

### 3 Bedroom House for Sale in Limassol District

For sale: A beautiful resale villa offering 168 m<sup>2</sup> of spacious internal living space, perfectly located in the sought-after Agios Tychonas Tourist Area. This well-maintained villa, built in 2012, features three comfortable bedrooms and three modern bathrooms, making it ideal for families or as a holiday home. The property comes partially furnished and is move-in ready, allowing new owners to add their personal touch with ease.



Step inside to discover light-filled rooms and an easy, flowing layout. The open-plan living and dining areas provide plenty of space for entertaining, while the kitchen offers ample storage and functionality. Large windows let in natural light and connect t...

#### Property Info

Covered Area **168**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **450**  
 Pool **Yes**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **28332**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **3**

#### Amenities

- Garden

#### Location

Region: **Limassol**  
 Coordinates: **34.71437620214 / 33.15572596784**

## Price: €1 150 000 + VAT

VAT for this property is **€74,750** or **€218,500**. 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>~€42 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 845.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

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## Price change history

€1 150 000 on Oct 18, 2025







