS AMERICAS



Fantastic opportunity to own a great apartment in one of Tenerife's most popular complexes. This front-line complex is just a minutes' walk to the beach and has a fantastic pool area with children's fun pool with water slides. There is a shopping centre on site and the complex is located on Tenerife's Golden Mile. The apartment has two good sized double bedrooms, bathroom, living room with American style kitchen and a terrace of 16m² with views to the pool and gardens. This would make a fantastic investment property as it can also be managed by the on-site management team. Highly recommended.

Ref: AP0673

Price: €539,000

DETACHED 4 BEDROOM VILLA CALLAO SALVAJE



Beautiful four bedroom villa in a fantastic location in Callao Salvaje. Built on a large plot of 1046m² this house has beautiful gardens and private swimming pool. The villa is built on one floor and has four double bedrooms, the master having an incredible ensuite bathroom, a further two family bathrooms, WC, office, large living dining room and fitted kitchen. This is a stunning property which has been fully renovated to a high standard with a build size of 240m² on a plot of 1045m².

Ref: LUX0665

€895,000

THE HEIGHTS, LOS CRISTIANOS



This lovely spacious corner apartment has been renovated and offers a modern living area incorporating an open plan fitted and equipped kitchen with white gloss doors and a handy breakfast bar, entrance hall with storage wardrobes, utility cupboard, two double bedrooms both with fitted wardrobes and the master bedroom boasting an en-suite shower room. In addition to this there is also a guest shower room and a generous lounge which has access to the very large (24m²) terrace, part of which is covered and ideal for al fresco dining or simply relaxing in the beautiful Tenerife climate. Also included in the price is a private parking space in the communal garage.

Ref: AP0668

Price: €215,000

RESIDENCIAL SAN MIGUEL II, LA CALETA



Stunning corner plot town house located in sought after complex. This property has a wraparound garden with sun terraces and barbecue area. On the ground floor there is a double bedroom, bathroom and large living room with American style kitchen. Patio doors lead to the rear terrace and direct access to the community swimming pools. Stairs lead to the integrated garage with parking for two cars, storage and laundry room. On the upper floor there are two large bedrooms, the master bedroom with ensuite bathroom and a further family bathroom. There is a large roof terrace for all day sunbathing with views to the mountains and to the sea. This property is absolutely stunning and properties on this complex are rarely available.

Ref: PUE065

Price: €580,000

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Los Cristianos, The Heights

REF: S-02 1461

Lovely, furnished and refurbished 2 bed, 1 bath apartment (converted from 1 bed) being sold on popular residential complex with community swimming pool. The property is spacious and bright and has a nice lounge which leads onto a large sunny terrace with mountain views and an American-style kitchen with breakfast bar. Just a short walk from bars, restaurants, and other amenities.



REDUCED BY €5K!



€184,500

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LAGOS DE FAÑABE – PLAYA FAÑABE



Fully furnished, 1 bed, 1 bath top floor apartment on front line holiday complex with pools, pool bar, satellite TV, and solariums all around. The property has an American kitchen with breakfast bar, double bedroom with fitted wardrobes, Aircon, and lovely 8sqm terrace with incredible sea views.

Price: €280,000

Ref: 7826

PARADISE COURT, SAN EUGENIO ALTO



Large, fully furnished studio on secure complex with pool and pool bar. The property has an open-plan kitchen, walk-in shower, and large terrace with beautiful sea and pool views. Enjoys all day sun.

Price: €129,000

Ref: 24769

CALLAO SALVAJE, ARCO IRIS



Ground floor 2 bed, 1 bath duplex apartment with separate kitchen with and utility room, toilet, living and dining area and a terrace of 16m² on the ground floor. Sold part-furnished and with a parking space in closed garage. There are 2 communal swimming pools, security access, and it is located 100 meters from the beach. Community fees are 60€ per month.

Price: €179,000

Ref: 24811

📍 Avda. Ernesto Sarti s/n, Pueblo Torviscas, local M2,
COSTA ADEJE 38670

Oroteanda Baja



Stunning, fully furnished and equipped, 5 bed, 3 bath (master en suite) detached villa with heated pool on 2,000sqm plot. This spacious property has a huge terrace to the front which could accommodate up to 8 cars, and a private garden/terrace with lovely sea views to the rear with BBQ area, Jacuzzi, orchard and various seating areas. There is a large lounge and separate fully fitted kitchen and dining area. One of the bedrooms is situated in such a way that it could easily be converted into a separate studio, or 'granny' flat. Extras include aircon and central heating throughout, and solar panel heating for the pool and hot water. This unique property is situated in a small residential enclave close to all amenities. Really must be viewed to fully appreciate all that it has to offer. **RECENTLY REDUCED.**



PROPERTIES REQUIRED FOR LONG TERM RENTAL IN ALL AREAS



Los Cristianos, Beverley Hills

Fully furnished and equipped, ground floor studio apartment on complex with pool and tennis court. The property has a fully fitted kitchen, there is a double bed in the large lounge/dining area with TV and nice, sunny terrace.



Valle San Lorenzo, Plaza

Fully furnished and equipped 3 bed, 2 bath (1 en suite), 1st floor apt. with lift, communal roof terrace and separate laundry/storeroom. Large lounge/dining area, separate fitted kitchen and sunny terrace. Very low community fees.



Golf del Sur, Las Adelfas I

Fully furnished, 4 bed, 3 bath (2 en suite) bungalow type property with private pool, good size lounge and separate fully fitted kitchen, garden, large terrace, and private parking directly outside. Lovely family home and has to be seen.



Los Cristianos, Port Royale

Fully furnished and equipped studio apartment on complex with pool, close to all amenities. The property has a fitted kitchen and there is a double bed in the large lounge/dining area with TV and nice, sunny terrace.



Llano del Camello, Malvasia

Part-furnished 3 bed, 2 bath (1 en suite) town-house. Good size lounge and separate fitted kitchen. Top floor bedroom has a large terrace and there is another terrace off the lounge. Includes underground garage space and a storeroom.



Los Cristianos, Royal Palm

Fully refurbished, part furnished, 1 bed, 1 bath top floor apartment. This spacious property has an open plan lounge/kitchen/diner with feature breakfast bar, and sunny terrace. Well-kept complex with 2 pools and reception area.



El Roque, house

Large, fully furnished 4 bed, 3 bath (1 en suite) house on a plot of 750m², large lounge, separate fully fitted kitchen, a games room, and two roof terraces. Lovely family home. Recently reduced for a quick sale!



Tenbel, Alborada

Fantastic 1 bed, 1 bath apartment, semi refurbished with American kitchen and terrace with sea views. Sea water community pool. Lifts throughout the complex and 24hr security. Close to Las Galletas.



€350,000

REF: S-03 1434

Amarilla Golf, Sun Bay Villas

Fully furnished 3 bed, 3 bath (1 en suite) linked villa in a great location. Modern kitchen, bright and spacious lounge, large sunny terrace with private plunge pool. Close to sea.



€860,000 GREATLY REDUCED!

REF: S-04 1409

San Miguel, Finca

Fully furnished, 4 bed, 3 bath villa with private heated pool and fully equipped gym. Plus self-contained guest apartment with bodega, artist's studio/office, and 2,000sqm plot.



€230,000 NEW

REF: S-02 1467

La Tejita Sotavento III

2 bed, 2 bath apartment on complex with 2 communal pools. The property has a lounge, American kitchen, terrace with views to Teide. Parking space and storeroom included.



€139,000 REDUCED!

REF: S-02 1454

La Jaca, Arico

Unfurnished 2 bed, 1 bath, fully refurbished apt with good size lounge, American kitchen, community roof terrace, and private underground garage space. Low community fees.



€192,000 NEW

REF: S-01 1468

Sotavento, Vista Roja

Fully furnished 1 bed, 1 bath apartment (61m²) on 1st floor with sea views, and 7m² terrace. There are 2 community pools and the price includes a parking space and storeroom.



€199,950 PRICED TO SELL!

REF: S-02 1297

Dinastia, Los Cristianos

Lovely and spacious 1 bed apt. which has been converted to a 2 bed. Sold fully furnished, the property has a lounge, American kitchen, and good size terrace. Communal pool.



€195,000 NEW

REF: S-02 1466

Playa Paraiso, Club Paraiso

Fully furnished 2 bed, 1 bath apartment on residential complex 2 communal pools. The property has recently been refurbished, has A/C, and sea views.

