



**ESTATE  
BARCELONA**

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## Villa Nº34279 Marbella

PRICE

**1 280 000 €**

SQUARE OF  
HOUSE

**447m2**

LAND AREA

**m2**

BEDROOMS

**4**

BATHROOMS

**5**

Magnificent Villa in Rio Real, Marbella Este.  
The price is reduced from 1 580,000 to 1,450,000 euros!  
House with 4 bedrooms and 5 bathrooms.  
South orientation.  
Total built 447 m2, several terraces and a plot of 1000 m2.  
Beautiful view of the sea and mountains.  
3 floors.  
Elevator.  
Air conditioning hot / cold.  
Private pool.  
Private garden.  
Marble floors.  
Fireplace.  
Built-in wardrobes  
Next to the Rio Real Golf Pole.

On the ground floor there is a large living room with a





fireplace, a dining area and access to a fully equipped kitchen, as well as an indoor and glazed terrace for relaxing with friends and family both in winter and in summer.

On the second floor there are 3 bedrooms with a bathroom and a sea view from the rooms and bathrooms.

The basement contains 1 extra kitchen, 1 bedroom with bathroom, living room and access to a garage for several cars.

Very convenient accessibility to the top 5 Marbella beaches and the city center. 10 minutes from Puerto Banus and 40 km from Malaga Airport.