

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

Nestled in the peaceful neighborhood of Mouttagiaka, Limassol, this elegant detached house offers a perfect blend of comfort and style. The home features three spacious bedrooms and two bathrooms, thoughtfully designed to provide a modern and welcoming atmosphere. Large windows fill the interiors with natural light, creating an airy, open feel throughout. The property includes a private swimming pool surrounded by a charming garden area, ideal for relaxing or entertaining guests. The fully furnished home comes equipped with quality appliances, including air conditioning and a VRV system, ensuring year-round comfort. Located within close proximity to Limassol's beaches this r...

#### Property Info

Covered Area	<b>185</b>
Covered Veranda	<b>5</b>
Furnishing	<b>Furnished</b>
Heating	<b>Autonomous Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Plot area	<b>327</b>
Pool	<b>Yes</b>

#### Additional info

Reference Number	<b>15197</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

#### Amenities

#### Location

**Location:** Mouttagiaka                      Region: **Limassol**  
 Coordinates: **34.715427 / 33.105574**

## Price: €720 000 + VAT

VAT for this property is **€55,070** or **€136,800**. 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>~€25 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 892.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

Registration number	<b>1013</b>	Email	<b>info@cyprus-sothebysrealty.com</b>
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## Price change history

€800 000 on Nov 8, 2025  
 €720 000 on Jan 17, 2026