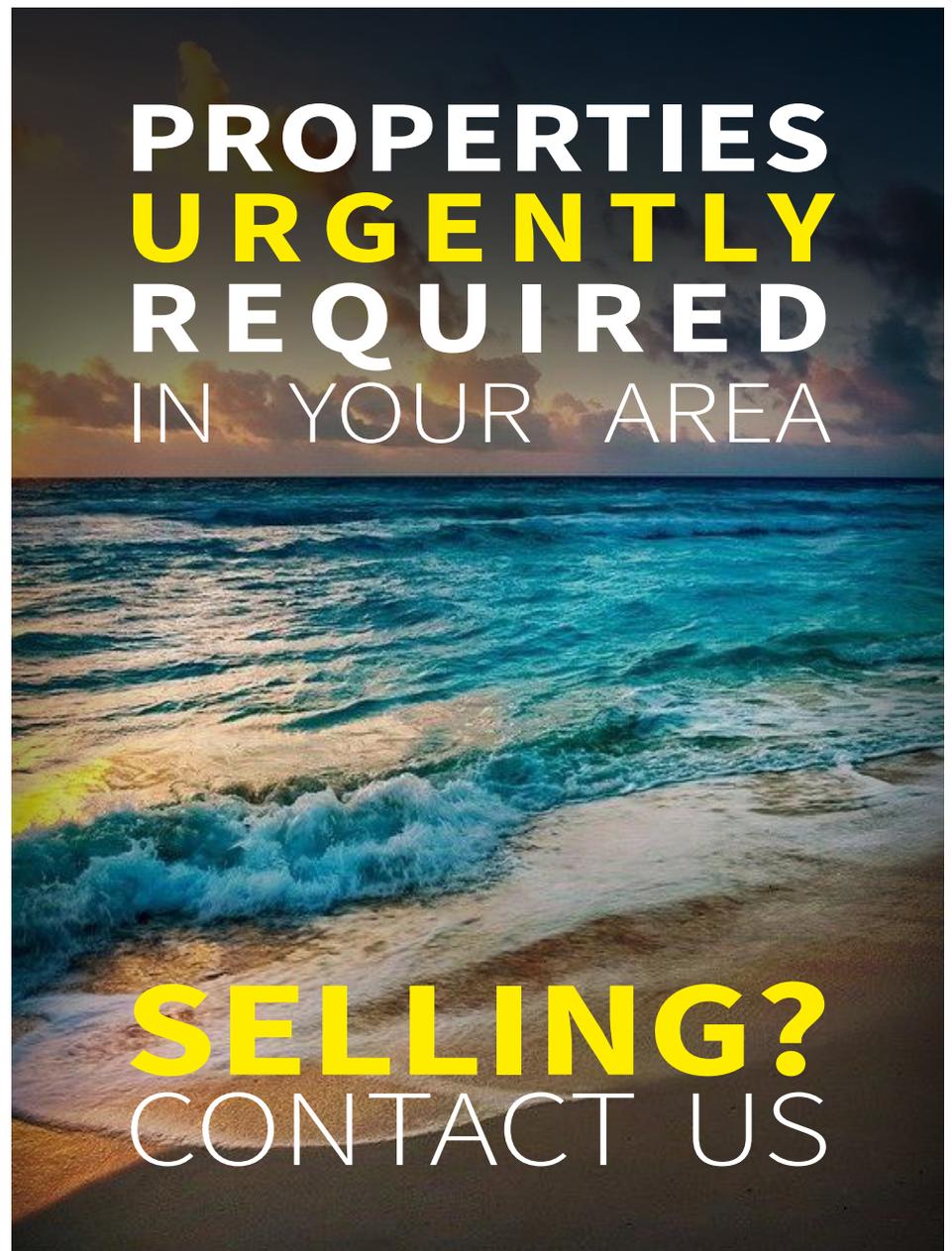


€95,000 GOOD OPPORTUNITY

REF: S-02 731

Costa del Silencio, El Trebol

First floor, fully furnished, 2 bedroom, 1 bathroom apartment with good size lounge and separate fitted kitchen. There is a large terrace of 16m².



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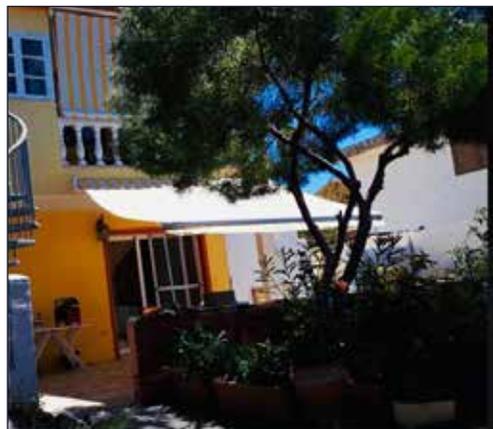
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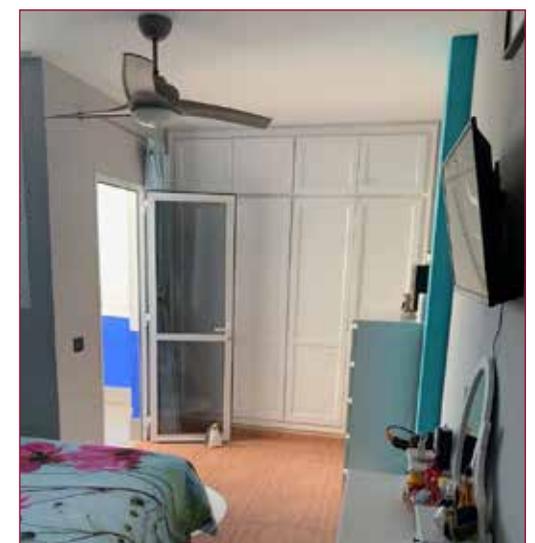
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Currency outlook: Ukraine crisis and central bank rate speculation drives currency volatility

**EUR/GBP: Unmoved at
£0.83**
**EUR/USD: Up from
\$1.12 to \$1.13**

The euro traded in a wide range in February, with the single currency being rocked by fears over a potential war breaking out in Eastern Europe, as well as a surprisingly hawkish turn by the European Central Bank (ECB).

The former has acted as a key headwind for the euro in recent weeks as tensions between Russia and Ukraine mounted. EUR investors were naturally unsettled by the potential impact a war in Europe and the sanctions imposed by Western powers could have on the Eurozone economy.

On the other hand, the euro was given a shot in the arm as the ECB concluded its first policy meeting of 2022 in early February. In her post-meeting press conference Christine

Lagarde, refrained from reiterating her previous stance that a rate hike this year would be 'unlikely', sparking considerable speculation the ECB's first rate hike in over a decade could come before 2023.

Looking ahead, the situation in Ukraine will likely act as a key catalyst for the euro in the coming weeks. The full-fledged invasion by Russia could place considerable pressure on the single currency.

**GBP/EUR: Unchanged
at €1.19**
**GBP/USD: Up from
\$1.34 to \$1.35**

The pound was also infused with some volatility over the past four weeks as UK political jitters offset the announcement of another interest rate hike from the Bank of England (BoE).

As was widely expected, the BoE concluded its February policy meeting

with the announcement it would be raising interest rates to 0.5%. This helped to underpin Sterling in recent week's particularly after the bank signalled rates may continue to rise in the near-term after four of nine policymakers broke ranks to vote for an immediate hike to 0.75%.

However, the pound's gains have been stifled somewhat by UK political developments amidst considerable pressure on Boris Johnson to resign as Prime Minister over his involvement in the Downing Street 'partygate' scandal. Also weighing on Sterling sentiment are growing concerns over the UK's cost-of-living crisis, amidst fears UK economic growth could be stymied by households reigning in their spending.

Looking ahead, an expected March rate hike from the BoE could lend some support to the

pound this month, but any substantial gains are likely to be curtailed by the same cost-of-living and political concerns.

**USD/GBP: Down from
\$0.74 to \$0.73**
**USD/EUR: Unchanged
at €0.88**

The US dollar has flip-flopped over the past month amidst fluctuating expectations for the next Federal Reserve rate hike.

While a March hike appears inevitable, question remain over how aggressively the Fed might raise interest rates. Strong payroll and inflation figures had bolstered expectations the Fed could pursue a half-percentage increase next month. However, some notably dovish minutes from the Federal Open Market Committee's January policy meeting has subsequently tempered these expectations.

Elsewhere the uncertainty surrounding the Ukraine crisis has also impacted with volatility in the US dollar amidst which followed Russia's first incursion into the country.

In the coming weeks the



trajectory of the US dollar will no doubt remain linked to the Fed's next interest rate decision. If the Fed opts for a more aggressive rate hike the US dollar might soar.

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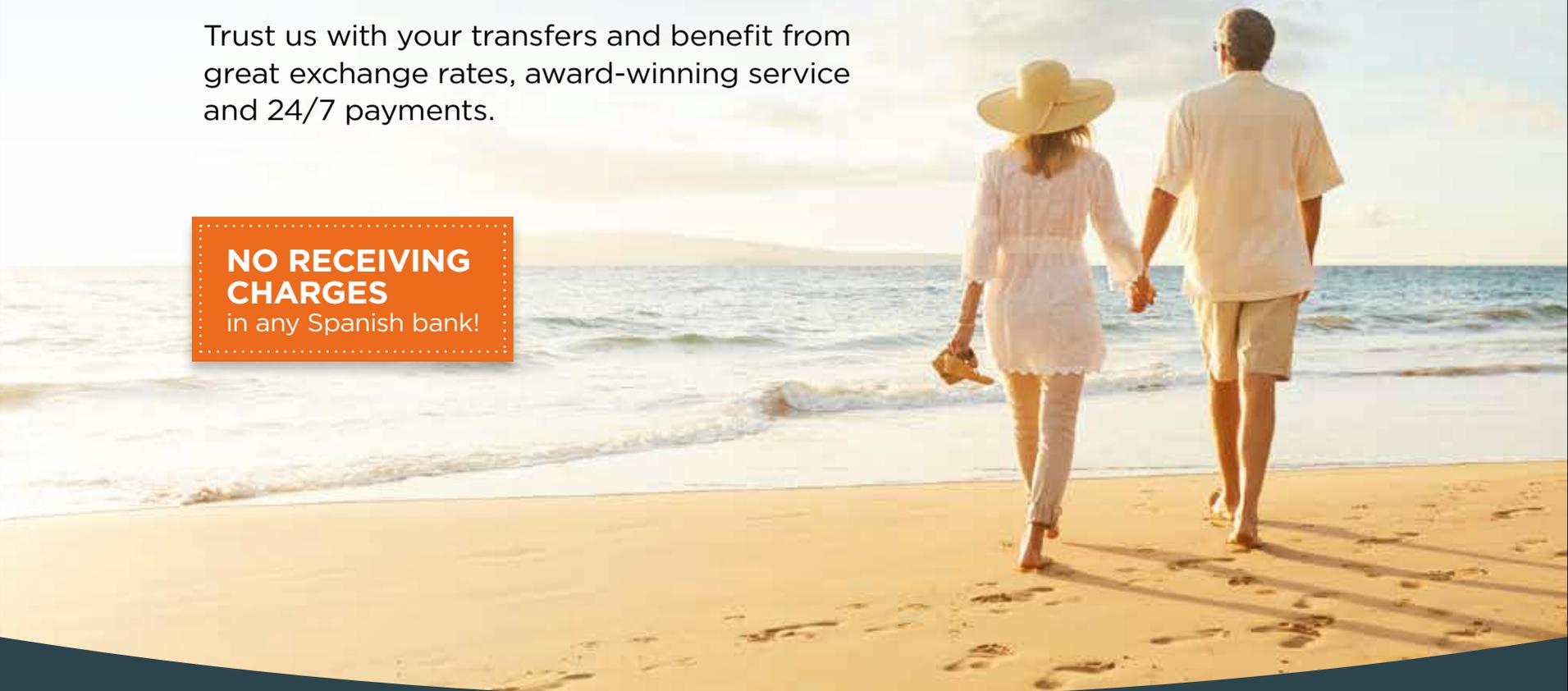
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Reading on Paper Versus Screens: What's the Difference?

By Kerry Benson, writer and neuroscience enthusiast



During the coronavirus pandemic, students worldwide shifted from the classroom to remote, online learning. Many swapped hard copy textbooks and worksheets for websites and other digital resources. Digital books have been with us for a decade — but how well are we absorbing it all?

Turns out print is easier to comprehend than digital text. “[Print reading] is kind of like meditation — focusing our attention on something still,” says Anne Mangen, a literacy professor at the University of Stavanger in Norway. “And it’s a whole different kind of immersion than responding to [digital] stimuli. I think it’s healthy for us as human beings to sit down with something that doesn’t move, ping, or call on our attention.”

Print is visually less de-

manding than digital text. It provides spatial and tactile cues to help readers process words on a page. Mindset may also be a factor. If people associate screen time with casual web-surfing they may rush through without fully absorbing the text.

