


## 3 Bedroom Apartment for Sale in Pyrgos Lemesou Tourist Area, Limassol District

We proudly presents an exceptional 3-bedroom apartment for sale in an exclusive residential complex, located in Agios Tychonas tourist area, Limassol. This luxurious property offers an extraordinary living experience, combining modern design, top-quality finishes, and an array of up-market facilities. With stunning panoramic views, advanced cooling and heating systems, and exceptional services, this apartment is the perfect choice for both investors and those seeking a luxurious new home. 

### Key Features:

Spacious Interior:

Total covered area: 195 sqm

Internal area: 122 sqm

Covered veranda: 47 sqm

Uncovered veranda: 18 sqm

Storage: 8 sqm

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Property Info		Plot / Area Info		Additional info	
Covered Area	<b>195</b>	Pool	<b>Yes</b>	Reference Number	<b>A-101912</b>
Covered Veranda	<b>87</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Total Number of Floors	<b>8</b>			Condition	<b>Pre-Owned</b>
Furnishing	<b>Furnished</b>			Bathrooms	<b>2</b>
Heating	<b>Underfloor Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				

### Amenities                      Location



## Price: €2 450 000 + VAT

VAT for this property is **€201,654** or **€465,500**. 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>~€94 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€12 564.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€3 750 000 on Jul 12, 2023  
 €2 450 000 on Jan 10, 2026











