

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

Modern 2 Bedroom Villa with Sea & City Views



Nestled in the sought-after area of Ayios Tychonas, this elegant villa offers a quiet hillside setting with sweeping sea and city views. Surrounded by green landscapes and designed with modern aesthetics, the home combines effortless comfort with understated luxury.

The interior features a contemporary layout with high-end finishes and large windows that flood the space with natural light. Outside, a beautifully landscaped garden and covered veranda create the perfect setting for relaxing or entertaining.

Just moments from all essential amenities, this is an ideal residence for those seeking tranquility, style, and con...

Property Info		Plot / Area Info		Additional info	
Covered Area	150	Plot area Parking		Reference Number	35466
Covered Veranda	30		244 Covered, Yes	Property type	House
Floor Number	2			Condition	<b>Brand New</b>
Energy Efficiency	A			Construction Year	2024
Air Conditioning	All rooms, Yes			Bathrooms	2

Amenities Location



**Location:** Agios Tychonas

nas Region: **Limassol** 

Coordinates: **34.71144150517155** / **33.12070054232992** 



Price: €730 000 + VAT

VAT for this property is €36,500 or €138,700. 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	None	Common expenses	None
		Price per SOM	€4 867,00/m <sup>2</sup>		None

## **Representative: MySpace**

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

Phone: **+35795129336**, **+35799409010** 

## **Price change history**

€660 000 on Sep 22, 2023 €730 000 on Jun 20, 2025













