


5 Bedroom House for Sale in Mouttagiaka, Limassol District

This stunning villa, located in one of Limassol’s most desirable areas, is a true embodiment of modern luxury and sophistication. Nestled just a short  drive from the coastline, it offers breathtaking sea and city views. Spread across four levels, the property boasts five spacious bedrooms and five bathrooms, designed with meticulous attention to detail. The villa is crafted with high-end materials that reflect impeccable attention to detail. Italian parquet floors, bespoke fitted wardrobes, and high-spec marble staircases elevate the interiors to an exceptional standard. Underfloor heating and VRV air conditioning ensure year-round comfort throughout the home. The villa featur...

Property Info

Covered Area	440
Furnishing	Partially furnished
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	633
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	9945
Property type	House
Condition	Under Construction
Bathrooms	5+

Amenities

- Parking

Location

Location: Mouttagiaka                      Region: Limassol  
Coordinates: 34.714892 / 33.110213

## Price: €2 370 000 + VAT

VAT for this property is **€337,186** or **€450,300**. 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>€5 386.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€2 550 000 on Oct 8, 2025

€2 370 000 on Dec 3, 2025









