

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

Elegant 3-bedroom villa with sea views in Moni, Limassol

Located in the peaceful Moni area just 12–15 minutes from Limassol center, this modern villa offers panoramic sea views and a tranquil lifestyle.

Designed with Feng Shui principles, the development includes communal facilities and options for features like a Jacuzzi, pool, and outdoor BBQ area.

The area is known for its natural beauty, spacious plots, and proximity to top schools, amenities, and stunning blue-flag beaches—only a 5-minute drive away. Quick access to the highway and airport makes it ideal for both permanent living and investment.

House No. 8 Highlights:

3 Bedrooms

Plot: 390 sq.m.

## Price: €490 000 + VAT

VAT for this property is **€24,500** or **€93,100**. 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>~€16 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 267.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€490 000 on May 7, 2025









