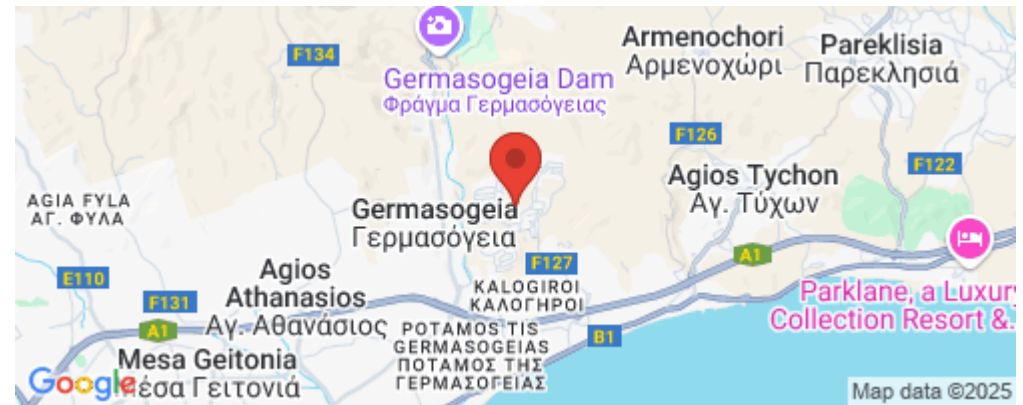


## 4 Bedroom House for Sale in Mouttagiaka, Limassol District

Discover luxury in this stunning villa with sea and mountain panoramas. Located in a secure, serene complex just 5 minutes from the beach, it offers:



Elegance and comfort with fully furnished interiors and modern appliances. Three bedrooms, a maid’s room, and three bathrooms, including a master suite. Spacious living area of 162.6 sq. m, plus a 34.6 sq. m covered veranda. Private gated garden, large verandas, and an outdoor pool. Semi-covered parking for two cars and additional external storage. Advanced features like VRV air conditioning, underfloor heating, audio-video entry, Italian kitchens, and high-quality fittings. A generous 493.04 ...

### Property Info

Covered Area	<b>196</b>
Covered Veranda	<b>34</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area **493**

### Additional info

Reference Number	<b>5547</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Construction Year	<b>2023</b>
Bathrooms	<b>3</b>
View	<b>Mountains view</b>

### Amenities

### Location

Apr 11, 2025

1/8

<https://index.cy/sale/3470884>



**Location:** Mouttagiaka

Region: **Limassol**

Coordinates: **34.722776171656 / 33.097242072301**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

**Price: €1 650 000 + VAT**

VAT for this property is **€136,714** or **€313,500**. 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>€8 418.00/m<sup>2</sup></b>		

**Representative: MySpace**

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
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**Price change history**

€1 650 000 on Jun 7, 2024

