

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

For sale is an exclusive villa with panoramic sea views in Ayios Tychonas, Limassol. The villa covers 349 m<sup>2</sup> on a 515 m<sup>2</sup> plot, built in 2018, featuring 4 bedrooms each with an en-suite bathroom. It is equipped with underfloor heating, central heating, VRV Daikin air conditioning, a security alarm system, and automatic gates. The property includes a private swimming pool with a sunbathing area, a landscaped garden with fruit trees and ornamental plants with automated irrigation, covered parking, an OTIS elevator serving all floors, and a spacious terrace with a barbecue area. The design features premium furniture from Poliform, Porada, and Kalligaris, along with modern appliances, while ...

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>349</b>			Reference Number	<b>178167</b>
Furnishing	<b>Furnished</b>			Property type	<b>House</b>
Energy Efficiency	<b>B</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Pre-Owned</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>4</b>
<b>Amenities</b>		<b>Location</b>			
<b>Location:</b> Agios Tychonas Region: <b>Limassol</b>					

## Price: €5 150 000 + VAT

VAT for this property is **€668,615** or **€978,500**. 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>~€202 600.00</b>		
Title deed	<b>Has Title</b>	Price per SQM	<b>€14 756.00/m<sup>2</sup></b>	Common expenses	<b>None</b>

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35796644888</b>			

## Price change history

€5 150 000 on Sep 25, 2025

