

## 47m<sup>2</sup> Apartment for Sale in Agios Tychonas, Limassol District

Reference ID: #SA36585 Price details: €310,000 +VAT This modern studio is in the building located in the gated complex in Agios Tychonas. The location of the complex offers exceptional balance of serene living and convenient access to the city's amenities. Apartments meet the highest standards of energy efficiency (Grade A). All the engineering systems and equipment are BMS (smart home) ready. Underfloor water heating with heat pumps, air conditioning. The residents can enjoy a common pool and barbecue area. Delivery date: Q4 2026



### Property Info

### Plot / Area Info

Covered Area **47**

### Additional info

Reference Number	<b>SA36585</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Agios Tychonas

Region: **Limassol**

Coordinates: **34.731762730901 / 33.144962601109**

## Price: €310 000 + VAT

VAT for this property is **€15,500** or **€58,900**. 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>€6 596.00/m<sup>2</sup></b>		

## Representative: Smart Assets

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## Price change history

€310 000 on May 28, 2025

