



## Vrijstaande Villa te koop in Río Real, Marbella

2.450.000 €

Referentie: R4778482 Slaapkamers: 4 Badkamers: 5 Plotgrootte: 900m<sup>2</sup> Perceelgrootte: 426m<sup>2</sup> Terras: 162m<sup>2</sup>





## Costa del Sol, Río Real

Villa to reform located in Rio Real Urbanization, 700 meters from El Trocadero beach and Rio Real Golf Club House and only 4 kilometers from the center of Marbella. It has a total constructed area of 588 m<sup>2</sup> on a 900 m<sup>2</sup> plot. Built on one level plus a semi-basement floor. Facing East. The semi-basement floor consists of a guest apartment distributed in living room, bedroom, bathroom, kitchen, large terrace, storage room and garage for 2 vehicles. The ground floor consists of an entrance hall, a large 65 m<sup>2</sup> living-dining room with a fireplace with access to terraces, a large 25 m<sup>2</sup> kitchen with access to a terraces, a second independent dining room with 35 m<sup>2</sup> of surface area with access to terraces, 3 bedrooms, 3 bathrooms bathroom, two of them en suite and guest toilet, sauna, terraces and porches. Air-conditioning. Pool.

Villa, Río Real, Costa del Sol.

4 Bedrooms, 5 Bathrooms, Built 426 m<sup>2</sup>, Terrace 162 m<sup>2</sup>, Garden/Plot 900 m<sup>2</sup>.

Setting : Close To Golf, Close To Port, Close To Sea, Close To Town, Close To Schools, Close To Forest, Close To Marina, Urbanisation.

Orientation : East.

Condition : Good.

Pool : Private.

Climate Control : Air Conditioning, Fireplace.

Views : Mountain, Golf, Garden, Pool.

Features : Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, Sauna, Storage Room, Utility Room, Ensuite Bathroom, Staff Accommodation.

Kitchen : Fully Fitted.

Garden : Private.

Security : Gated Complex, Entry Phone, Alarm System.

Parking : Garage, More Than One, Private.

Utilities : Electricity, Drinkable Water.

Category : Golf.



## Kenmerken:

### Extra's

Overdekt terras  
Nabij transport  
Privéterras  
Opslagruimte  
Ensuite badkamer  
Gemonteerde kasten  
Sauna  
Bijkeuken  
Personeelsaccommodatie

### Uitzicht

Berg  
Tuin  
Pool  
Golf

### Zwembad

Privé

### Beveiliging

Gated Complex  
Alarmsysteem  
Invoertelefoon

### Categorie

Golf

### Zonorientatie

Oosten

### Ligging

Dicht bij golf  
Dicht bij de poort  
Verstedelijking  
Dicht bij zee  
Dicht bij de stad  
Dicht bij scholen  
Dicht bij bos  
Dicht bij jachthaven

### Keuken

Volledig passend

### Parkeergelegenheid

Garage  
Privé  
Meer dan één

### Klimaatbeheersing

Airconditioning  
Haard

### Huidige Staat

Goed

### Tuin

Privé

### Voorzieningen

Elektriciteit  
Drinkbaar water