

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

New project located in one of most popular areas in Limassol- Agios Tychonas.



Villa is composed of 4 bedrooms, a private garden and a roof terrace with an optional private pool.

Located at just 3 minutes from the most renowned hotels in Limassol, the project will be an added value to Agios Tychonas town!

### Property Info

Covered Area	<b>184</b>
Covered Veranda	<b>32</b>
Uncovered Veranda	<b>3</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>6613</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>4</b>

### Amenities

- Roof Garden

### Location

**Location:** Agios Tychonas

Region: **Limassol**

Coordinates: **34.715944524619 / 33.129690868383**

## Price: €775 000 + VAT

VAT for this property is **€58,799** or **€147,250**. 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>€4 212.00/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

€775 000 on Jun 5, 2025





## VILLA 2

- 305.3 SQM Plot Area
- 4 (3+1) Bedrooms
- 4 Bathrooms
- 151.9 SQM Internal Area
- 32.8 SQM Covered Veranda
- 3.7 SQM Uncovered Veranda
- 212 SQM Garden
- 33.7 SQM Uncovered Roof Terrace
- 16.5 SQM Covered Parking

GROUND FLOOR



FIRST FLOOR



ROOF GARDEN

