

### 3 Bedroom House for Sale in Agios Tychonas, Limassol District

3 Bedroom Residence – Elegant Coastal Living with Panoramic Sea Views



This 3-bedroom residence offers a refined coastal lifestyle in the prestigious area of Agios Tychonas, combining privacy, comfort, and uninterrupted views of the Mediterranean Sea. Designed for those who appreciate balance between elegance and functionality, it is ideal for families or buyers seeking a spacious home in a prime location.

The interior layout is thoughtfully planned to maximise natural light and sea views, with a generous living area that flows seamlessly into outdoor spaces. All three bedrooms are well-proportioned, providing comfort, privacy, and flexibility for family living, guests, or a ...

#### Property Info

Covered Area **197**  
 Covered Veranda **32**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **338**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **3801**  
 Property type **House**  
 Condition **Under Construction**  
 Construction Year **2026**  
 Bathrooms **3**  
 View **Sea view**

#### Amenities

- Parking

#### Location

**Location:** Agios Tychonas  
 Coordinates: **34.719322112958 / 33.147983701946**

Region: **Limassol**

## Price: €1 060 000 + VAT

VAT for this property is **€88,405** or **€201,400**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 381.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€925 000 on Dec 14, 2023  
 €1 032 000 on Sep 22, 2024  
 €962 000 on Feb 18, 2025  
 €1 060 000 on Dec 24, 2025



