

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

Fully furnished villa located in Agios Tychonas sale!

Luxury villa overlooking the sea, located in the prestigious area of Agios Tychonas, a short walk from the beaches of the Amathus Beach and Four Seasons. The covered area 400 sq. m + 50 sq. m uncovered verandas, the plot is 741 sq. m. The villa consists of 5 fully furnished, modern and spacious bedrooms, as well as an equipped kitchen and a cozy living room with a fireplace. Garage for 2 cars, a sauna, and a servant's room is located on the ground floor. The house reflects a luxurious design and a magnificent architectural style. It has a private heated swimming pool, a covered patio, and a barbecue area. The house is equi...

### Property Info

Covered Area	<b>400</b>
Uncovered Veranda	<b>50</b>
Floor Number	<b>3</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>741</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>235243</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>5+</b>

### Amenities

### Location

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

## Price: €2 990 000 + VAT

VAT for this property is **€411,125** or **€568,100**. 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>~€116 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 475.00/m²</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

€2 990 000 on Feb 21, 2025





