


## 3 Bedroom Apartment for Sale in Mouttagiaka, Limassol District

These residences are ideally located just steps from the beautiful sea of Limassol and take island-living to a whole new level. Surrounded by five-star luxury hotels, designer boutiques, first-rate restaurants and cafés, residents can take advantage of all that Limassol has to offer. Main features of the development: Wellness, sauna and fitness center Co-working area Heated indoor pool Steam room Residents lounge Private event area Jacuzzi area Massage room Private cigar club Kids play area. The Project has EPC certificate with “B+” Energy Efficiency Rating. 

### Property Info

### Plot / Area Info

Covered Area **195**  
Covered Veranda **47**

### Additional info

Reference Number **S714-803**  
Property type **Apartment**  
Condition **Pre-Owned**

### Amenities

### Location

**Location:** Mouttagiaka      Region: **Limassol**  
**Coordinates:** **34.70662 / 33.11749**

## Price: €2 300 000 + VAT

VAT for this property is **€189,308** or **€437,000**. 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>~€88 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11 795.00/m²</b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
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## Price change history

€2 300 000 on Sep 18, 2025

