

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

Reference ID: #SA28267 Price details: €730,000 +VATA lush new project of twelve luxurious villas, situated in the prestigious Agios Tychonas area of Limassol city. The stunning houses enjoy green surroundings combined with sea and city view, while providing at the same time easy access to all amenities. The unparalleled facilities of project are designed for wellness and leisure, with each one of them impressing with its elegant finishes & modern fixtures that combine function with luxury. Covered area 120 sq.m. Covered veranda 30 sq.m up to 43 sq.m. Land 202 sq.m up to 244 sq.m. Delivery date: Q4 2024 PLUS V.A.T ✖

### Property Info

Covered Area	<b>150</b>
Covered Veranda	<b>30-43</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>244</b>
Pool	<b>Private, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA28267</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2024</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Agios Tychonas  
 Coordinates: **34.711304433115 / 33.120707153943**

Region: **Limassol**

## Price: €730 000 + VAT

VAT for this property is **€36,500** or **€138,700**. 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>€4 867.00/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

€660 000 on Oct 19, 2023

€730 000 on May 9, 2025

