



## Penthouse Duplex for sale in Río Real, Marbella

**787,500 €**

Reference: R5170771    Bedrooms: 3    Bathrooms: 2    Build Size: 139m<sup>2</sup>    Terrace: 175m<sup>2</sup>





---

## Costa del Sol, Río Real

This magnificent two-story penthouse is located in the exclusive residential area of Río Real, east of Marbella, and perfectly combines luxury and comfort. With a spacious living area of 138 m<sup>2</sup> and impressive terraces totaling 175 m<sup>2</sup>, including a main terrace of 100 m<sup>2</sup> with sea views, this property offers ample space for relaxation and enjoyment. It is ideal as an investment property, a family home, or a tranquil holiday retreat.

The penthouse features three spacious bedrooms, two bathrooms, and a large living room with a fireplace. The open-plan kitchen and dining area create a welcoming atmosphere, and the three terraces provide ample outdoor space to enjoy the Mediterranean climate. The property includes two parking spaces in the underground garage, ensuring convenience and security. The location is unbeatable, within walking distance of Marbella's best sandy beaches, as well as numerous restaurants, bars, and shops. The Río Real Golf Marbella course is just 500 meters away, and the nearest restaurant is also within easy walking distance.

The penthouse is ready to move into and features amenities such as air conditioning (heating and cooling), underfloor heating in the bathrooms, and a sound system throughout. The property is located on the second floor, with direct elevator access to the underground parking.

The complex boasts three swimming pools, including a large pool, a children's pool, and another pool currently under construction. The Río Real area is known for its tranquility and security, and offers residents a wide range of amenities and services. The nearby La Cañada shopping center, just a 10-minute drive away, offers a great selection of shops, restaurants, and services.



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Solarium

### Views

Sea

### Pool

Communal

### Security

Gated Complex

### Orientation

South

### Setting

Urbanisation

### Kitchen

Fully Fitted

### Parking

Underground

### Climate Control

Air Conditioning  
Fireplace

### Condition

Excellent

### Garden

Communal

### Utilities

Electricity  
Drinkable Water