

3 Bedroom House for Sale in Mouttagiaka, Limassol District

Nestled in the prestigious Mouttagiaka area of Limassol, this newly built villa offers a rare balance of privacy, refined design, and urban convenience. Set across three levels, it delivers an exceptional standard of modern Mediterranean living in a quiet hillside setting, just a short drive from the city's coastline and amenities.

The villa features three spacious bedrooms and four bathrooms, with interiors designed to maximize light and functionality. Expansive living and dining areas open seamlessly onto a covered veranda, while panoramic windows frame the views of landscaped gardens and the private pool. Thoughtful architectural details, quality finishes, and elegant proportio...

Property Info

Covered Area	420
Covered Veranda	20
Furnishing	Unfurnished
Energy Efficiency	A
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	692
Pool	Yes

Additional info

Reference Number	13622
Property type	House
Bathrooms	4

Amenities

- Elevator

Location

Location: Mouttagiaka Region: Limassol
Coordinates: 34.712116 / 33.104336

Price: €2 850 000 + VAT

VAT for this property is **€399,000** or **€541,500**. 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	~€110 600.00	Common expenses	None
		Price per SQM	€6 786.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€2 850 000 on Oct 9, 2025







