

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

Luxurious 3-Bedroom Villa in Agios Tychonas



Discover modern elegance and ultimate comfort in this exquisite 3-bedroom villa nestled in the prestigious area of Agios Tychonas. Thoughtfully designed to combine style and functionality, this property offers an exceptional living experience.

### Key Features:

- Spacious Living Areas: Bright and airy open-plan living and dining areas, perfect for entertaining or relaxing with family.
- 3 Elegant Bedrooms: Generously sized bedrooms with high-quality finishes, offering privacy and comfort for all family members or guests.
- Underfloor Heating: Enjoy cozy warmth throughout the villa during the cooler months wit...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>250</b>	Plot area	<b>600</b>	Reference Number	<b>232510</b>
Energy Efficiency	<b>A</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Pre-Owned</b>
				Construction Year	<b>2012</b>
				Bathrooms	<b>3</b>

Amenities	Location
	<b>Location:</b> Agios Tychonas <b>Region:</b> Limassol Coordinates: <b>34.717612491706 / 33.144278006888</b>

## Price: €1 150 000 + VAT

VAT for this property is **€121,900** or **€218,500**. 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 Price per SQM	<b>~€42 600.00</b> <b>€4 600.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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

€1 200 000 on Aug 30, 2024  
€1 150 000 on Oct 16, 2024  
€950 000 on Jan 22, 2025  
€1 150 000 on Sep 18, 2025











