

### 3 Bedroom Apartment for Sale in Limassol District

Discover the epitome of modern luxury living at the prestigious complex of apartments in Agios Tychonas. Located near the mesmerizing sea and the bustling tourist area of Limassol, this exceptional residence offers close proximity to urban facilities and historical attractions.



The project consists of two blocks of spacious 2-3 bedroom apartments and exclusive penthouses boasting panoramic views. Each apartment has expansive covered verandas overlooking the tranquil sea, providing the perfect setting for relaxation.

The development encompasses an array of impressive features, including private underground parking, underfloor heating, electric shutters in the bedrooms, and a se...

#### Property Info

Covered Area	<b>170</b>
Covered Veranda	<b>40</b>
Uncovered Veranda	<b>30</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>7</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

#### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>6161</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

Region: **Limassol**  
 Coordinates: **34.708056 / 33.113278**

## Price: €1 050 000 + VAT

VAT for this property is **€69,794** or **€199,500**. 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>~€38 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 176.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

Registration number	<b>1013</b>	Email	<b>info@cyprus-sothebysrealty.com</b>
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## Price change history

€1 050 000 on Oct 8, 2025