Do you think you’re the exception? Most people do. Studies found digital reading breeds overconfidence. “We read digital [text] more quickly, [so] we think we must understand it better,” explains Lauren Singer Trakhman, who studies reading comprehension at the University of Maryland, College Park. “It’s one of the best parts of our digital world — everything is at our fingertips and we can get the headlines in a second — but it may also be one of the pitfalls. Everything’s so quick and accessible that we may not be truly digesting

[what we read] anymore.”

Both scientists agree digital is fine to scan news headlines for main ideas, but longer, complicated texts are best read in print, especially to retain the details.

Digital Reading Equals Shallower Processing

In 2016, Singer Trakhman examined undergraduates’ reading comprehension after they read digital and print versions of articles. Format didn’t affect their grasp of the main idea, but students missed details when reading on screens. Digital reading impairs comprehension, particularly for longer, more complex texts, says Mangen. This may be because of the shallowing hypothesis — constant exposure to fast-paced, digital media trains the brain to process information more rapidly and less thoroughly. There’s not much [neuroscientific research] on the reading of actual texts,” Mangen says. However, existing research does offer some clues. In a 2009 study, the marketing research com-



pany Millward Brown found the brain processes physical and digital materials differently. Participants viewed advertisements on a screen and on a printed card while undergoing an MRI scan. Print materials were more likely to activate the medial prefrontal cortex and cingulate cortex, both involved in processing emotions. Reading print also generated more activity in the parietal cortex, which processes visual and spatial cues.

Keep Scrolling or Turn the Page?

Scrolling through digital text may impair comprehension by creating spatial challenges. A 2017 study found participants’ reading comprehension suffered when they scrolled through a comic book’s individual panels instead of seeing them all at once. When we read, our brains construct a cognitive map of the text, like recalling that a piece of information appeared near the top, left-hand page of a book. But imagine drawing a map of something with constantly moving landmarks, like a webpage. It’s harder to map words that aren’t in a fixed location, because we lose important “visual placeholders,” says Singer Trakhman. Scrolling demands more from our working memory, she adds. “In our working memory, we can hold about seven items at a time, so the

goal when reading is to take away as many demands as possible. When we have to remember what we just read and we don’t have spatial [cues] to help, that’s taking some of our bandwidth.”

In addition, the LED screen’s constant flickering glow creates more work for our eyes, causing visual and mental fatigue. However, e-readers, like Kindles, don’t require scrolling and reduce eyestrain with e-ink technology. Those are likely superior to other digital-text formats, Mangen says. But they lack an important aspect of the reading experience: turning the page.

In one of Mangen’s studies, participants read a story either on a Kindle or in print and then underwent comprehension tests. The texts were identical, but Kindle readers pressed a button to progress through the book, while print readers turned pages. Print readers were more likely to accurately recall the story’s chronological order. Mangen says this may be because print provides sensorimotor cues that enhance cognitive processing. When holding a book, we receive reminders of how many pages we’ve read and how many remain. We can flip pages to reread text as needed. Some research suggests we process information more effectively when we recruit multiple senses, and multiple brain areas, during task learning

— seeing the words, feeling the weight of the pages, and even smelling the paper.

What Happens Next?

Instead of getting better at digital reading, we may be getting worse. A study examining reading comprehension research between 2000 and 2017 indicates it’s harder to comprehend digital text. The researchers found print’s advantages are greater now than in 2000. In other words, this digital-reading problem isn’t going away. “This [finding may] have to do with the shallowing hypothesis,” Mangen says. “The habits that we acquire when we read on screens are spilling over, and we’re trying to cope by reading faster and more superficially.”

Mangen and Singer Trakhman agree we shouldn’t ditch digital reading; instead, we should consider the situation when choosing our reading medium. “I’ll never say that everyone should be reading print all the time,” says Singer Trakhman. “People are always shocked to hear that I have a Kindle, and I love my Kindle. But I only use it when I’m reading for pleasure.”

To retain on-screen text information, Singer Trakhman and Mangen suggest slowing down and handwriting main takeaways. (Typing works, but handwriting is likely a superior memory tool.)

When you need a break from the digital world, don’t underestimate the power of paper and ink. Consider turning off your electronic devices, getting a book, and curling up to turn the page.

Why don’t you visit Las Chafiras Bookshop today?

Laurie Graham, The Spectator Magazine 5/3/22



The untimely death of the landline

I can count on the fingers of one hand the people I know who still have a landline telephone, and I am not among them.

Getting one installed in my new home is feasible but why, my children ask, would I bother? I have a mobile phone, albeit a very basic one, and what more can

a person need?

To anyone under the age of 50, retaining a landline seems like a fogy-ish affectation. Indeed, one of my daughters has a rotary-dial handset, not as a back-up phone but as an ironic décor item. Because if you’re wearing a belt, why have braces?

For mobile users there’s the back-up possibility of something called a cloud. Otherwise, nothing. You entrust your appointment dia-

ry, address book and photo collection to one device: your mobile phone. Neat and efficient, until it falls out of your pocket. Then it’s not just your phone that’s down the toilet. It’s your whole life.

A landline phone, on the other hand, can be drowned only if you’re very determined. It’s virtually impossible to lose. Neither will anyone mug you for it. And unlike

Continued on page 34

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Continued from page 32

the phones of my post-war childhood, installed in arctic hallways so as to discourage lengthy and costly conversations, a landline is now more likely to sit in majesty in your living room. It's available when you need it, but not constantly buzzing and ping-pong where e'er you walk. You can get away from it. So, two cheers at the very least for landlines.

A landline is virtually impossible to lose, and no one will mug you for it

Hard to imagine, but it was once thought that telephones wouldn't catch on. They seemed like an intru-

sion, an imposition. A bell rang and you were expected to respond like an anxious parlour maid. Was this progress? But gradually the imposition became a status symbol. My parents had the first one on our street and neighbours would occasionally, in urgent need, ask to use it. They would approach it in awe. A phone in the house! One could call Canada while wearing pyjamas. The sheer luxury of it.

That phone in the house is now in our pockets, our constant companion, slave and master. We can make and receive calls right up to the moment of curtain-up or take-off and, human na-

ture being what it is, because we can, we do. Oh, but wait. What about when your mobile phone doesn't work? What if – trigger warning – there's no signal?

People who live in cities take mobile coverage for granted in a way those who live in the backwoods cannot. I speak as one who used to have to lean out of a window in the general direction of north Wales in order to make a call on my Irish mobile. Fortunately, I had the alternative of a landline, on hand for emergencies or for a leisurely natter with my sister-in-law in America. That phone worked perfectly every time.

I must now deliver some worrying news. By the end of 2025 all remaining landlines will be converted to a digital service. Perhaps you already know. No more copper wires and no option either. It'll be digital or nothing. So much for customer choice.

This will mean, inter alia, that in the event of a power cut, your phone and related services such as burglar

alarms and care helplines won't work unless you have a back-up battery pack. The phone companies say they'll have this eventuality covered. Good luck with that.

So, three years from now, reliability, one of the strongest cases for holding on to a landline, will have been undermined. Will we live to regret this? Time flies and soon enough today's bright young advocates for a wireless world will be old and frail and alone. How will they feel when Storm Nebuchadnezzar cuts them off from help?

Another point in defence of the landline phone: it isn't addictive. You don't check it for a dialing tone every few minutes or use it to send photos of your genitals to strangers. When you go out for a walk, you leave it behind and even when you're at home, you don't always feel compelled to answer it.

Agreed, mobiles have their advantages. Actually, some have a rather enviable feature: different ring tones for different callers. If they made that available on landlines,



I'd be first in the queue. I've already picked out a couple of appropriate tunes: 'Ode to Joy', the Dead March from Saul. You get the picture. How handy would that be?

In lamenting the demise of landlines, I don't at all mean to detract from the usefulness of mobiles. Let's face it, when your car breaks down on Bodmin Moor it's your mobile phone you're thankful for. Assuming, of course, that

you can find a signal.

But what price your streamlined, mobile-only life when Dudley, Eunice and Franklin come barrelling in and knock out your electricity? As you huddle by the light of a guttering candle, the power draining from your phone, wouldn't it be very comforting indeed to have a landline you could rely on?



How I'd write your perfect speech

By Lawrence Bernstein, *The Spectator*



For many of our clients we are a dirty secret.

Phone calls regularly begin with variants of: 'Can you guarantee discretion?' But there's not a dealer, pimp or even a Botox clinic in sight. We write speeches.

Traditional taboos are fast disappearing. Personal trainers, moisturising creams and therapists are shared between friends. It is socially acceptable to plan your wedding with a professional and outsource every-thing from the flowers to the invitations. But the groom is about as likely to reference his speechwriter as his affair

with the chief bridesmaid.

Our client meetings are arranged in dimly lit pubs and distant cafés, far from the prying eyes of spouses and friends. My colleague Dolan met an Arab princess on a park bench in Battersea. Dave took notes in a lorry park off the M6. I had a very enjoyable coffee with a client preparing for his wife's 60th, until she spotted him through the café window and waved. Thirty seconds later he introduced me as a photographer.

Many clients, of course, find my company, Great Speech Writing, through the 'Relax, we'll write it for you!' ad that I've run in *The Spectator's* classifieds for 15

years. Some clients are genuine glossophobes, dreading their moment in front of the crowd. Others are up against impossible deadlines. Barristers are not alone in wanting to surpass high expectations. Many just can't get started because they know the pool of jokes online has run its course. A wedding can no longer be 'so emotional that even the cake's in tiers'.

Often, a client comes with a specific concern. Divorcees can struggle to navigate the maze that is flattering their second spouse at a wedding reception in the presence of grown-up children from the first. We call this challenge 'the Boris'. A representative for the president of a large African country called to explain that he had read the script for an address to the nation written in-house and was pacing around his office in a state of blind panic. Could I jump on a plane that evening?

Brilliant people with extraordinary ideas need to translate them from the technical into the under-

standable. CEOs who dazle around a boardroom table need help because they don't want colleagues to know that they tremble at the prospect of a town hall. One, rather touchingly, asks his PA to diarise our meetings as 'life coaching'. Another, who could probably have done with some life coaching of his own, has asked for help with a hat-trick of groom speeches.

On one call I'll never forget, Jack, a wonderful Australian gentleman, rang from Sydney airport, en route to Nairobi. 'Hello mate. I'm going to email you a bunch of notes I've made about my mum. Could you think about turning it into a speech while I'm in the air?' We did just that, penning a ten-minute eulogy that wove together various aspects of what had clearly been an eclectic, eccentric and fascinating life well lived. I called him that night and the following morning to make last-minute edits. He didn't pick up and I worried that we hadn't met his expectations.

Jack called a week later to thank me for the eulogy. I asked how it had gone. 'Sorry mate. I think you misunderstood. She's not dead. I just thought we'd put something on paper just in case.' He called three years later

to ask for a few minor edits to reflect her passionate defence of the Australian coal industry in her final years.

