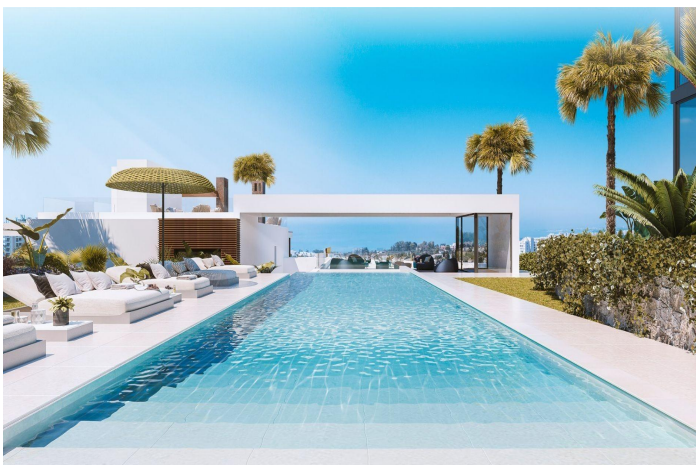
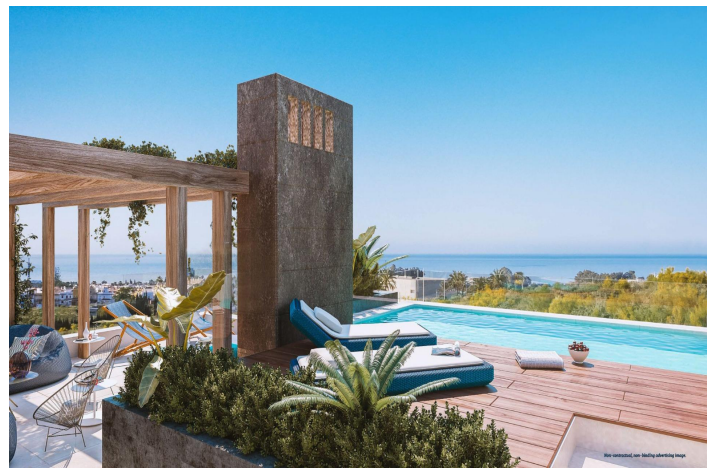


# Detached Villa for sale in Marbella, Marbella

1,820,000 €

Reference: SP0827 Bedrooms: 5 Bathrooms: 6 Plot Size: 66m<sup>2</sup> Build Size: 235m<sup>2</sup> Terrace: 189m<sup>2</sup>



## Costa del Sol, Marbella

### Luxurious New Build Townhouses in Río Real, Marbella

#### Exclusive Community with Premium Amenities

Nestled in the prestigious Río Real neighborhood of Marbella, this stunning development offers 27 townhouses and semi-detached houses, designed to deliver the perfect combination of luxury and comfort. These opulent homes feature spacious interiors, private gardens, and rooftop private swimming pools with sundecks, all complemented by spectacular views of the Mediterranean Sea.

The upper-floor solarium with a private swimming pool and sundeck is the perfect spot to unwind and enjoy Marbella's glorious sunshine.

#### Elegant Design and Layout

Each townhouse boasts a multi-level design, allowing you to fully enjoy panoramic sea views from various points of the property. With two layout options available, choose between 4 or 5-bedroom homes spread across basement, ground, first floors, and a solarium. The expansive interiors feature high-end finishes, large windows, and open-plan designs, seamlessly blending indoor and outdoor living spaces. Each home also includes a private underground garage for added convenience.

#### World-Class Amenities in a Prime Location

The complex is designed with a focus on wellness and leisure, offering a variety of communal amenities, including:

An outdoor pool surrounded by lush gardens.

A fully equipped gym to maintain your active lifestyle.

A sauna and Turkish bath for ultimate relaxation.

A massage room to enhance your well-being. Co-working space.

Walking paths that provide easy access to all homes.

#### Proximity to Key Points of Interest

Located just 5 minutes from the pristine Río Real beach, this community places you close to some of Marbella's most sought-after attractions and amenities:

Marbella town center: 10 km

Puerto Banús marina: 16 km

Santa Clara Golf Club: 3 km

La Cañada Shopping Center: 8 km

Málaga Airport: 50 km

This exceptional location combines the tranquility of Río Real with easy access to Marbella's vibrant lifestyle, renowned for its fine dining, upscale shopping, and world-class leisure options.

#### Move-In Ready Homes

These townhouses are key-ready, offering you the opportunity to immediately enjoy an unparalleled lifestyle in one of Marbella's most prestigious areas.

#### Schedule Your Viewing Today

Discover the perfect blend of luxury, comfort, and convenience at Río Real. Contact us now to arrange a visit and secure your dream home in Marbella!

## Features:

| Features                            | Energy Rating | CO2 Emission Rating |
|-------------------------------------|---------------|---------------------|
| Gym                                 | B             | B                   |
| Gated                               |               |                     |
| Private Pool                        |               |                     |
| Communal Pool                       |               |                     |
| Double Bedrooms: 5                  |               |                     |
| Under-Build / Basement              |               |                     |
| Beach: 1400 Meters                  |               |                     |
| Location: Coastal, Urbanisation     |               |                     |
| Key Ready                           |               |                     |
| Near Commercial Center              |               |                     |
| Solarium: Yes                       |               |                     |
| Elevator/Lift                       |               |                     |
| Number of Parking Spaces: 2         |               |                     |
| Near Bus Route                      |               |                     |
| Views: Sea                          |               |                     |
| Near Golf / Golf Resort Property    |               |                     |
| Garden                              |               |                     |
| Useable Build Space: 191 Msq.       |               |                     |
| Heating: Yes, Air Conditioning: Yes |               |                     |
| Near Schools                        |               |                     |