

## 1 Bedroom Apartment for Sale in Mouttagiaka Tourist Area, Limassol District

Located in the prestigious Mouttagiaka Tourist Area of Limassol, this stylish 2-bedroom apartment is part of a luxury gated resort just 200 meters from the beach, offering the perfect balance of coastal living, comfort, and investment potential.

Set within a secure private community with internal roads, the development provides a true resort-style lifestyle. Residents benefit from four communal swimming pools with sun terraces, a children’s playground area, and beautifully landscaped lush green gardens that create a peaceful Mediterranean environment.

The complex features an impressive entrance lobby with concierge service, along with premium facilities including a spa, indo...

### Property Info

Covered Area	<b>139</b>
Covered Veranda	<b>35</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>240285</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Mouttagiaka Tourist Area Region: **Limassol**

## Price: €425 000 + VAT

VAT for this property is **€21,250** or **€80,750**. 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>~€13 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 058.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€2 100 on Oct 30, 2025  
 €425 000 on Mar 18, 2026