There's no lack of demand for a great speech. But what's the recipe? The ingredients are, fortunately, no different in business, politics, fundraising or at Aunt Dolly's 90th.

It needs to be relevant. We have all sat through embarrassing, ill-judged, rambling and over-emotional speeches delivered by drunken best men, infatuated newlyweds or teary parents. We've seen the blank looks, raised eyebrows and attention drifting at conferences. That can be avoided by putting the audience first. A seminar full of techies has little in common with a gathering of potential investors. A traditional, cross-generational reception in the bride's parents' garden requires a different

nuance to a dinner on the stag do in Ibiza. Surprisingly, this realisation comes as a lightbulb moment to many.

A great speech should be punchy and clear. Great speakers tend to deliver around 120 words per minute. We are regularly asked to look at a 'ten-minute' draft written by a client containing 5,000 words. The never-ending story about a couple's first trip to France culminating in him making a flawed grand gesture may be replaced with something brief and punchy: 'For any single men in the room... there's a key lesson we can all take from this couple's first holiday together: you are unlikely to impress your new girlfriend... by approaching the smartly dressed chap at the entrance to the Hotel de Ville in Bordeaux... and asking to book the honeymoon suite.'

Steps for Writing an Appreciation Speech

- Step 1: Know Your Audience - And Your Place
- Step 2: Create an Outline
- Step 3: Grab People's Attention with Gratitude
- Step 4: Be Personal and Specific
- Step 5: Practice Makes Perfect
- Step 6: Time Yourself
- Step 7: Keep Your Notes Handy
- Step 8: Do a Test Run in Front of an Audience
- Step 9: Weed Out Any Trouble Spots
- Step 10: End On a Good Note

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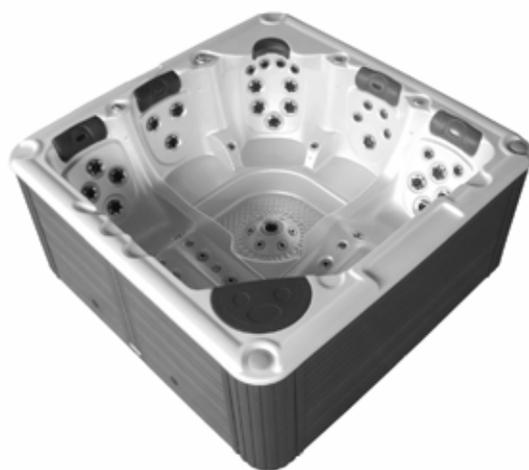
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Plastic pollution: Green light for 'historic' treaty

By Helen Briggs, BBC Environment Correspondent



The world is set to get a global treaty to tackle plastic pollution.

Nearly 200 countries have agreed to start negotiations on an international agreement to take action on the "plastic crisis". UN members are tasked with developing an over-arching framework for reducing plastic waste across the world. There is growing concern that dis-

carded plastic is destroying habitats, harming wildlife and contaminating the food chain. Supporters describe the move as one of the world's most ambitious environmental actions since the 1989 Montreal Protocol, which phased out ozone-depleting substances.

They say just as climate change has the Paris Agreement, plastic should have its own binding treaty, which sets the world on course for reducing plastic waste.

Prof Steve Fletcher of the

University of Portsmouth advises the United Nations Environment Programme (UNEP) on plastics issues. He said the plastics problem spans international borders and boundaries. "One country can't deal with plastic pollution alone, no matter how good its policies are," he said. "We need a global agreement to enable us to deal with the widespread challenges that plastic gives us as a society."

What does this mean?

UN member states have agreed to start international negotiations on drawing up a global plastics treaty that could set rules for production, use and disposal of plastics. The decision was made at a meeting of the UN Environment Assembly in Nairobi. Dr Jeanne d'Arc Mujawamariya, environment minister for Rwanda, which has been at

the forefront of the proposals, said they were optimistic the negotiations would put in place a framework "to end plastic pollution". Conservation charity WWF described the decision as one of the world's most ambitious environmental actions since the 1989 Montreal Protocol, which phased out ozone-depleting substances. Addressing the full lifecycle of plas-



tic products - production and use, as well as disposal - is key to turning off "the plastic tap", said senior policy advisor, Paula Chin. "The next step is to make sure all signatories are ready to deliver on the promise of this ground-breaking agreement," she added.

What happens next?

World leaders have un-

til 2024 to agree the plastic pollution treaty, including which elements will be legally binding and how the deal will be financed. Environmental groups are calling for clear and strong global standards that incentivise nations to stick to common rules and regulations over plastics, while penalising harmful products and practices. There will be pressure

the space of just one human lifetime, we have caused unimaginable damage to the global environment, choking every single part of the global ocean with plastic pollution," said Lord Zac Goldsmith, government minister for international environment. "And although there is much to be done now to turn it into an ambitious and far-reaching treaty, we can now begin to close this ugly chapter."

Facts on plastic:

- It's thought more than five trillion pieces of plastic are in the world's oceans, which can take years to break down
- Each year, 400 million tonnes of plastic is produced and 40% of that is single-use - plastic only used once before it's thrown away
- More than eight million tonnes of plastic enters the world's oceans each year and most of that escapes from land
- Not all plastic can be recycled, either because of the way it's made or because it's too expensive or difficult to do so
- Animals on land or at sea can be harmed by plastic. They can get trapped in carrier bags or food packaging or mistake plastic for food.

Mystery of why shoelaces come undone unravelled by science



You put on your shoes, tie them as firmly as possible, but soon after the laces come undone.

Now scientists think they know what causes one of life's knotty problems. They found the force of a foot striking the ground stretches and then relaxes the knot, while a second force

caused by the leg swinging acts on the ends of the laces, like an invisible hand. The researchers say an understanding of shoelaces can be applied to other structures, such as DNA.

Using a slow-motion camera and a series of experiments, mechanical engineers at **University California Berkeley** found "shoelace knot failure" happens in a matter of seconds,

triggered by a complex interaction of forces. Lead researcher Christopher Daily-Diamond said: "When you talk about knotted structures, if you can start to understand the shoelace, then you can apply it to other things, like DNA or microstructures, that fail under dynamic forces. "This is the first step toward understanding why certain knots are better than others, which no one has really done."

The study began with co-author and graduate student Christine Gregg lacing up a pair of running shoes and jogging on a treadmill while a colleague filmed what happened next. They found that when running, your foot strikes the ground at seven times the force of gravity. Respond-

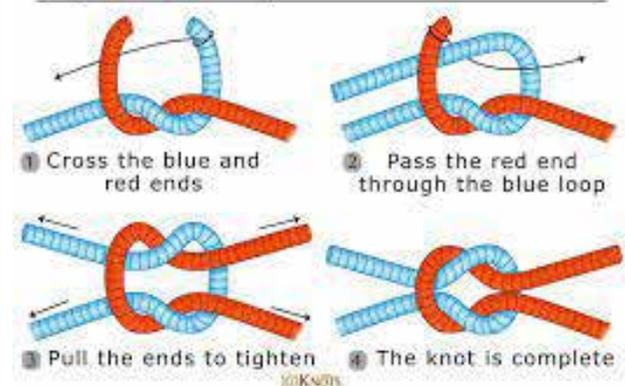
ing to that force, the knot stretches and then relaxes. As the knot loosens, the swinging leg applies an inertial force on the free ends of the laces, leading to rapid unravelling in as little as two strides.

Ms Gregg said: "To untie my knots, I pull on the free end of a bow tie and it comes undone.



striking the ground."

Square (Reef) Knot Instructions



"The shoelace knot comes untied due to the same sort of motion. "The forces that cause this are not from a person pulling on the free end but from the inertial forces of the leg swinging back and forth while the knot is loosened from the shoe repeatedly

'Avalanche effect'

Scientists conducted tests with a variety of different laces. While some laces are better than others for tying knots, they all suffered from the same fundamental cause of knot failure, the study, which was pub-

lished in the journal *Proceedings of the Royal Society A*, founded.

Ms Gregg added: "The interesting thing about this mechanism is that your laces can be fine for a really long time and it's not until you get one little bit of motion to cause loosening that starts this avalanche effect leading to knot failure."

The three best knots:

1. The Reef Knot

The first knot that will keep your shoes tied is the reef knot. This is similar to a traditional shoelace (granny) knot, but without the loops and significantly stronger. Compared to the granny knot, a knot that usually comes untied, the

Continued on page 38

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Continued from page 36
reef knot doesn't have any bows and therefore doesn't

"whip" when you walk or run. Because there is a crimp in the knot, it will pre-

vent the loose ends from sliding like the granny knot. The US Army even uses this knot because of its durability and performance, making it one of the best knots for tying shoelaces.

2. The Double Knot

The double loop knot is another great knot for keeping your shoes tied. As the name states, the double loop of the knot forms a semi-permanent knot that allows it to stay tied for weeks to months. The knot is also used with long shoe-

laces to prevent them from dragging on the ground. Overall, the knot can be quite bulky but it is worth not having to tie your laces multiple times, and excess bulkiness can be addressed with thinner laces.

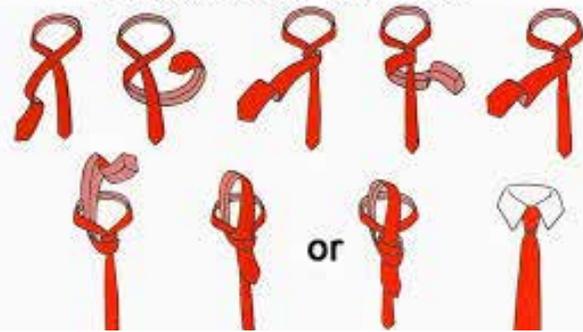
3. The Two-Loop Shoelace Knot

This great knot for tying shoelaces and keeping them tied can be made by making a loop with each end and then making a knot with them. However, make sure the knot is tied correct-



ly or else it will turn into a crooked granny knot. It can be strengthened by simply doubling the knot.

Double Knot



OFFICIAL REGISTRATION OF ALTERATIONS OR EXTENSIONS TO PROPERTIES



I am often asked by property owners if it is possible to get official Town Hall recognition for works carried out some time ago without appropriate Building Licenses. ie Works which have enlarged a property or even created a wholly new property. They are usually very concerned that they could at some stage in the future be fined or even be faced with tearing down that

which has been created or altered.

In many cases the answer is yes, you can have the works officially recognized, providing a number of conditions are met:

The works carried out must not occupy a protected "green" zone, a public space, a public highway or walkway or a protected site of natural beauty. Enquiries

in your local Town Hall should confirm this point one way or the other.

At least four years must have passed from when the works were completely finished.

That no-one has lodged an official complaint (Denuncia) against the works, which has then been ignored and left unresolved.

