

## 4 Bedroom Apartment for Sale in Limassol District

Experience coastal living at its finest in this well-lit spacious apartment located in the prestigious Ayias Tichonas area of Limassol. This prime location offers developed infrastructure, excellent transportation options, Blue flag beaches, renowned hotels, a scenic seafront promenade, and a green municipal park.



This 4 bedroom apartment is situated on the 2nd floor of a low-density building with only 7 units. The layout includes a spacious living room, a large master bedroom, and three additional bedrooms. There are 3 bathrooms, a guest toilet, a separate well-equipped kitchen, a small laundry room, and a convenient hallway. The apartment also features two balconies.

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### Property Info

Covered Area	<b>210</b>
Covered Veranda	<b>16</b>
Floor Number	<b>3</b>
Furnishing	<b>Furnished</b>
Heating	<b>Autonomous Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

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

### Additional info

Reference Number	<b>6703</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

- Parking

### Location

Region: **Limassol**  
Coordinates: **34.707493 / 33.122448**

## Price: €1 870 000 + VAT

VAT for this property is **€168,300** or **€355,300**. 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>~€71 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 905.00/m²</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

€1 870 000 on Oct 8, 2025

















