

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

4-Bedroom Luxury Villa - Agios Tychonas, Limassol



Situated in one of Limassol's most prestigious hillside neighborhoods, this exceptional 3-bedroom villa offers privacy, panoramic sea views, and refined contemporary design. Located in Agios Tychonas, just minutes from the coast, the property blends high-end architecture with functional elegance to create a truly luxurious living environment.

The upper level spans 251 m<sup>2</sup> and features expansive open-plan spaces, including a sleek modern kitchen, dining area, and lounge, all of which flow seamlessly onto a 68 m<sup>2</sup> covered veranda and the swimming pool area. This level also includes a guest room, guest WC with closet, laundr...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>346</b>			Reference Number	<b>232534</b>
Energy Efficiency	<b>A</b>	Plot area	<b>608</b>	Property type	<b>House</b>
				Condition	<b>Under Construction</b>
				Construction Year	<b>2026</b>
				Bathrooms	<b>4</b>
Amenities		Location			
• Elevator		<b>Location:</b> Agios Tychonas			
				Region: <b>Limassol</b>	
				Coordinates: <b>34.72809621996284 / 33.12972036779089</b>	

## Price: €3 200 000 + VAT

VAT for this property is **€413,780** or **€608,000**. 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 Price per SQM	<b>None</b> <b>€9 249.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
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## Price change history

€3 200 000 on Aug 30, 2024



