

## 6+ Bedroom House for Sale in Mouttagiaka, Limassol District

Reference ID: #SA32922 Price details: €3,600,000 + VAT Project of 3 Villas Mouttagiaka Hills, where luxury meets exceptional architectural and interior design and construction. This project is the best example of how to combine architectural simplicity and complex construction solutions – implementation of the building into the mountain and individual design. The key architectural idea is the amazing sea view from every room in the villa and an infinity cascade swimming pool, as well as all the latest technologies including a smart house system. Villa 2-3 Area sizes: Plot: 496m² Floors: 2 + 2 Floor (-2) : 153m² Floor (-1) : 129m² Ground floor: 96m² 1st Floor: 79m² Roof : 33m² Covered veranda: 30m²



### Property Info

Covered Area	<b>535</b>
Covered Veranda	<b>30</b>
Uncovered Veranda	<b>65</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>496</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA32922</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>3</b>

### Amenities

- Storage room

### Location

**Location:** Mouttagiaka

Region: **Limassol**

Coordinates: **34.715622378953 / 33.108564883733**

## Price: €3 600 000 + VAT

VAT for this property is **€542,692** or **€684,000**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 729.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€3 300 000 on Dec 23, 2023

€3 600 000 on Mar 25, 2025







