

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

A luxury villa nestled in the serene surroundings of Moni.

### Key Features

Gym  
 Stunning panoramic views of both the sea and mountains from the rooftop garden  
 Underfloor heating and solar panels  
 6.6km to the sea  
 2 swimming pools  
 2 offices  
 3 bedrooms + 1 guest room  
 24 h security  
 Extra bedroom in the service area  
 Jacuzzi & sauna  
 Roof garden  
 Elevator  
 Energy efficiency rating A

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>477</b>	Pool	<b>Private, Yes</b>	Reference Number	<b>52811</b>
Heating	<b>Yes</b>			Property type	<b>House</b>
				Condition	<b>Under Construction</b>
				Construction Year	<b>2026</b>
				Bathrooms	<b>4</b>
Amenities		Location			
• Storage room		<b>Location:</b> Moni Region: <b>Limassol</b>			

## Price: €2 600 000 + VAT

VAT for this property is **€379,535** or **€494,000**. 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>€5 451.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€2 600 000 on Jul 16, 2024













