



#11922

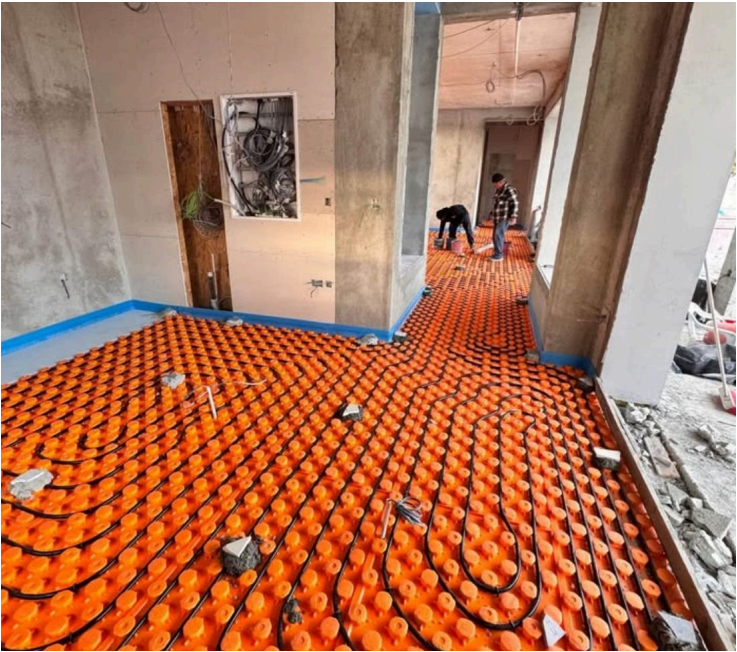
Exceptional 5-Bedroom Luxury Villa with Unobstructed Sea Views in Moutagiaka Hills | 440 m² Covered | €2,550,000 (11922)

📍 Moutagiaka, Limassol

€2,550,000 +VAT











Overview

Specifications

Bedrooms		Bathrooms		Covered	
 5		 5		 440 m ²	
Type	Detached Villa				
Toilets	5				
Plot	633 m ²				
Status	Under construction				
Year of construction	2025				
Furnished	Unfurnished				
Structure	Concrete				
Facade	Concrete				
Energy efficiency rating	 A+				

Description

Exceptional 5-Bedroom Luxury Villa with Unobstructed Sea Views in Moutagiaka Hills | 440 m² Covered | €2,550,000 (11922)

An exclusive opportunity to own a bespoke luxury villa in the prestigious Moutagiaka Hills area of Limassol, offering panoramic sea views, top-tier finishes, and thoughtfully designed indoor and outdoor living spaces. Currently under construction and ready for delivery in 6–7 months, this villa redefines elegance, privacy, and modern functionality.

Key Property Features:

Plot Size: 633 m²

Total Covered Area: 440 m²

Internal Area: 332 m²

Bedrooms: 5

Bathrooms: 5+

Elevator Access to All Levels

Price: €2,550,000 (+ VAT)



Additional information

Facilities

Aircondition, Split system

Landscaped garden

Solar photovoltaic panels
(provision)

Elevator

Parking, Covered

Storage

Heating, Underfloor

Pool, Private

Features

Alarm system

Breakfast bar

City view

Connected to electric mains

Door screen

Easy access to main roads

En suite shower

Entrance gate, automated

Granite flooring

Indoor fireplace

Modern design

Near bus route

Painted

Pool view

Rental potential

Thermal insulation

Veranda, front

Balcony, front

Bright

Combined kitchen and dining
area

Country view

Double glazing

Elevated

Energy efficient doors/windows

Fitted wardrobes

Ground floor bedroom

Investment opportunity

Mountain view

Openings in opposite sides

Panoramic view

Quartz flooring

Sea view

Tile flooring

Walk-in closet

Bathroom underfloor heating

CCTV

Concierge

Distressed property

Easy access to highway

En suite bathroom

Entrance gate

Garden, large

Guest WC

Luxury specifications

Near amenities

Own water supply

Pool bar

Quiet area

Shutters

Veranda, back



Distances

Amenities

 500 m

Airport

 45 km

Sea

 900 m

Public transport

 500 m

Schools

 500 m

Resort

 900 m

Contact us



Giorgos Tsiampas

 (+357) 99982112

 infolextrusrealestate@gmail.com

