

# 3 Bedroom Villa in Mouttagiaka, Limassol

For Sale : **€ 1,150,000**

**Description**
A three-bedroom villa in Diarte Hills, a collection of eight modern villas in the prestigious Mouttagiaka area of Limassol, with sea and city views.

The development offers a harmonious blend of contemporary design, high-quality materials and spacious, thoughtfully planned layouts. The villa has three bedrooms and three bathrooms, a private landscaped garden, a private swimming pool and a BBQ area, together with two covered parking spaces.

Specification includes energy class A, photovoltaic panels, underfloor water heating and a VRF air-conditioning system serving all rooms. Electrical appliances are included.

Areas: covered 169.86 m2, covered veranda 32.22 m2, total covered 202.08 m2, uncovered 50.97 m2, plot 478 m2.

Diarte Hills sits a short drive from the beach and from everyday amenities including shops, supermarkets and restaurants.

Eligible for the reduced 5% VAT rate until December 2026.

## Details

Property Type: **House**
Status: **Available**
Website

## Main Features

Property Subtype: **Mansion/Villa**
Construction Stage: **Under Construction**
Construction Year: **2027**
Bedrooms: **3**
Bathrooms: **3**
Furnished: **Partially Furnished**
Covered Parking: **2**

## Area

Covered Area: **170m²**
Uncovered Area: **51m²**
Plot Area: **478m²**
Total Area: **202m²**

## Energy & Heating

Energy Efficiency Grade: **A**

## Further Details

Secure Door, Private Swimming Pool, Storage Space, Air Condition

# Gallery


















