

## 2 Bedroom Apartment for Sale in Agios Tychonas, Limassol District

This two-bedroom third floor apartment is set in a prime location, ideally situated in the heart of Limassol's vibrant promenade. Just a short 2-3 minute walk from the beach, the property promises an active lifestyle with easy access to the stunning sea-front walking area and a variety of nearby amenities, including shops, cafes, and restaurants, catering to all your daily needs and entertainment desires.

Housed within a well-maintained, fully renovated four-story building, the apartment offers breathtaking sea views from both the spacious living area and the cozy private terrace. This location is perfect for those who appreciate the blend of city energy and coastal tranquility...



### Property Info

### Plot / Area Info

Covered Area **67**

### Additional info

Reference Number **p34200**

Property type **Apartment**

Condition **Pre-Owned**

Bathrooms **1**

### Amenities

### Location

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

Coordinates: **34.7079 / 33.1148**

## Price: €260 000 + VAT

VAT for this property is **€13,000** or **€49,400**. 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>~€7 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 881.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€350 000 on Nov 6, 2024  
 €320 000 on Nov 9, 2024  
 €300 000 on Nov 27, 2024  
 €280 000 on Jan 10, 2025  
 €270 000 on Feb 6, 2025  
 €265 000 on Apr 27, 2025  
 €260 000 on May 24, 2025

















