

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

The villa has been recently furnished to a high-end standard and we have now decided to offer this villa for SALE only. With sea views, in the sought-after St Raphael area, this private gated complex with only four villas is in the process of having a €300,000 high tech soundproof barrier installed, providing residents with the perfect balance of central location yet minimal noise.

The villa consists of:

- 4 bedrooms
- 2 bathrooms and guest toilet
- Spacious kitchen and living room
- Underfloor heating in all rooms
- Airconditioning units in all rooms
- Built in wardrobes
- Ample parking
- Large private pool

Furniture package is availabl...

### Property Info

Covered Area	<b>190.5</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>350</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>34894</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2021</b>
Bathrooms	<b>3</b>

### Amenities

- Storage room

### Location

**Location:** Agios Tychonas Region: **Limassol**

## Price: €960 000 + VAT

VAT for this property is **€76,295** or **€182,400**. 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>~€35 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 053.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€960 000 on May 23, 2024













