


## 6+ Bedroom House for Sale in Agios Tychonas, Limassol District

Spacious Luxury 6 Bedroom Villa in Agios Tychonas 

This 6-bedroom villa offers generous interiors, expansive terraces, and panoramic views, making it ideal for families seeking a lifestyle of refinement and space.

Architectural lines are bold yet harmonious, with natural stone and glass elements blending seamlessly into the Mediterranean landscape. Wide balconies and shaded verandas extend the living experience outdoors, capturing spectacular sea views.

The interior is centered around a large open-plan living and dining space, with a state-of-the-art kitchen fitted with bespoke cabinetry and stone countertops. The master suite features a walk-in wardrobe, spa-inspired ...

### Property Info

Covered Area	<b>395</b>
Covered Veranda	<b>75</b>
Floor Type	<b>Marble</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>650</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>2016</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>5+</b>
View	<b>Mountains view</b>

### Amenities

- Elevator

### Location

**Location:** Agios Tychonas  
**Coordinates:** **34.7104523 / 33.1183593**

Region: **Limassol**

## Price: €1 800 000 + VAT

VAT for this property is **€246,304** or **€342,000**. 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 557.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€1 815 000 on Sep 23, 2023

€1 800 000 on Jan 12, 2026