That your property does not form part of a community where the limit of development has been reached

In Spanish what needs to be applied for is a "Certificado de prescripción de infracción urbanística" or Certificate of recognition of a planning infraction.

The paperwork needed to apply for this is normally put together by a Technical Architect or Architect. This is because aerial photo-

graphs, plans, a description and detailed measurements of the property both in its original and altered state are required, together with the normal accompanying documents such as copy of title deed (escritura), NIE and IBI receipts. Also, within the submission, the same professional must sign a declaration to the effect that the works to the property were completed more than 4 years ago and that the property complies with minimum habitation standards and is structurally stable.

Depending on the Town Hall applied to and complications of consultations to affected parties this process can take from 3 to 6 months. In certain cases, such as where a property is adjacent to the sea, the Spanish Coastal Department will need to be consulted to ensure that there has not been an encroachment into the protected coastal zone. If this is the case it is highly likely that the application will be refused.

Once the application to

the Town Hall has been approved, their administration charges paid and the Certificado de prescripción de infracción urbanística has been obtained, this can then be used to draft a complementary property deed. This deed differs from the original property deed as it declares that i) new works have been carried out to the property, ii) describes what has altered and perhaps most importantly iii) defines the new revised built area that the property occupies. Once this deed has been signed before a Notary, taxes can be paid to the Hacienda and then it can then be presented to the Registro de la Propiedad (Spanish Land Registry) where the notarized deed can be registered.

The importance of registering any such improvements is that when the property comes to be sold or passed to heirs, and when the customary searches are requested, the one to the Land Registry will show and describe the

distribution and floor area of your property as it actually is. This will make things much clearer and less complicated at a time when delays in rectifying such matters could be costly, time consuming and which could possibly jeopardize a sale.

Also, if you or a potential purchaser is having the property valued to raise a mortgage, the person valuing will discover that part of the property is unregistered and will likely recommend that this be rectified. It could result in the mortgage offered being less than you or a potential purchaser had hoped for.

If you or the previous owner of a property you now own has extended that property and you would like to know if you can progress in the manner described above please do not hesitate to contact me, Philip Wright, Spanish Technical Architect and Chartered Building Surveyor to discuss further. My mobile number is 667 757 323.

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Following the successful treatment of 230 linear meters of rising damp in the walls of their factory (restored in 2013), Kendel Developments S.L. were delighted to receive an additional order from Arehucas Rum to treat a further 250 linear meters of walls on another section of the firm's old buildings due to

be restored shortly.

Damp in properties has long been a scourge of the construction industry in the Canary Islands – due in no small part to constructors' poor building practices. When the Savills came to Tenerife in 1985, they weren't sure what to focus on, but Derek Savill quickly decided to use his many years in construction in the

UK to specialise in Damp Proofing, Stair Lifts, Wheelchair Lifts and Small Home lifts where experienced firms were noticeably hard to find.

Damp Proofing

After several years of carrying out tests with various products from the UK Derek (Dell) discovered that the only guaranteed

solution to Rising Damp in Canarian Type Constructions was the Electro Osmotic System coupled with the use of quality bonding and rendering mortars (all products produced by the Wykamol Group in the U.K.). Kendel have been sole importers and installers of Wykamol Products since 1995 throughout the Archipelago.

DAMP PROOFING

Rising damp occurs when unprotected, porous materials (blocks, bricks, stone, wood etc) are in contact with damp earth:

- The result is unsightly and causes damage to decoration, manifesting itself in large patches of white, snowy flakes (see picture), which need constant removal, re-painting and eventual re-patching
- It can be a health hazard due to the increase in fungi and mould growth spores
- It often leads to timber decay or discoloration, particularly with unprotected timbers
- It causes damage to plaster and rendering
- It affects ALL unprotected walls, whether internal or external



So, what can be done to cure the problem (as the insertion of a Damp Proof Course is virtually impossible in a typical Canarian construction)? Contact us NOW to discuss your options, without obligation. All our work carries a 20 year Guarantee!



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Tenerife's very own international best-selling author!

Joe Cawley is an award-winning author, screenwriter, travel writer and copywriter.

He lives in the hills of Tenerife with his family and an assortment of other wildlife. His first book, *More Ketchup than Salsa*, was voted 'Best Travel Narrative' by the British Guild of Travel Writers and went on to become a Kindle bestseller. Joe's work has been published in many national and international publications including *The Sunday Times*, *New York Post*, *Conde Nast Traveller* and *Taipei Times*.

Joe's Books:



A novel of marriage and deception that asks: Is it better to comfort with a lie, or to kill with the truth?

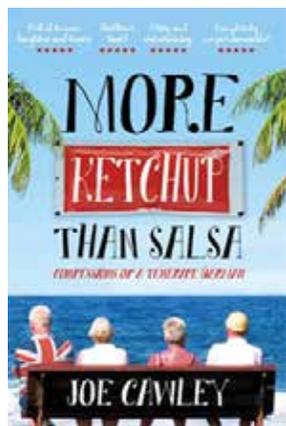
Grace and Justin have been trying for a family for years. So, when Grace finally announces that she

is pregnant, she isn't prepared for Justin's reaction. Why does he act so strangely? Why does he leave and never return?

Two years later, while at the seaside with baby Daniel, Grace sees Justin—who is desperate to come home, but can't reveal the reason he left. However, Grace too is harbouring a secret, one that won't just hurt Justin—but will destroy him completely.

One thing is certain: their secrets will be exposed. And when they are, neither Grace nor Justin will be prepared for what follows...

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—Phoebe Morgan, author of *The Doll House*



More Ketchup than Salsa: Confessions of a

Tenerife Barman

When Joe and Joy swap life on a cold Lancashire fish market to run a bar in the Tenerife sunshine, they anticipate a paradise of sea, sand and siestas. Little did they expect their foreign fantasy to be as exotic as a wet weekend in Wigan.

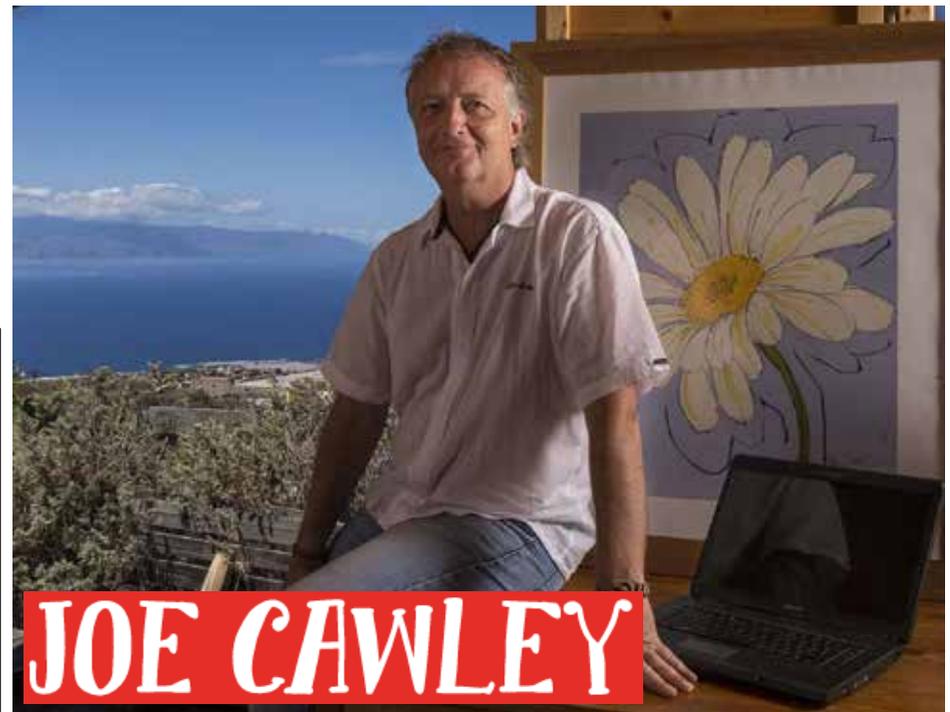
"Probably the best book I have read this millennium!"
"If you buy one book this year... make sure you get this!"
"Brilliant book... very funny..."



Even More Ketchup than Salsa: The Final Dolep

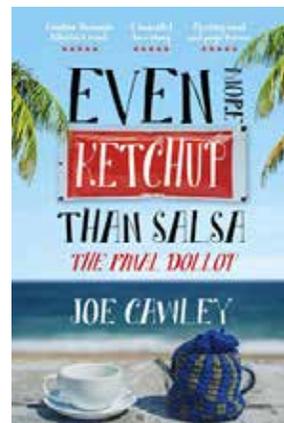
If the first six months of running the Smugglers Tavern had been a baptism of fire, the subsequent years were about as much fun as bobbing for apples in a vat of acid. The calamities continue in this award-winning series.

"Funny, emotional and identifiable, loved every minute..."
"Another corker from Mr Cawley"
"Couldn't put it down. Made me happy, made me sad, then happy



JOE CAWLEY

some more."



Less Ketchup than Salsa: Finding my Mojo in Travel Writing

Throw in the patter of little feet, sharp teeth, amputations and a smattering of characters from their Tenerife bar days, and you have another serving of Ketchup – only this time, it's a little more salsa.

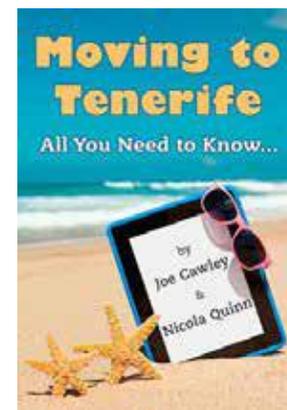
With the Smugglers Tavern still a nagging ghost of their past, Joe and Joy free themselves from limpet-like patrons, battle once more with Spain's bungling bureaucracy and dip a toe in numerous but short-lived careers to stop their bar money evaporat-

ing.

Less Ketchup than Salsa is a true story about growing up, finding your dreams in the most unexpected of places and discovering what's truly important in life.

"Absolutely brilliant books!"
"Had me hooked right from the start to the finish."
"Easy reading at its best... buy these books, you won't regret it!"

Moving to Tenerife: All



you need to know...

Ever been to Tenerife on holiday and toyed with the idea of making your stay a more permanent one? Relocating abroad can seem daunting. Moving to Tenerife is the essential guide that will show you the easiest path to begin enjoying a new life in the sun as soon as possible.

"Great, easy to understand step-by-step guide."
"For anyone serious about starting a new life in Tenerife this is an essential guide."
"Put my mind at ease... Wish I'd seen this earlier!"

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MOTORWORLD BUYING A CAR, THE GOOD AND THE BAD POINTS

With thanks to Emma Swain, Motorworld, Las Chafiras

In this issue we are going to offer some advice on buying a car in Tenerife, whether new or second-hand.

