

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

This luxurious 3 bed, 3 bath property complete with full title deeds is located in one of Limassol’s prime spots and is an ideal sanctuary to experience the magic of the Mediterranean. Showcasing a neat, elongated architectural design, the property exudes elegance wrapped in cosy, homely comforts. It’s not just a house, but a lifestyle experience that truly embodies the spirit of the island, making it the perfect gateway to the captivating charm of Cyprus.



Embracing the open-plan design, the dining and living room transition into the kitchen area, creating an expansive space that radiates elegance and comfort. Adding to this luxury is the beautiful XTONE stone flooring, a d...

#### Property Info

#### Plot / Area Info

#### Additional info

Covered Area	<b>590</b>			Reference Number	<b>7192</b>
Covered Veranda	<b>89</b>			Property type	<b>House</b>
Uncovered Veranda	<b>148</b>	Pool	<b>Yes</b>	Condition	<b>Pre-Owned</b>
Floor Number	<b>3</b>			Construction Year	<b>2022</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>3</b>
Air Conditioning	<b>All rooms, Yes</b>				

#### Amenities

#### Location

**Location:** Agios Tychonas

Region: **Limassol**

Coordinates: **34.713866534424 / 33.118873013432**

## Price: €8 000 000 + VAT

VAT for this property is **€1,235,254** or **€1,520,000**. 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>~€316 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€13 559.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€8 000 000 on Mar 23, 2024



