

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

Immerse yourself, in what is one of the most prestigious projects in the Limassol district, a luxurious and modern four bedroom villa, available for sale in Agios Tychonas village. The house sits on a 625 sqm plot and consists of the ground floor, where you may find a massive living room, an open plan kitchen, a big closet and a guest lavatory, while on the first floor there's two bedrooms and a study room, which can be turned into a bedroom, with one of them having an en-suite shower, as well as the family bathroom. On the second floor, there's the master bedroom, with an en-suite bathroom, all which are accessible with an elevator. 

Additionally, the house offers a pri...

### Property Info

|                  |                                |
|------------------|--------------------------------|
| Covered Area     | <b>625</b>                     |
| Covered Veranda  | <b>100</b>                     |
| Heating          | <b>Underfloor Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>          |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>625</b>          |
| Pool      | <b>Yes</b>          |
| Parking   | <b>Covered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>24172</b>     |
| Property type    | <b>House</b>     |
| Condition        | <b>Brand New</b> |
| Bathrooms        | <b>4</b>         |

### Amenities

- Gym

### Location

**Location:** Agios Tychonas

Coordinates: **34.724801323362 / 33.13562271305**

Region: **Limassol**

## Price: €3 750 000 + VAT

VAT for this property is **€586,500** or **€712,500**. 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 | <b>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€6 000.00/m<sup>2</sup></b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€3 750 000 on Oct 11, 2024



