

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

This impressive three-level villa is located within the exclusive and well-established Kalogiroi area of Limassol. It combines timeless elegance with modern comforts in one of Limassol's most desirable residential enclaves.

The lower level includes a spacious playroom, private office, en-suite bedroom, laundry room, sauna, wine cellar and bathroom - ideal for relaxation and multifunctional use.

The ground floor level welcomes you with an elegant entrance hall leading into an expansive open-plan sitting and dining area. A contemporary kitchen with an informal dining space, an en-suite bedroom, and a guest toilet complete the main living level - perfect for entertaining or...

### Property Info

Covered Area  
Energy Efficiency  
Air Conditioning

**445**  
**B**  
**All rooms, Yes**

### Plot / Area Info

Plot area  
Pool

**988**  
**Yes**

### Additional info

Reference Number  
Property type  
Condition  
Construction Year

**237099**

**House**

**Pre-Owned**

**2001-2010**

### Amenities

### Location

**Location:** Mouttagiaka Region: **Limassol**

## Price: €2 400 000 + VAT

VAT for this property is **€342,742** or **€456,000**. 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 Price per SQM	<b>~€92 600.00</b> <b>€5 393.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€2 400 000 on May 21, 2025









