

## 3,850m<sup>2</sup> Plot for Sale in Agios Tychonas, Limassol District

Reference ID: #SA33181 Price details: €850,000 The land in Agios Tychonas is a prime real estate opportunity, spanning 3,850 square meters with a remarkable 90% building density, allowing for substantial construction potential. The property boasts a 50% coverage ratio, ensuring a balanced development approach. Conveniently, the land comes with a connected road, simplifying access and enhancing connectivity. Additionally, the absence of VAT adds financial appeal to the offer. With a flat surface, this plot is ready for immediate development, making it an ideal choice for those looking to build in this desirable location.

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**3850**

Plot area

**3850**

Reference Number

**SA33181**

Property type

**Land and Plots**

Condition

**Brand New**

### Amenities

### Location

**Location:** Agios Tychonas

Region: **Limassol**

Coordinates: **34.727704742141 / 33.14087846201**

## Price: €850 000 + VAT

VAT for this property is **€156,864** or **€161,500**. 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>€221.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
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## Price change history

€700 000 on Dec 30, 2023  
 €795 000 on Aug 6, 2024  
 €850 000 on Mar 18, 2025

