



## Middle Floor Apartment for sale in Río Real, Marbella

**549,000 €**

Reference: R5216704   Bedrooms: 2   Bathrooms: 3   Build Size: 110m<sup>2</sup>   Terrace: 32m<sup>2</sup>





## Costa del Sol, Río Real

Elegant and bright apartment with partial golf course views in a prime location in Marbella. Welcome to a unique property that combines light, spaciousness, and architectural quality in one of Marbella's most beautiful areas. Here you'll enjoy tranquility and nature, just a five-minute walk from the beach and several golf courses, with an exceptional quality of life. The property boasts a total of 142 m<sup>2</sup>, of which 110 m<sup>2</sup> comprise the living space and 32 m<sup>2</sup> a private terrace. The apartment is entirely exterior-facing and very bright thanks to its southeast orientation. The spacious living-dining room is bathed in natural light and offers views of the golf course. From the dining area, you can also appreciate the mountains. The spacious terrace offers more than enough room for a dining table and sun loungers. It's the perfect place to relax or share moments with friends under the Andalusian sun. The spacious master bedroom features an en-suite bathroom with a bathtub, ample wardrobes, and room for a double bed and a desk. The second bedroom offers excellent space for two single beds and a large, elegant en-suite bathroom. There is also a separate guest toilet. The property includes a parking space and a very spacious storage room. It is located 5 minutes from the center of Marbella, a 5-minute walk from the best beaches on the Costa del Sol with pedestrian access to Marbella town via the promenade, 2 minutes from La Cañada Shopping Center, and 30 minutes from Malaga International Airport. An ideal property for those seeking something truly special, combining design, light, and comfort in one of Marbella's most desirable residential areas.

## Features:

Features	Orientation	Climate Control
Lift	East	Air Conditioning
Near Transport	South	
Private Terrace	South East	
Ensuite Bathroom		
Fitted Wardrobes		
Domotics		
Fiber Optic		
Views	Setting	Condition
Mountain	Close To Golf	Excellent
Pool	Urbanisation	
Golf	Close To Sea	
	Close To Town	
	Close To Schools	
	Frontline Golf	
	Close To Forest	
Pool	Furniture	Kitchen
Communal	Part Furnished	Fully Fitted
Garden	Security	Parking
Communal	Gated Complex	Underground
	Electric Blinds	
Utilities	Category	Energy Rating
Electricity	Investment	E
Drinkable Water		
CO2 Emission Rating		
D		