

## 560m<sup>2</sup> House for Sale in Agios Tychonas, Limassol District

For sale: Modern villa under construction in the desirable area of Agios Tychonas, set to be completed in 2026. This spacious home offers a generous internal space of 560 m<sup>2</sup> and sits on a large plot, providing plenty of room for relaxation and entertainment. 

The villa features six bedrooms and a versatile basement ideal for a gym, home cinema, or extra storage. The design highlights energy efficiency with an A rating and embraces contemporary architecture with open, light-filled living spaces. Expansive windows frame stunning country, panoramic, and sea views, letting you enjoy breathtaking scenery from every corner of the home.

The property includes a private swimming pool...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>560</b>	Plot area	<b>907</b>	Reference Number	<b>27419</b>
Air Conditioning	<b>All rooms, Yes</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
		Parking	<b>Covered, Yes</b>	Condition	<b>Brand New</b>
				View	<b>Sea view</b>

Amenities	Location	Region
• Guest WC	<b>Location:</b> Agios Tychonas Coordinates: <b>34.711359704783 / 33.1021619787</b>	<b>Limassol</b>

## Price: €4 300 000 + VAT

VAT for this property is **€655,750** or **€817,000**. 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 Price per SQM	<b>None</b> <b>€7 679.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kazo Real Estate

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## Price change history

€4 300 000 on Aug 7, 2025

















