

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

5-Bedroom Contemporary Villa – Agios Tychonas, Limassol

### Location

Nestled in the prestigious neighborhood of Agios Tychonas, this modern villa offers a rare combination of exclusivity, tranquility, and convenience. Just minutes from Limassol’s coastline, luxury resorts, and fine dining, the property is ideally positioned for families and individuals seeking a refined Mediterranean lifestyle.

### Design & Architecture

The villa is designed with contemporary elegance, blending clean architectural lines with spacious, light-filled interiors. High-quality finishes and open-plan layouts create a sense of sophistication while ensuring practical everyday living. With f...

### Property Info

Covered Area	<b>309</b>
Covered Veranda	<b>56</b>

### Plot / Area Info

Plot area	<b>845</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>239600</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2025</b>
Bathrooms	<b>4</b>

### Amenities

- Parking

### Location

**Location:** Agios Tychonas Region: **Limassol**

## Price: €2 500 000 + VAT

VAT for this property is **€305,097** or **€475,000**. 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	<b>~€96 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 091.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€2 500 000 on Sep 25, 2025  
 €2 400 000 on Oct 30, 2025  
 €2 500 000 on Mar 21, 2026





