

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

This offer consists of 3 bedroom apartment plus 1 studio size 13 m2.



Apartment includes:

- a studio
- convenient storage unit
- private parking space
- communal swimming pool

Apartment benefits from:

- electrical underfloor heating
- air conditioning system with concealed units
- lighting automation system

Clearest sea view for miles this residential development is located in the most prestigious area of Limassol with secluded and unobstructed views. It consists of 3- and 4-bedroom apartments plus 1 or 2 studios for each apartment. The 3rd floor apartments have a roof garden.

Property Info	Plot / Area Info	Additional info		
Covered Area	<b>160</b>			
Covered Veranda	<b>27</b>			
Uncovered Veranda	<b>4</b>		Reference Number	<b>1517</b>
Floor Number	<b>1</b>	Pool	Property type	<b>Apartment</b>
Total Number of Floors	<b>4</b>	Parking	Condition	<b>Under Construction</b>
Energy Efficiency	<b>A</b>		Bathrooms	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>			

Amenities	Location	Region
• Parking	<b>Location:</b> Agios Tychonas <b>Coordinates:</b> 34.715838697168 / 33.149142209907	<b>Limassol</b>

## Price: €1 900 000 + VAT

VAT for this property is **€111,625** or **€361,000**. 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>€11 875.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€1 900 000 on Apr 8, 2025



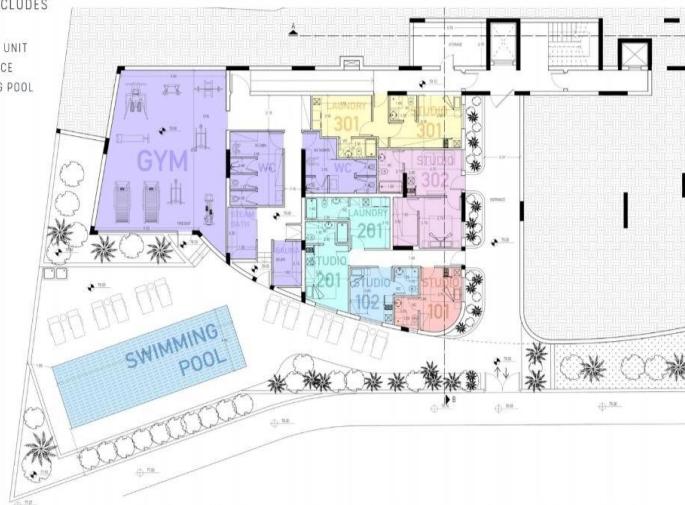


## LOWER GROUND FLOOR

EACH APARTMENT INCLUDES

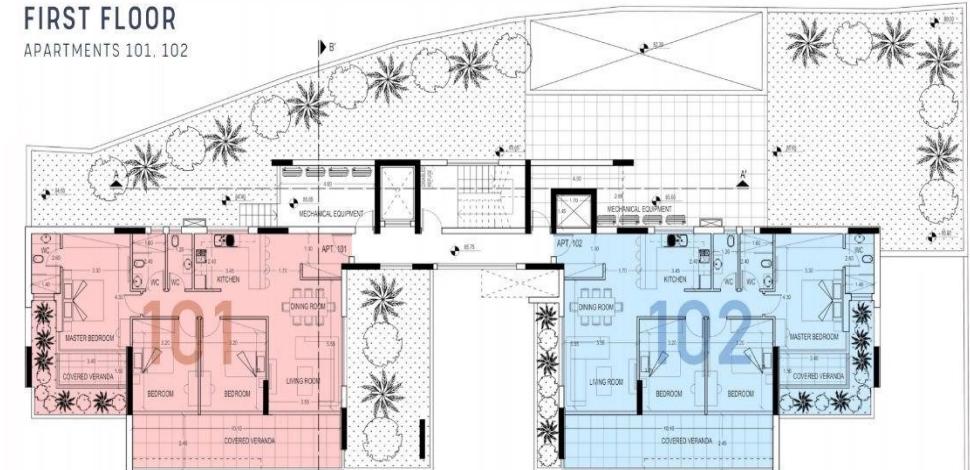
- A STUDIO
- CONVENIENT STORAGE UNIT
- PRIVATE PARKING SPACE
- COMMUNAL SWIMMING POOL

APT.	STUDIO SIZE m <sup>2</sup>	STUDIOS
101	15.5	1
102	13	1
201	30	2
301	34.5	2
302	32.5	1



## FIRST FLOOR

APARTMENTS 101, 102



## GROUND FLOOR

CONVENIENT STORAGE UNITS FOR ALL APARTMENTS  
INDIVIDUAL, PRIVATE, COVERED PARKING FOR EACH APARTMENT  
1 DISABLED PARKING

APT.	STORAGE SIZE m <sup>2</sup>	PARKING
101	8.5	1
102	8	1
201	16	2
301	25	2
302	79.5	2