Firstly, when buying a new car - which often seems the simplest way forward if you are new to the island and do not speak Spanish - you will no doubt have seen Billboards advertising cars for as little as sometimes €8,000 or €9,000. However, when you visit the showroom, you will most likely be told 'Oh that model is no longer available', or 'That's only if you buy the car on finance' or some other excuse. Not all main dealers do this, but some do, so it's a case of Buyer Beware!

With a new car, there are lots of costs or extras that you might expect to be included in the price as standard, however you will quickly find out that they are not. In particular, I am referring to

a spare wheel, which most people would expect to be included. Amazingly, this is not now the case with a lot of vehicles. Some salespeople may add this cost in, but quite often the subject is not even mentioned.

With regard to second-hand cars, there is at the moment quite a shortage of these with lots of dealers having cars come in and being sold the same day. There are several reasons for this, such as COVID, problems with manufacturers obtaining raw materials, etc., hence less new cars are available and the knock-on effect to the second-hand market.

If buying a car privately it is imperative not to part with any money (no matter how well you know the person or what assurances you are given) until you have checked the vehicle is free of debt and clear to complete a transfer of ownership. Remember that if the

car is not transferable it will never legally be yours.

Many, though not all, second-hand car dealers DO NOT OWN the cars they are selling, they are merely selling them on behalf of the actual owner, or even a third party, so again checking the paperwork is important. They will receive their commission regardless of whether the car is transferable or not as they are the middleman and simply handling the transaction money-wise.

So, when considering buying a car it's well worth doing some research into any company you may be considering using (e.g. check people's reviews, recommendations and talk to the company to get a 'feel' for how they conduct business). Remember that information on social media can often be bogus or even 'made-up' so it's always Buyer Beware!

Good luck if you are considering changing your car, or buying one for the first time - and remember that Motorworld staff will be happy to help - even if you don't buy from us!

Adeje Farmers Market

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Wednesday: 3.00pm – 7.00pm

Tree rings tell a story of water and climate change

By Natalie Parletta, freelance science writer based in Adelaide and an adjunct senior research fellow with the University of South Australia.

By unlocking the secrets of tree rings, scientists have created a global database of trees' water-use efficiency, which they hope will help improve rainfall predictions and management of the world's water resources. The study, published in the journal *Nature Climate Change*, reveals that trees are not acclimatising well to increasing carbon dioxide concentrations – a discovery that lead researcher Mark Adams, from the Swinburne University of

Technology, Australia, says is "truly surprising". Numerous high-profile papers have reported that water-use efficiency increases with rising carbon dioxide levels, and this had become widely accepted as fact.

But the new study, the first to collate global data on the stable carbon isotope composition of tree rings, turns that notion on its head. Tree-ring carbon isotopes are directly related to trees' water-use efficiency and are therefore vital for under-

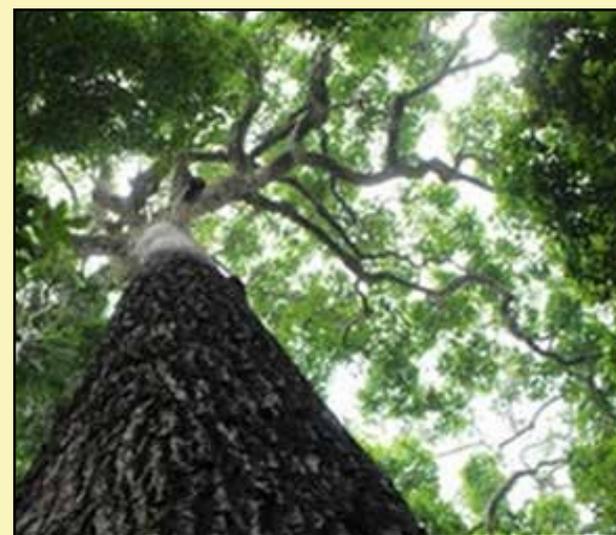
standing past climates and predicting future climates across the globe, Adams explains. Tropical latitudes, which span sections of North and South America, Africa, Asia and Australia, are important regulators of climate, especially rainfall, from evaporation or transpiration of plants. Plants' ability to control water loss to the atmosphere also impacts how much remains in the soil and is available for run-off – although their water-use efficiency varies.

The storybook of trees

In a previous study on leaf transpiration, Adams' team discovered that leguminous trees such as acacias (*Acacia* spp.), which produce seeds in pods, use water more efficiently than non-legumes. In subsequent research with tree-rings, they found that rainfall played a major role in

driving water use efficiency in tropical forests – drier forests were acclimatising to climbing carbon dioxide concentrations much faster than wetter forests, with important implications for climate modelling. "This striking result really required us to look further as the modellers who predict climate and weather, and those who predict run-off and streamflow, now routinely include water-use efficiency as part of their models," Adams says. "In fact, their models are much less accurate without knowledge of plant-controlled transpiration flux of water to the atmosphere."

By analysing 422 records of tree-ring isotopes stretching back more than 150 years, his team has now found that water-use efficiency increased most in the years following the Great Depression and World



War II – periods with much slower increases in carbon dioxide levels.

This has dropped considerably since then, Adams says. "Since WWII, the rate of increase in water-use efficiency has been slowing, virtually without pause, so that by the first decade of the present century, [it] was hardly increasing at all."

They also found that trees respond differently to increased carbon dioxide concentrations: flow-

ering trees (angiosperms) have slowed their response much more than non-flowering trees (gymnosperms), coming to a virtual halt. This might change with the current coronavirus pandemic.

"If there is a pause in carbon dioxide emissions as a result of reduced economic activity generally," says Adams, "then we may see a rebound in the rate of change in water-use efficiency."

Archaeology bombshell: How historians unearthed 'Spanish Stonehenge' in breakthrough find

By Charlie Bradley, Express News UK Reporter

ARCHAEOLOGISTS and historians have been fascinated by the mysteries of Stonehenge - and they were just as excited when one man claimed to have found Spain's equivalent.

The Dolmen of Guadalperal, also known as the treasure of Guadalperal and as the Spanish Stonehenge – was discov-

ered in 1926, during a research and excavation campaign led by the German archaeologist Hugo Obermaier between 1925 and 1927. Historians have tried to decipher exactly why and how it came to existence. It has been stated that it could be a solar temple – and has also been used as a burial

enclave.

There have also been a wealth of Roman artefacts and remains found at the site located in Eastern Spain. These included a coin, ceramic fragments and a grinding stone – indicating that at that time it was safely preserved from looting. Eleven axes, ceramics, flint knives and a copper punch were found in a nearby dump.

A settlement was also discovered, dating to the time of construction, which presumably housed the builders. Obermaier discovered houses, charcoal and ash stains, pottery, mills, and stones to sharpen axes.

In 1963, construction of the Valdecanas reservoir inundated the monument;

it is only visible when the water is low, but drought conditions in the last decade have exposed the monument in several summers. However, this has also caused damage to the find. The structure was seen fully for the first time in 50 years in July 2019, when a NASA satellite photograph during a drought revealed its 150 stones.

The Dolmen de Guadalperal consists of about 100 monolithic stones, some reaching as tall as six feet, and is 7,000 years old. Local resident Angel Castano told the Local last year: "Like Stonehenge, [the megaliths] formed a sun temple and burial ground. They seemed to have a religious but also economic purpose, being at one of the few points of the river where it was possible to cross, so it was a sort of trading hub."

The original Stonehenge in Wiltshire is set within earthworks in the middle of the most dense complex of Neolithic and Bronze Age monuments in England.

Historians estimate that

Archaeology news: Stonehenge is located in Wiltshire



the cluster of rocks was constructed at any time from 3000 BC to 2000 BC. It is one of the most famous landmarks in the UK and has become a symbol of British culture and history. Since 1882 it has been labelled a legally protected Scheduled Ancient Monument, and was also

added to UNESCO'S list of World Heritage Sites in 1986. Stonehenge could have been a burial ground from its earliest beginnings. Deposits containing human bone date from as early as 3000 BC, when the ditch and bank were first dug, and continued for at least another 500 years.



Archaeology news: The monument was revealed by drought



Archaeology news: Stonehenge is an icon of British culture

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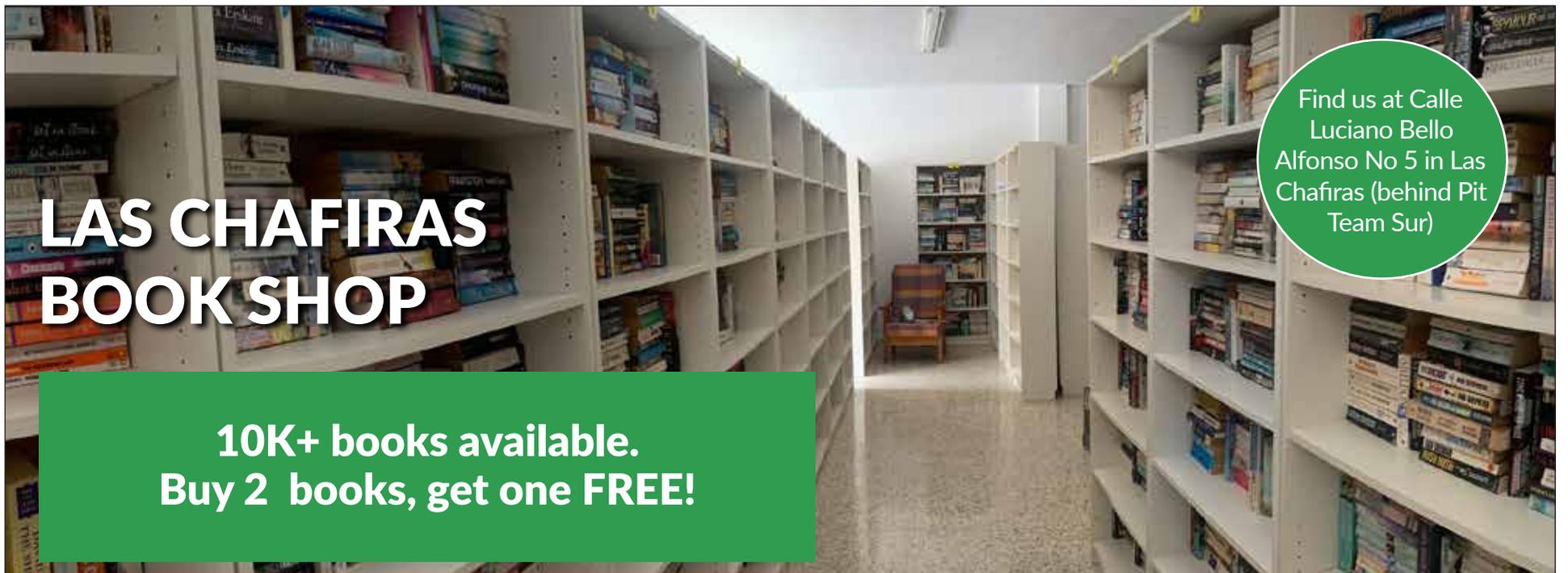


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If you can't see the service you require...
Please ask..!

