

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

Reference ID: #SA32785Price details: €649,000This modern villa in Agios Tychonas, Limassol, is a true gem, situated just a 5-minute walk from the Four Seasons beach. Its convenient location offers proximity to various amenities and easy access to the highway, all within the security of a closed neighborhood. This spacious villa spans three levels, providing ample space and luxury. The ground floor features an expansive living room, a guest bathroom, an open kitchen, and a dining area that leads to a generous veranda with a barbecue space and a sprawling garden surrounding a refreshing swimming pool. The upper level includes a master en-suite bedroom with a shower and a walk-in closet, two r...



Property Info		Plot / Area Info		Additional info	
Covered Area	250			Deference Number	CA2270E
Covered Veranda	50	PL :		Reference Number	SA32785
Total Number of Floors	3	Plot area Pool Parking	800 Yes Covered, Yes	Property type	House
Furnishing	Furnished			Condition	Pre-Owned
Energy Efficiency	N/A			Construction Year	2012
,	·			Bathrooms	4
Air Conditioning	All rooms, Yes				

**Amenities** Location

**Location:** Agios Tychonas Region: **Limassol** Storage room

Coordinates: 34.713222534313 / 33.12815058968



Price: €649 000 + VAT

VAT for this property is €68,794 or €123,310. 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	Excluded	Title transfer fee	~ <b>€22 560.00</b>	C	Nama
Title deed	Has Title	Price per SOM	€2 596.00/m²	Common expenses	None

## **Representative: Smart Assets**

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A

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## **Price change history**

€920 000 on Dec 23, 2023

€850 000 on Jan 25, 2025

€780 000 on Feb 18, 2025

€695 000 on Apr 16, 2025

€649 000 on Jun 19, 2025























