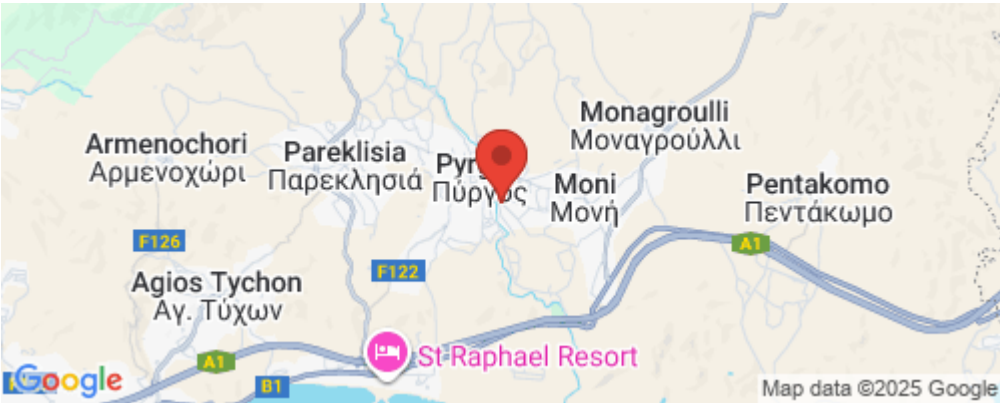


4 Bedroom House for Sale in Moni, Limassol District

This stunning detached villa with private swimming pool in Moni, Limassol, offers modern luxury and comfort over three spacious floors. With a total of 4 bedrooms and 3 bathrooms, this home is ideal for families seeking ample living space. The property boasts an internal area of 151 sqm, a 31 sqm veranda and a magnificent 40 sqm roof garden with a built-in BBQ area, perfect for entertaining while enjoying breathtaking views. The villa sits on a 274 sqm plot and comes with private parking. The home is designed with energy efficiency in mind, featuring a Solar Water Heater and an upcoming Photovoltaic system that will provide energy-efficient living with an A rating. Enjoy comfort, convenie...



Property Info

Covered Area	182
Covered Veranda	31
Uncovered Veranda	40
Total Number of Floors	2
Furnishing	Unfurnished
Floor Type	Ceramic
Energy Efficiency	A
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Amenities

Location

Plot / Area Info

Plot area	274
Pool	Yes
Parking	Yes

Additional info

Property type	House
Condition	Under Construction
Construction Year	2025
Bathrooms	3
View	Mountains view

- Air Conditioning
- BBQ zone
- Garden
- Guest WC
- Heating
- Parking
- Pool
- Roof Garden
- Storage room

**Location:** Moni

Region: **Limassol**

Coordinates: **34.73832 / 33.18694**

Price: €450 000 + VAT

VAT for this property is €33,577 or €85,500. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€2 473.00/m²		

Price change history

€450 000 on Mar 13, 2025











