



Appartement au rez-de-chaussée à vendre à Marbella

525 000 €

Référence: R5161423 Chambres: 3 Bain: 2 Terrain: 70m² Construite: 114m² Terrasse: 22m²





Costa del Sol, Río Real

Corner ground-floor apartment with great potential and garden in Río Real, Marbella

Set in the prestigious enclave of Río Real, Marbella East, this distinctive ground-floor home is located within a well-maintained residential community offering comfort, security, and an exclusive setting.

The property benefits from its corner position, providing excellent privacy and outstanding natural light. With a triple orientation (South, East, and North), every room enjoys bright daylight throughout the day.

With 114 m² built, the interior offers a practical layout comprising three bedrooms, two bathrooms, and a spacious living area with direct access to the outdoor spaces. The home is complemented by a 22 m² terrace that connects to a generous, exclusive-use garden area of approximately 70 m² (annex area not included in the Title Deed), creating the perfect spot to enjoy the Mediterranean lifestyle year-round.

This property is an ideal opportunity for buyers seeking a full renovation project, with the potential to create a bespoke home in a prime location. In addition, the building benefits from a First Occupancy Licence (LPO) and excellent communal facilities, including a swimming pool surrounded by landscaped green areas and underground communal parking.

A unique option for those looking for a ground-floor home with outdoor space in one of Marbella's most sought-after residential areas, just minutes from the beach, golf courses, and local amenities.



Spécification:

Caractéristiques

Terrasse couverte
Ascenseur
Terrasse privée
Salle de bain
Armoires encastrées
Buanderie

Vues

Montagne
Pays
Jardin
Piscine
Cour
Forêt
Le golf

Piscine

Communautaire

Sécurité

Complexe fermé

Catégorie

Maison de vacances
Investissement
Revente
Bon marché

Orientation

Sud
Est
Nord
Sud-Est

Paramètre

Près du golf
Près du port
Urbanisation
Proche des magasins
Près des écoles
Près de la mer
Près de la ville
Près de la forêt
De banlieue
Près de Marina
Golf de première ligne

Meubles

Non meublé

Parking

Souterrain
Private
Covered
Communautaire
Rue

Contrôle du climat

A / C pré-installé
Cold A / C

Condition

Bien
Rénovation requise
Restauration requise

Cuisine

Entièrement équipée

Services publics

Électricité
Eau potable
Téléphone