The One Stop Problem Shop

Some Tenerife Property Guide readers and advertisers will have heard of the One Stop Problem Shop which has been operating for many years. The owner has recently retired and Emma Swain and her team have now taken over the business.

The One Stop Problem Shop offers all sorts of assistance to Non-Spanish-speakers (and sometimes to

those who do too!) including obtaining NIE Numbers, Certificates of Empadronamiento, TIE Card exchanges from old style green residencias for UK passport holders, and the Green Residencia for holders of an EU passport. Plus changing over utility bills on new property purchases, assistance at social security offices, Hacienda, Town Halls, assistance with obtain-



ing Wills at the Notary, registering with the doctors and much, much more. We can also do translations and arrange official translations when required. We also do all car or driving-related paperwork.

Our offices are within Motorworld (our sister company) in Las Chafiras.

For more information you can check out our website www.theonestopproblemshop.com

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What's the difference between a Physiotherapist, a Chiropractor and an Osteopath?

To the average person, an osteopath, a physiotherapist, and a chiropractor may seem like more or less the same job. All deal with musculoskeletal pain, require a university degree, and certification from an accredited course.

While they may seem similar at a glance, the three professions take very different approaches to health, so it is important to understand what sets each one apart from the others before deciding which of these professionals is best for you.

Physiotherapist

Probably the most well-known of the three job titles, it is worth starting off by drawing a distinction between a physiotherapist and the similar-but-distinct title of physical therapist. While both can be

legitimate careers, it is important to know that only physiotherapists require a university degree, while physical therapists receive a narrower range of training over a shorter period of time.

In comparison to osteopaths and chiropractors, one of the primary distinctions of physiotherapy is its use of an all-encompassing approach that looks beyond the purely physical elements of an issue, also taking both psychological and social factors into account when treating patients. This means that if a patient were to present themselves to a physiotherapist complaining of back pain, rather than simply identifying the problem area and treating the symptoms, a physiotherapist will attempt to identify why the problem manifested in the

first place, and prevent it from recurring in the future. This means looking at the physical side of things, such as posture and movement patterns, as well as psychological aspects such as stress or anxiety, and social factors such as work habits and hobbies.

Chiropractor

Of the three job titles, chiropractors are definitely the most commonly associated with back problems, although some claim it can help with issues such as asthma or sexual dysfunction. But at the same time, chiropractors are also among the most controversial in medical circles. The main feature of chiropractic treatment that sets it apart from physiotherapy and osteopathy is its focus on manipulation, which is when joints are pushed and

pulled to their farthest possible range of motion. The belief is that physical pain can be resolved by getting a chiropractor to manually put everything "back in the right place".

Chiropractors are somewhat controversial for a number of reasons. Firstly, their techniques are seen as unnecessarily risky, with chiropractors having some of the highest instances of adverse patient reactions. They are also looked down upon from a scientific per-

spective, with one of their main theories having no evidence to even support its existence. "Chiropractic subluxation" is claimed to cause organ problems by disrupting the nerves along the spine, but this has never been shown to actually exist, meaning their attempts to treat it for both back pain and organ prob-

Osteopath

lems is viewed by many as not only ineffective, but meaningless and irresponsible. Osteopaths are quite similar to chiropractors in that they also place a lot of importance on manual manipulation, although they tend to be a lot more gentle. The prevailing theory of osteopathy is that the body is at its best when all of its tissues are moving how they are supposed to. Os-

teopaths therefore assess a patient's health by feeling their tissues, and attempting to stimulate movement where they believe it is lacking. As osteopathic manipulation is so much more gentle than chiropractic manipulation. Many see it as harmless, or even beneficial when combined with other medical treatment. However, some studies have shown osteopathy to be ineffective in achieving its claims, while others show evidence to support it. The general consensus is that while osteopathy may have science to back up some of its claims, other claims are simply not true, and further research is needed to separate fact from fiction.

Although these jobs may seem similar, and usually have similar goals, it is clear to see that there is a distinct difference between physiotherapists, chiropractors, and osteopaths. To the average person, these titles may appear interchangeable, but many people will make a different choice when presented with the facts.

While there is a clear frontrunner from a scientific perspective, the key takeaway here should not be to learn the technical difference between these roles, but to realise the importance of researching medical professionals before seeing them. Only then can you make a truly informed decision.

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in a home. Hummingbird really is the perfect dog if you do not have a cat, so it would be amazing if we could find a home for him quickly. You can come and meet him at the Refuge, where he is one of around 600 - if he isn't suitable for you, we are sure you will find one that is!

The Centro de Proteccion Animal de

Tierra Blanca is located off Junction 15 of the TF-1 by the restaurant Los Chasneros, just 200 metres above the TF-1. They don't ask for adoption fees, only a donation of food and some photos to let them know how your new pet is getting on in his/her new home.

Contact Rachel on 629 031 273 or cpa.tierrablanca@tragsa.es for more information



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ENERGY PERFORMANCE CERTIFICATES IN SPAIN

MARCH 2022 UPDATE

The total number of Certificates issued in the Canaries since June 2013 now stands at approximately 279,610, with 2,110 registered in February. This is slightly more than carried out in the same month a year ago and is an encouraging figure, illustrating that many properties are still being brought to the market either for sale or rental. The figure, of course, groups both residential and

commercial properties and those for sale as well as for rent in all of the Islands which together form the Canaries.

For those readers not aware of EPC's, they were introduced in Spain and its dependencies by Royal Decree on 5th April 2013, which required that, from 1st June 2013, an EPC must be obtained by the owner whenever a domestic or commercial property is Built, Sold or Rented.

Selling your property

From 1st July 2013 property owners are required by law to present an Energy Performance Certificate when a property is placed on the market and prior to any advertising. When the property is sold, the Notary will need to see the EPC, termed the Certificado de Eficiencia Energética in Spain.

Renting your property

Either you or your agent, must obtain an EPC. An agent will not be legally allowed to offer or advertise your property for long term letting without one. Where a property has already been let prior to 1st July 2013, no EPC is required until one tenant leaves and the property is offered for long term rental again. If your property was built after 2007 you should already have an EPC provided by the seller. If you only rent your property out on a short term basis, for less than 4 months of each year, you

may not need to have an EPC. If you are the tenant your landlord or the letting agent should be able to show you the EPC for your property.

The EPC contains:

Information about a property's energy use and typical energy costs, and recommendations as to how you may be able to reduce energy use and save money.

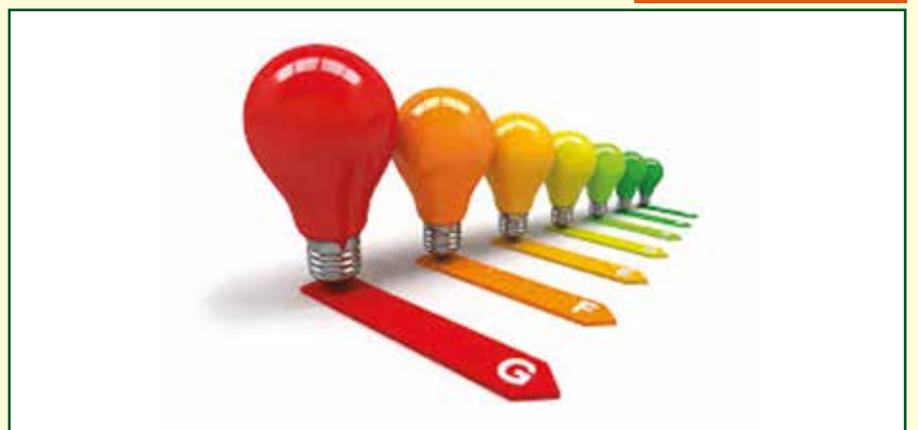
An EPC allocates an Energy Efficiency Rating, ranging from 'A' (most efficient) to 'G' (least efficient). The Certificate, registered with the Canarian Government is

valid for 10 years.

How to arrange an EPC:

If you are selling or renting out property, you will need to engage an Accredited Assessor, who will visit your property to inspect and then produce and register your properties Energy Performance Certificate.

If you have any questions, or wish to arrange for me, Philip Wright, to carry out your energy Performance Certificate please call me on 667 757 323.



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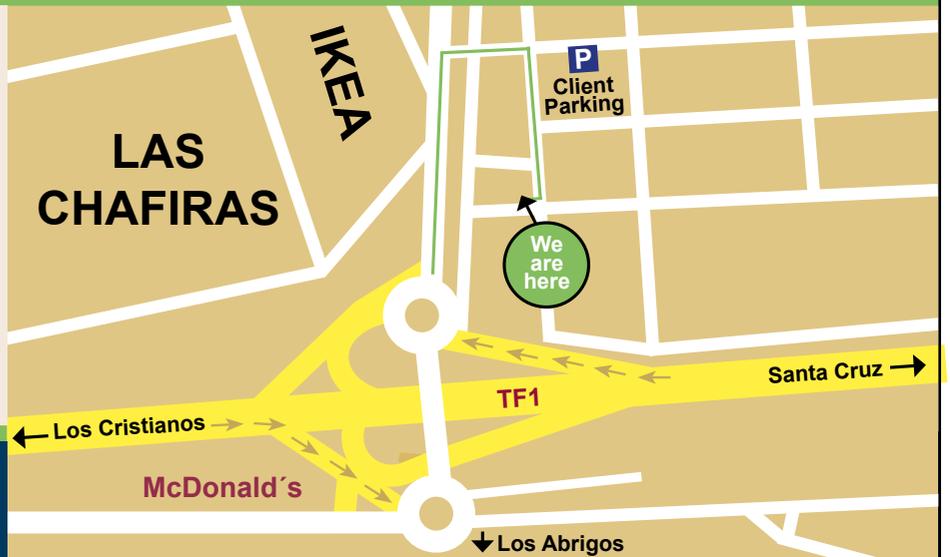


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Golf del Sur, Apartment

€1,100

1 bed · Large fourth floor, one bed apartment with sea views on prestigious complex. Available for a minimum of six months.

Ref: 1749 | Homes & Away | 922 737 044

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€890

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Ref: LAPR1079 | Los Abrigos Properties | 922 170021

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€850

2 bed · Modern, fully furnished and equipped 2 bed, 1 bath apartment with aircon and wifi, located in a nice complex with 4 swimming pools and security, and only 5 mins' walk from Fafiabe beach. Bills extra.

