

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

Reference ID: #SA30327 Price details: €740,000 +VAT Project is located in one of most popular areas in Limassol, in Agios Tychonas. Composed of 5 luxurious villas, this project offers the ultimate luxury experience. Each villa is composed of 4 bedrooms, a private garden and a roof terrace with an optional private pool. Located at just 3 minutes from the most renowned hotels in Limassol, it will be an added value to Agios Tychonas town. 5 Luxurious Villas 4-Bedroom Villas Private Gardens Roof Terraces Optional Private Pool Calm & Green Surrounding 2 minutes from the Highway 3 minutes from the Beach Plot area: 271-305 m<sup>2</sup> Internal area: 152 m<sup>2</sup> Covered veranda: 33 m<sup>2</sup> Roof terrace: 34 m<sup>2</sup> Garden: 178...

### Property Info

Covered Area	<b>185</b>
Covered Veranda	<b>33</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>271</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA30327</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>4</b>

### Amenities

- Storage room

### Location

**Location:** Agios Tychonas  
 Coordinates: **34.715953343568 / 33.129744529724**

Region: **Limassol**

## Price: €740 000 + VAT

VAT for this property is **€56,600** or **€140,600**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 000.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€630 000 on Oct 19, 2023  
 €680 000 on Mar 10, 2024  
 €720 000 on May 22, 2024  
 €740 000 on Aug 8, 2024

