

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

Experience modern living in this elegant 3-bedroom detached home, set within an exclusive residential development in the tranquil area of Moni Village. Designed for comfort, privacy, and style, this property is perfect for families or investors looking for a peaceful environment just minutes from Limassol.



Situated on a 193 sqm plot, the home offers 151 sqm of internal covered space with a well-planned layout that blends functionality and contemporary aesthetics. The bright living areas extend to a 34 sqm covered veranda—ideal for outdoor dining and relaxation—while the private 40 sqm roof garden provides the perfect setting to enjoy open views and unwind.

The property f...

#### Property Info

Covered Area **151**  
 Furnishing **Unfurnished**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **193**  
 Parking **Uncovered, Yes**

#### Additional info

Reference Number **H-126165**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **2**

#### Amenities

- Guest WC

#### Location

**Location:** Moni Region: **Limassol**  
 Coordinates: **34.73870249 / 33.20073711**

## Price: €420 000 + VAT

VAT for this property is **€21,389** or **€79,800**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 781.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€390 000 on Oct 23, 2023  
 €420 000 on Apr 26, 2026



