

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

For sale off plan, this elegant modern villa in Moniatis offers a perfect blend of comfort and style. The property features an internal space of 121 m<sup>2</sup>, providing a well-planned layout for families or those seeking extra room for guests. With three spacious bedrooms and three bathrooms, this home ensures privacy and convenience for all residents. X

Moniatis is known for its picturesque surroundings, nestled among lush pine forests and gentle hills. The area is peaceful and ideal for those who value a tranquil lifestyle, while remaining close to essential amenities. Residents enjoy clean air, scenic walking paths, and a friendly community atmosphere.

This villa will be complete...

### Property Info

Covered Area	<b>121</b>	Plot / Area Info	Additional info
Heating	<b>Central Heating, Yes</b>	Plot area	<b>29162</b>
Air Conditioning	<b>All rooms, Yes</b>	<b>231</b>	Property type
			<b>House</b>
			Condition
			<b>Brand New</b>
			Bathrooms
			<b>2</b>

### Amenities

Amenities	Location	
• Guest WC	<b>Location:</b> Moniatis Coordinates: <b>34.865697917417 / 32.906705187894</b>	Region: <b>Limassol</b>

## Price: €445 000 + VAT

VAT for this property is **€22,250** or **€84,550**. 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 Price per SQM	<b>None</b> <b>€3 678.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kazo Real Estate

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License number	<b>372/E</b>	Legal name	<b>N/A</b>
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## Price change history

€445 000 on Dec 13, 2025













