

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

Reference ID: #SA33289 Price details: €325,000 This cozy two-story house in Agios Tychonas is a gem! With two bedrooms, two toilets, and a  modern bathroom, it's perfect for a comfortable living. The kitchen is brand new, and the whole house has cool air conditioning. You'll love chilling on the balcony or hanging out in the private garden! Plus, it's just a 2-minute walk to the sea, and its awesome location means you can easily hop on the highway and reach all the important places. All this for 300,000 - a sweet deal for a mix of beach vibes and city convenience!

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>71</b>			Reference Number	<b>SA33289</b>
Total Number of Floors	<b>2</b>	Plot area	<b>92</b>	Property type	<b>House</b>
Furnishing	<b>Furnished</b>	Pool	<b>Private, Yes</b>	Condition	<b>Pre-Owned</b>
Energy Efficiency	<b>N/A</b>	Parking	<b>Uncovered, Yes</b>	Bathrooms	<b>1</b>
Air Conditioning	<b>All rooms, Yes</b>				

Amilities	Location	Region
• Storage room	<b>Location:</b> Agios Tychonas Coordinates: <b>34.708354454173 / 33.118980116029</b>	<b>Limassol</b>

## Price: €325 000 + VAT

VAT for this property is **€16,250** or **€61,750**. 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 Price per SQM	<b>~€9 600.00</b> <b>€4 577.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€300 000 on May 2, 2024

€325 000 on Oct 31, 2024





