



VIVO
REALTY



THREE BEDROOM VILLA UNDER CONSTRUCTION IN MOUTAGIAKKA AREA - COMPLETION SEPTEMBER 2023

📍 [Limassol, Mouttagiaka](#)

60179476





Price	€1,250,000 +VAT	Type	Detached Villa
Bedrooms	3	Bathrooms	2
Covered	140 m ²	Basement	130 m ²
Roof garden	41 m ²	Covered veranda	40 m ²
Plot	520 m ²	Year of Construction	2022
Status	Under construction	Energy efficiency rating	A
Area	Limassol, Mouttagiaka		

Description

Bright and spacious, villa with a private roof garden for sale

The villas are located within a gated complex, lovely landscaped green area a playground for children and communal swimming pool

This villa consist of a modern design aesthetic :

Ground floor consists of :

Open plan Kitchen and living room
and access to the covered veranda and to the Private Pool

First Floor consists of 3 bedrooms

1- Master bedroom with private veranda and a ensuite shower
2 main bedrooms and a main bathroom

Roof garden : complements lovely city and sea view with a BBQ area and a fire place

INTERNAL FINISHES

- 3-metre-high ceilings.
- White laminated doors, 260 cm height.
- Matt Nickel door handles.

- Engineering parquet flooring in living room, dining room, and bedrooms.
- Aluminum double-glazed lift doors with thermal insulation.
- Fitted wardrobes in the bedrooms with laminated chipboards in white matt finish.

BATHROOM AREA

- Masterstone Silver Poler combined with Calacatta white porcelantiles.
- Electric chrome towel rail.

SPECIFICATIONS

HEATING AND COOLING

- VRV SAMSUNG air conditioning system in all areas.
- Underfloor water heating in all areas.
- Hot water provided by energy-efficient solar panels and electrical back up.

ENERGY EFFICIENCY

- Photovoltaic system reducing the common expenses cost.
- energy efficiency class A certificate.

COMPLETION : SEPTEMBER 2023



Natalia Pot

Property Consultant

✉ npot@vivorealty.com.cy

☎ (+357) 96071780

Facilities

Aircondition, Central system
Parking, Covered
Childrens playground
Gated complex
Solar photovoltaic panels

Heating, Underfloor
Pool, Private
Storage
Solar water heater

Features

Shower
Spacious rooms
Openings in opposite sides
Fitted wardrobes
Garden
Bright
Parquet flooring
Semi-solid parquet flooring
Veranda, back
Veranda, large
En suite Bathroom
Modern design
Near amenities
Office

Easy access to highway
High ceilings
Balcony
Utility room
Pressurized water system
Open plan
Laminate flooring
Double glazing
Veranda, front
Quiet Area
Luxury specifications
Near bus route
Roof Garden