

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

- 2 bedrooms
- 2 W/C
- Internal area: 136m<sup>2</sup>
- Covered veranda: 28 m<sup>2</sup>
- Located on the 2nd floor
- Master bedroom with en-suite
- Underfloor heating & VRV air-conditioning system
- Fully furnished with high-quality furniture
- Italian kitchen, fully equipped with top appliances
- Marble flooring and walls in the bathrooms
- High ceilings (3.15 m)
- Covered parking space & private storage room

Location: Agios Tychonas – Amathus Tourist Area | Beachfront

### Complex & Location Highlights:

- Just 100 meters from the beach
- Panoramic sea and Mountain View's



## Price: €2 350 000 + VAT

VAT for this property is **€117,500** or **€446,500**. 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>~€90 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€17 279.00/m²</b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€2 900 000 on Jul 15, 2025  
 €2 350 000 on Sep 25, 2025











