



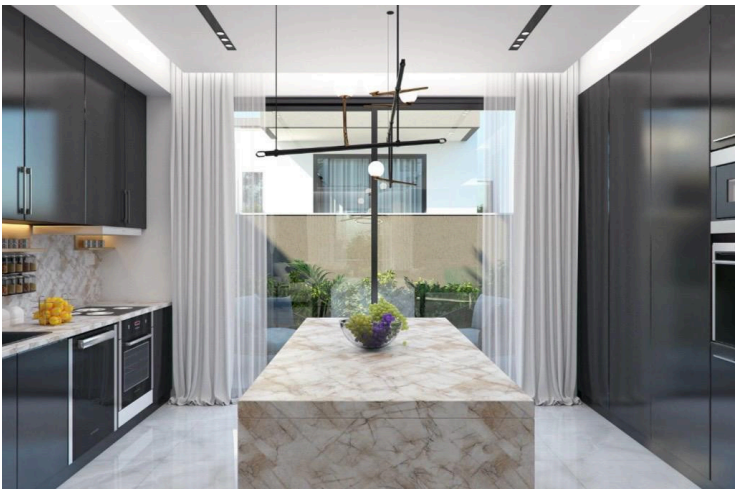
#17731

# Modern Detached Villa with Three Bedrooms in Moni

📍 Moni, Limassol

€470,000 +VAT





# Overview

## Specifications

Bedrooms



Bathrooms



Covered



Type	<b>Detached Villa</b>
Showers	<b>2</b>
Toilets	<b>3</b>
Plot	<b>420.1 m<sup>2</sup></b>
Covered veranda	<b>54 m<sup>2</sup></b>
Status	<b>Under construction</b>

Year of construction	<b>2026</b>
Furnished	<b>Optional furnished</b>
Structure	<b>Concrete</b>
Facade	<b>Concrete</b>
Energy efficiency rating	<b>A+</b>

## Description

For sale: Modern detached villa under construction in the charming village of Moni. This elegant home offers a spacious internal area of 130.8 square meters, thoughtfully designed with three comfortable bedrooms and two stylish bathrooms. Enjoy abundant natural light, open-plan living spaces, and high-quality finishes throughout.

Built in 2026, this villa is rated A+ for energy efficiency, ensuring lower utility costs and a sustainable lifestyle. The property can be offered furnished upon request, allowing you to move in with ease. Large windows and contemporary architecture create an inviting atmosphere both inside and out.

Moni is known for its tranquil setting, surrounded by natural beauty and a welcoming community. Residents benefit from peaceful village living while enjoying quick access to essential amenities, local shops, and cafes. The nearby highway connects you effortlessly to nearby major towns and the coastline, making daily commutes convenient.

This villa presents the perfect opportunity for families or anyone seeking a comfortable, modern home in a serene location. Don't miss your chance to make this residence your own. Contact Lextrus Real Estate today for more information or to arrange a viewing.



# Additional information

## Facilities

Aircondition, Provision

Heating, Provision

Parking, Covered

Solar photovoltaic panels

Storage

## Features

Alarm system (provision)

Barbeque

Bright

CCTV (provision)

Central TV system

Ceramic tiles

Double glazing

Easy access to highway

Easy access to main roads

En suite bathroom

Energy efficient doors/windows

Entrance gate, automated

Fireproof entrance doors

Floor-to-ceiling windows

Garden, large

Guest WC

Internal stairs

Luxury specifications

Modern design

Municipal water/sewage

Next to green area

Open plan

Openings in opposite sides

Parquet flooring

Pipe-in-pipe plumbing system

Quiet area

Shutters, electric

Sound insulation

Thermal insulation

Triple glazing

Veranda

## Contact us



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