



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

**739,000 €**

Reference: R5225431   Bedrooms: 2   Bathrooms: 3   Build Size: 142m<sup>2</sup>   Terrace: 55m<sup>2</sup>





## Costa del Sol, Río Real

Luxury high quality apartment for sale in the area of Rio Real, in the Urb GOLF GARDENS.

This first floor corner property has a lovely large lounge diner, separate fully fitted kitchen with terrace and utility room, two huge en-suite bedrooms, guest toilet and a gorgeous south facing terrace (55m2) where you can relax all day long, enjoying the subtropical gardens, with a bit of sea view.

Golf Gardens, ideal for resort golf life-style, is an exclusive quality development within Golf Rio Real. Gated community with a large landscaped "5 star salt water swimming pool", with separate shallow children's area, and lovely well maintained tropical gardens.

The development is gated and has security cameras, with in total 68 luxury flats and penthouses, built in 2005 by a renowned Belgian developer.

The complex can easily be compared to one of the nearby 5 star hotels. In the immediate vicinity of the pool there are sun loungers and parasols.

There is also a smaller heated pool during the winter months.

The apartment comes with one private underground parking space with direct lift access to the front door of the property, and one storage room.

It is finished to the highest standards. Additional features include marble floors, air conditioning (heat and cold), alarm, electric shutters in bedrooms, satellite TV, wifi, etc ...

Excellent location at the Golf Rio Real, the last Green area before Marbella centre, and 1 km from the beach, and closeby prestigious restaurants and beach clubs, such as Trocadero Arena, Dune Beach, Oyana beach and NOSSO Beach.

A must see !



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	South	Air Conditioning
Lift		Cold A/C
Near Transport		Hot A/C
Private Terrace		Central Heating
Satellite TV		
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Utility Room		
Barbeque		
Near Church		
Basement		
Fiber Optic		
Access for people with reduced mobility		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Sea	Close To Golf	Excellent
Mountain	Close To Port	
Panoramic	Urbanisation	
Garden	Close To Sea	
Pool	Close To Town	
	Close To Schools	
<b>Pool</b>	<b>Furniture</b>	<b>Kitchen</b>
Communal	Fully Furnished	Fully Fitted
Heated		
<b>Garden</b>	<b>Security</b>	<b>Parking</b>
Communal	Gated Complex	Underground
Landscaped	Alarm System	Garage
Easy Maintenance	Electric Blinds	Covered
	Entry Phone	Communal
	Safe	
<b>Utilities</b>	<b>Category</b>	
Electricity	Reduced	
Drinkable Water	Holiday Homes	
Telephone	Investment	
	Bargain	
	Cheap	
	Distressed	
	Golf	
	Luxury	
	Resale	



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