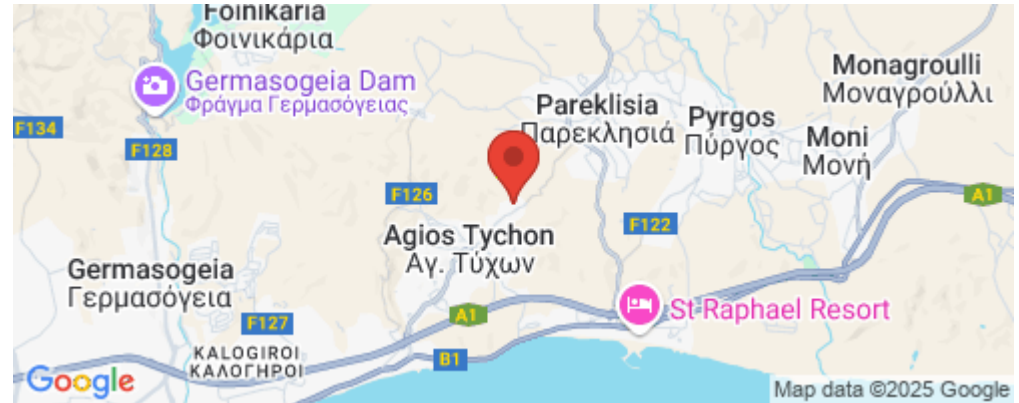


2 Bedroom Apartment for Sale in Agios Tychonas, Limassol District

A brand new serene gated community in Limassol, designed for those who appreciate tranquility, close proximity to urban amenities, and stunning sea views



Here, you can enjoy the best of both worlds — a peaceful escape where nature’s sounds fill the morning air, yet just a stone’s throw away from the vibrant city life

General features:

- Prime location

In Limassol’s top area, the prestigious Agios Tychonas, just 5 minutes driving to the beach

- Gated community

Ensures privacy and security for all residents

- Quiet surroundings

Free from city and highway noise, a tranquil retreat where birdsong greets the morning...

Property Info

Plot / Area Info

Additional info

Covered Area	114				
Covered Veranda	12				
Uncovered Veranda	79				
Floor Number	-1	Pool	Common, Yes	Reference Number	6389
Total Number of Floors	3	Parking	Covered, Yes	Property type	Apartment
Energy Efficiency	A			Bathrooms	2
Heating	Underfloor Heating, Yes			View	Sea view
Air Conditioning	All rooms, Yes				

Amenities

- Roof Garden

Location

Location: Agios Tychonas

Region: **Limassol**

Coordinates: **34.73132334066 / 33.145644601841**

Price: €470 000 + VAT

VAT for this property is **€23,500** or **€89,300**. 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	~€15 400.00	Common expenses	None
		Price per SQM	€4 123.00/m²		

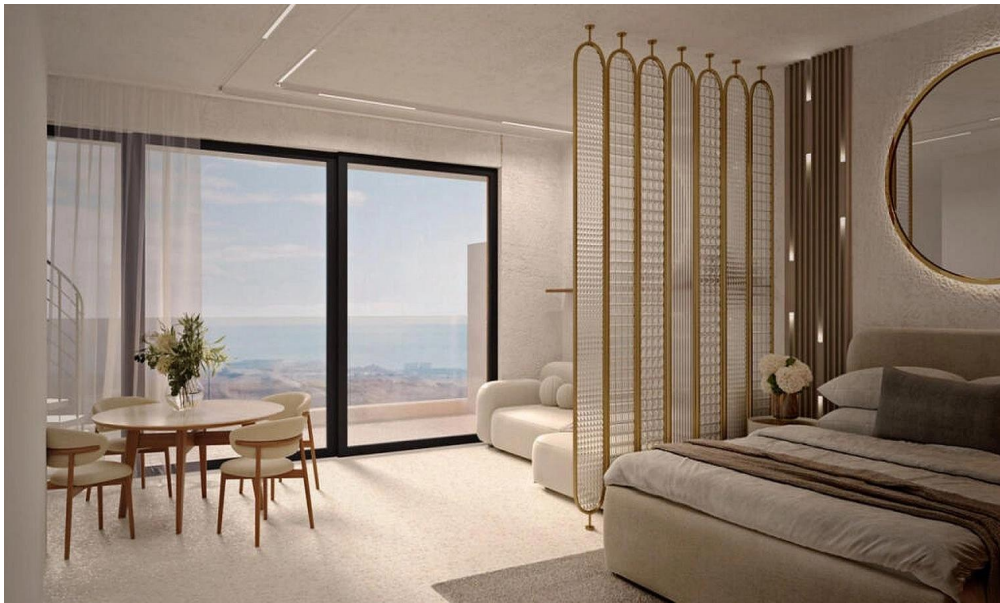
Representative: RealDeal Estates

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

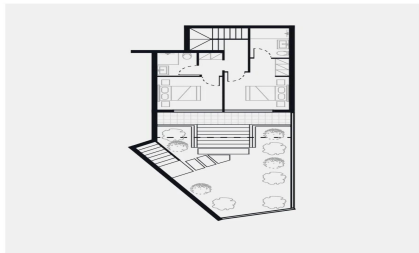
Price change history

€470 000 on May 29, 2025



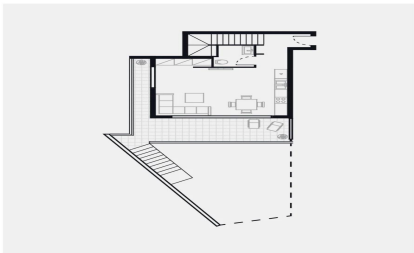


Flat 1



Level 1

Type	Duplex, 2bd
Total covered area	114
Covered veranda area	12



Level 2

Internal area	98
Store room	4
Uncovered garden/veranda	79

TOTAL AREA: 220 M²