Ref: DHT Rentals 003 | Dream Home Tenerife | 617 203 578

Amarilla Golf, Apartment

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Ref: 2062 | Rentals in Tenerife | 606 284883

Callao Salvaje, Apartment

€800

2 bed · Duplex for rent with two bedrooms in Callao Salvaje. It is a furnished duplex and has 103 m2 including 2 terraces. The ground floor has independent kitchen, living room, toilet and large terrace with surface 16m2. The first floor has two bedrooms (one bedroom with sea view) and the bathroom. The third floor has terrace with surface 12m2 with sea view. T... For full information see website or contact:

Ref: ONR6800A | Agata's Real Estate |

El Medano, Townhouse

€800

2 bed · Nice 2 bed 2 bath townhouse, corner position, in complex with pool, within walking distance to the sea, and 5 minute drive to El Medano centre, shopping area and schools. 2 double bedrooms, 2 bathrooms, kitchen, living, terrace and garage underground with large storage. Bills extra.

Ref: KV0238 | Tenerife Alizes Properties | 922 738653 / 626

274040

Amarilla Golf, Apartment

€775

1 bed · Beautifully appointed, spacious one bed garden apartment with two terraces in quiet location, near the Golf course. Wi-Fi access included. Water and electricity bills included up to 50€ per month.

Ref: 2083 | Homes & Away | 922 737 044

Las Americas, Apartment

€750

1 bed · Nice 1 bedroom apartment in the touristic complex Las Floritas situated on the first floor with the terrace overlooking the swimming pool. Centric area close to all touristic services and the beach. Good option for rent or for personal use for holidays.

Ref: VR7002D | Vym Canarias | 922 787 210

Costa del Silencio, Apartment

€750

1 bed · *Available for March/April/May* One bed, one bath apartment on a popular complex. Close to all amenities. Weekly clean, linen and towels change included.

Ref: 1775 | Homes & Away | 922 737 044

Amarilla Golf, Apartment

€750

2 bed · Well-appointed, two bed duplex apartment on residential complex with heated pool.

Ref: 1986 | Homes & Away | 922 737 044

Golf del Sur, Apartment

€725

1 bed · Spacious one bed apartment in quiet location on popular residential complex. Close to all amenities. Water and electricity included.

Ref: 2135 | Homes & Away | 922 737 044

Golf del Sur, Apartment

€700

1 bed · *Available from 25th November* Nicely presented, one bed apartment on popular complex with heated swimming-pool. Wi-Fi included. Water and electricity on top.

Ref: 1961 | Homes & Away | 922 737 044

Golf del Sur, Apartment

€700

Lovely, modern and bright one bed apartment, in residential complex with heated pool, lift and Wifi access. Situated on the 6th floor, the apartment has a large terrace with side views to the sea. 1 double bedroom with built-in wardrobe, one bathroom, living room with American kitchen, fully equipped and furnished. No pets. Bills extra. Available Sept to ... For full information see website or contact:

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274040

Puerto de La Cruz, Apartment

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We offer a 50 m2 studio for long term rental in Casa Ikarus, in the area of La Paz. The studio is furnished and equipped, has a large terrace overlooking the Atlantic and the city. The building has an elevator, a room with a coin-operated washer and dryer, and an acclimatized pool with solarium area. The costs of water, electricity and WiFi are include... For full information see website or contact:

Ref: IR700S | Agata's Real Estate |

Playa Paraiso, Apartment

€700

1 bed · Long term rental. Bright apartment with a large terrace in the complex "Vista Nautica", Playa Paraiso. The apartment is rented unfurnished, but the kitchen is furnished and equipped with the necessary electrical equipment, there is also an air conditioner and a washing machine. The apartment consists of one bedroom with built-in wardrobe and access to the... For full information see website or contact:

Ref: VR7210D | Vym Canarias | 922 787 210

Amarilla Golf, Apartment

€695

1 bed · Fully refurbished, one bed

apartment on popular complex with Golf course and Teide views. Wi-Fi included.

Ref: 2040 | Homes & Away | 922 737 044

Callao Salvaje, Studio

€680

Studio on the seafront in Sueño Azul complex. Renovated and equipped. Price 680 eur per month with all expenses included (including wi'fi).

Ref: VR7243D | Vym Canarias | 922 787 210

Costa del Silencio, Apartment

€675

1 bed · *Available from 6th September 2017 for 6 months* Spacious, south facing, well furnished one bed apartment with large terrace on popular complex. Close to all amenities.

Ref: 1785 | Homes & Away | 922 737 044

Amarilla Golf, Apartment

€675

1 bed · Spacious, ground floor, one bed apartment on popular complex with communal pool. Water and electricity bills included up to 40€ per month.

Ref: 2026 | Homes & Away | 922 737 044

Amarilla Golf, Apartment

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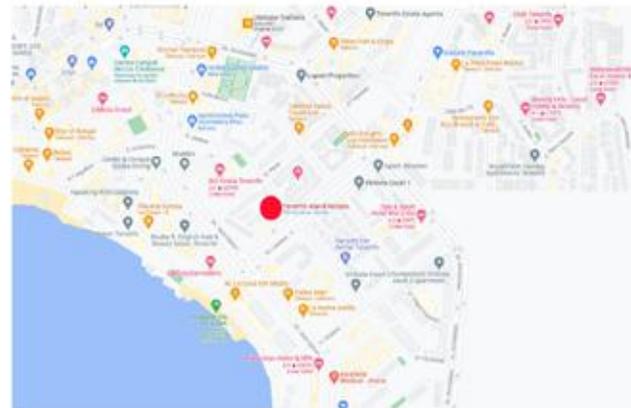
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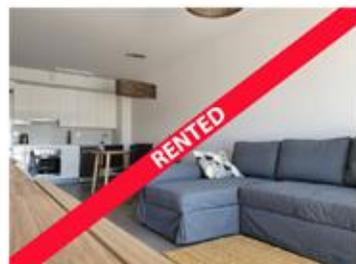
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Ref.: 2541

Price: 158,000€

Scottish Bar in Los Cristianos



This Scottish bar is located in Los Cristianos. It had the same owner for more than 10 years and the buyer will benefit from its good reputation and many fixed clients. The bar has tables for 42 guests and a lovely roof terrace.

Ref.: 2519

Price: 59,000€

Modern Cafe in El Medano



This cafe is in a modern commercial center close to many resident complexes. The cafe has been here for more than 6 years and has many regular guests and is still a lucrative business today. It is 75m2 + a large terrace.

Ref.: 2500

Price: 65,000€

Busy cafe in Los Cristianos

NEW



This is a busy and popular cafe and especially when serving their Sunday roast. It has been established more than 10 years and recently had a refurbishment, so you do not need to change the place or concept, we guarantee it works.

Ref.: 2531

Price: 49,000€

Successful Mechanic

NEW



For sale in Las Chafiras is this well-established mechanic and tire fitting company with a healthy economy. The business has a 625m2 large workshop that are fully equipped with several lifts, and all tools and equipment.

Ref.: 2536

Price: 650,000€

Popular Pub in Las Americas



This is a genuine and great business that is located centrally in Las Americas and known for live music, sport, British/Irish food. It has been established for almost 20 years and has tables for 80 guests. It is perfect as an investment too.

Ref.: 2514

Price: 99,000€

Hair & Beauty Salon

Reduced



This salon has been established for more than 10 years and no doubt the buyers will get a salon with many loyal customers, both residents, and tourists. The salon is in Lois Gigantes and has the benefit of little competition too.

Ref.: 2516

Price: 46,000€

Los Cristianos Take Away Bar

BARGAIN



This bargain is located centrally in Los Cristianos on a busy road in the old part of the town. Today the place offers Italian dishes like pizzas, pasta, and lasagne for takeaway. It would be perfect for all kind of takeaway, cakes or ice cream.

Ref.: 2511

Price: 19,500€

Large Pool Bar for Sale

Reduced



This large pool bar in Torviscas Bajo is well-established and placed in a large and busy holiday resort. The inside premises are spacious with a fully equipped kitchen and the terrace is overlooking the pool and has tables for 50 guests.

Ref.: 2385

Price: 85,000€

Lovely Cafe in Shopping Center



This cafe in San Eugenio is known as a great place where both employees and clients of the shopping center come for breakfasts, lunch, and refreshments. The premises are 90 m2 including the terrace. Great for yourself or as an investment.

Ref.: 2510

Price: 69,000€

Bargain Cafe for Sale



This Café is centrally in Parque de La Reina. The premises are in great condition and were recently renovated and furnished. However, it is not a running business, and you need to do some paperwork before the reopening.

Ref.: 2498

Price: 18,000€

First Line Restaurant-Bar

Reduced



If you are looking for a busy first-line restaurant with a large terrace you cannot miss this option in Fanabe. The premises are in a perfect state and have a restaurant license, a large kitchen and plenty of storage and cooling rooms.

Ref.: 2503

Price: 99,000€

Freehold in Playa De La Arena



This large freehold is located close to the sea in Playa de la Arena. The premises are spacious 330m2. Today it is empty and needs a full renovation. But with some work, it is the perfect size and location for a large restaurant.

Ref.: 2528

Price: 395,000€

Cafe in Las Galletas

NEW



This cafe is perfect for a single person or couple who wishes for a smaller bar and cafe, that can be run with only a few employees. The cafe is 50 m2 and has a large and fully equipped kitchen. There are tables for 35 guests.

Ref.: 2532

Price: 49,000€

Cafe in Los Cristianos



This popular cake shop is famous for its homemade cakes, ice cream and milkshakes. The premises are modern, newly renovated, and are 84 m2. There are tables for 44 guests and a small kitchen for cakes, pastry, and sandwiches.

Ref.: 2513

Price: 37,500€

Cafe & Bar in Abades



This cafe in Abades has been established for 3 years and is next to the beach and the Leproseria sight that attracts many tourists year-round. It has tables for 40 guests and is open 7:30 to 23:00. The owner is open to offers for a fast sale.

Ref.: 2506

Price: 37,000€

Large Modern Restaurant

Reduced



This restaurant is located in Costa del Silencio and known for delicious fish and tapas. The premises are spacious 300m2 and moreover, have a terrace of 40 m2. Inside are tables for 100 guests and outside are tables for 20 guests.

Ref.: 2515

Price: 69,000€

Popular Music Bar



This music bar is in a popular area of Golf del Sur. The place is open all day but is especially popular at night when music and live entertainment is on the program. The premises were recently refurbished and have tables for 60 guests.

Ref.: 2517

Price: 80,000€

Busy pub in Puerto Colon

NEW



If you are looking to buy a busy pub in a great location you cannot miss this place, known for live music and stunning views. Both inside and outside premises are very spacious and you can fit up to 100 guests here.

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