



## Townhouse for sale in Marbella, Marbella

**699,000 €**

Reference: R5186383 Bedrooms: 3 Bathrooms: 3 Build Size: 165m<sup>2</sup> Terrace: 50m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Newly refurbished townhouse in Atalaya Rio Verde, only 5 minutes from Puerto Banus!

Very spacious townhouse divided into 4 floors. On the ground floor you will find a spacious living-dining room with open terrace, a new open plan fully fitted kitchen and a large separate storage room.

On the ground floor there is a spacious living-dining room with open terrace, a new fully equipped open kitchen and a large separate storage room.

On each floor there is a bedroom and a complete bathroom

On the upper floor there is a laundry room with access to the large solarium.

There is also a large basement with bathroom and kitchen that can be used as a separate flat.

The house is fully equipped with electric blinds, independent hot and cold air conditioning.

Perfect family home in a private urbanisation with lush gardens and communal swimming pools.

It is also an excellent rental investment as it is only a few minutes walk to Puerto Banus where the beach is located, shopping areas, restaurants, shops, hotels, schools, golf courses.

At the entrance there is a flat with 1 bedroom, 1 bathroom and 1 living room and kitchen which could be rented out.



## Features:

### Features

Private Terrace  
Storage Room  
Ensuite Bathroom  
Fitted Wardrobes  
Utility Room  
Basement

### Views

Mountain  
Garden  
Courtyard  
Street

### Pool

Communal  
Garden  
Communal

### Category

Reduced  
Holiday Homes  
Investment  
Bargain  
Cheap  
Distressed  
Golf  
Luxury  
Resale  
Contemporary

### Orientation

South

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Close To Marina

### Furniture

Not Furnished

### Parking

Private

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Central Heating

### Condition

Good

### Kitchen

Fully Fitted

### Utilities

Electricity  
Drinkable Water  
Photovoltaic solar panels