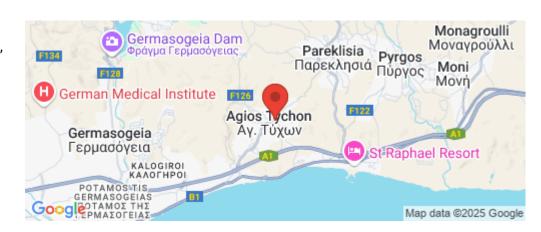


## 3 Bedroom House for Sale in Agios Tychonas, Limassol District

Villa with huge landscaped garden

- •3 big bedrooms (master bedroom with walk-in wardrobe and bathroom), main bathroom with bathtub and shower.
- •4 W/C
- •Internal Area 345m2
- •Plot 1954
- •Extra guest WC and shower is outside
- Storage room
- Barbeque
- •Entrance gate, automated
- Indoor Fireplace
- Laundry room
- Shutters



on the other side is another Residential plot of 604m2 in Ayios Tychonas, you can build 300m2 House or 2 of 150m2 each.

- •Land Area 604m2
- Building Factor 50%
- •Cover Factor 30%

The price is 1.300,000euro is for both House and plot.

Property Info		Plot / Area Info		Additional info	
Covered Area Furnishing	345 Furnished Central Heating, Yes All rooms, Yes	Plot area Pool Parking	1954 Yes Covered, Yes	Reference Number Property type	8336 House
Heating Air Conditioning				Condition	<b>Pre-Owned</b>
				Bathrooms View	4 Sea view



Guest WC

## Location

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

Coordinates: **34.7258619** / **33.1404129** 



Price: €1 300 000 + VAT

VAT for this property is €167,870 or €247,000. 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	Excluded	Title transfer fee	~€48 600.00	Common expenses	Nana
		Price per SOM	€3 768.00/m²		None

## **Representative: Kadis Estates**

Registration number	506	Email	info@kadis.com.cy
License number	62/E	Legal name	N/A

Phone: **+35722344842** 

## **Price change history**

€1 300 000 on Oct 23, 2024







