

# BRAND NEW 3-BEDROOM VILLAS IN THE PRESTIGIOUS MOUTTAGIACA AREA OF LIMASSOL

€ 1 150 000

<b>Property Code:</b>	6840	<b>Type:</b>	Sale - House/Villa
<b>Location:</b>	Limassol - MOUTAGIACA	<b>Internal Area:</b>	190 m <sup>2</sup>
<b>Plot Area:</b>	518 m <sup>2</sup>	<b>Bedrooms:</b>	3
<b>Bathrooms:</b>	4+	<b>Renovation:</b>	Modern
<b>VAT:</b>	+VAT	<b>Covered verandas, m<sup>2</sup>:</b>	46

## Property features:

Telephone Line	Private Pool	Store Room	Solar panels for hot water
Garden	Parking	Balcony	

## Description:

A collection of eight modern villas nestled in the prestigious Mouttagiaca area of Limassol. Offering a harmonious blend of contemporary luxury and distinctive modern design, these villas redefine upscale living. Conveniently located just a few minutes' drive from the beach and essential amenities, it stands as an exclusive project in one of Limassol's well-known neighborhoods.

Each villa is strategically positioned to offer a perfect blend of privacy, breathtaking views, and seamless accessibility. Thoughtful orientation ensures abundant natural light and an effortless flow throughout the community. This design exemplifies a harmonious fusion of architectural brilliance and the serene beauty of its surroundings, promising residents a truly exceptional living experience.

**Premium Quality Materials:** Crafted with top-tier materials, each residence at Diarte Hills reflects a commitment to quality and durability.

**Spacious and Thoughtful Layouts:** The homes feature carefully thought-out and spacious layouts, optimizing comfort and functionality.

**Energy Class A:** Embracing sustainability, Diarte Hills achieves an energy-efficient design, classified under the prestigious Energy Class A.

**Photovoltaic Panels:** Harnessing the power of solar energy, photovoltaic panels contribute to eco-friendly living and reduced energy costs.

**Underfloor Water Heating:** Experience optimal comfort with underfloor water heating, providing efficient and luxurious warmth throughout the homes.

**VRV System:** Each room is equipped with a VRV air-conditioning system, allowing for individual climate control and energy efficiency.

**Private Landscaped Garden:** Residents can enjoy the tranquility of a private landscaped garden, providing a serene outdoor space.

**Private Swimming Pool:** Each home boasts a private swimming pool, offering a refreshing retreat within the confines of one's residence.

**BBQ Area:** Enhancing outdoor living, Diarte Hills includes a dedicated BBQ area for residents to enjoy al fresco dining and entertainment.

**Ample Parking Spaces:** With 2 to 4 parking spaces per residence, residents benefit from convenience and ample parking for their vehicles.

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Scenic Views: Enjoy breathtaking views of the sea, mountains, and the cityscape, creating a picturesque backdrop for everyday living.



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