

1,269m² Plot for Sale in Agios Tychonas, Limassol District

Reference ID: #SA33133Price details: €2,000,000 +VATExceptional 1,269m² residential plot in Amathounta, Limassol, offers stunning sea views. With 40% building density and 25% coverage, this prime location comes with planning permission for up to 2 floors and a maximum height of 10m. The picturesque surroundings and immediate development potential, supported by existing infrastructure, make it an ideal choice for your dream home.

| Property Info |   | Plot / Area Info |      | Additional info  |                |
|---------------|---|------------------|------|------------------|----------------|
|               |   |                  |      | Reference Number | SA33133        |
| Covered Area  | 1269  | Plot area        | 1269 | Property type    | Land and Plots |
|               |   |                  |      | Condition        | Brand New      |
| Amenities     | Location                                      |                  |      |                  |                |
|               | Location: Agios Tychonas                      |                  |      | Region: Limassol |                |
|               | Coordinates: 34.71508775265 / 33.147654755447 |                  |      |                  |                |

## Price: €2 000 000 + VAT

VAT for this property is **€346,903** or **€380,000**. 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>€1 576.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                     |              |            |                                |
|---------------------|--------------|------------|--------------------------------|
| Registration number | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number      | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: +35777000111 |              |            |                                |

## Price change history

€2 000 000 on Dec 23, 2023

