

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

Located in the Agios Tyconas Area of Limassol, this property has a lot of potential. Built on a plot of over 1000 m<sup>2</sup>, the house has the scope to be expanded or to build another property on the land due to the size and the new building zones. The actual house is on 3 levels, the basement level has a maids room with shower and kitchenette, store room and garage. The ground floor has a guest toilet, separate kitchen, living room and dining room. The first floor has 3 bedrooms with the master enjoying a private bathroom, a guest bathroom for the remaining bedrooms and a small kitchenette. There is a very large garden area with a private swimming pool.



Χτισμένο σε οικόπε...

### Property Info

Covered Area	<b>250</b>
Covered Veranda	<b>50</b>
Uncovered Veranda	<b>50</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>1017</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>H-124552</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

- Guest WC

### Location

**Location:** Agios Tychonas      Region: **Limassol**  
**Coordinates:** **34.72647885 / 33.13872438**

## Price: €3 000 000 + VAT

VAT for this property is **€318,000** or **€570,000**. 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>~€116 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€12 000.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€3 000 000 on Sep 4, 2023























