

3 Bedroom House for Sale in Agios Tychonas, Limassol District

Enjoy the inviting atmosphere of this 3 bedroom villa set within a private gated housing complex, comprising a limited number of modern cosy villas. Located in Agios Tychonas in western Limassol, this area combines tranquility with the allure of nearby sandy beaches, making it an optimal choice for a serene yet luxurious lifestyle. All the amenities you need are just a short drive away, ensuring convenience and leisure. The villas boast spacious living areas and 3 or 4 bedrooms. Embracing eco-friendliness, all homes feature a commendable Grade A Energy Efficiency rating, promising not only a greener lifestyle but also significant cost savings. Enjoy the comfort of electric underfloor heating.



Property Info

Covered Area	201
Covered Veranda	48
Furnishing	Unfurnished
Energy Efficiency	A
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	405
Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	6755
Property type	House
Condition	Under Construction
Bathrooms	2

Amenities

- Parking

Location

Location: Agios Tychonas Region: **Limassol**
Coordinates: **34.716778 / 33.136278**

Price: €900 000 + VAT

VAT for this property is **€76,970** or **€171,000**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 478.00/m²		

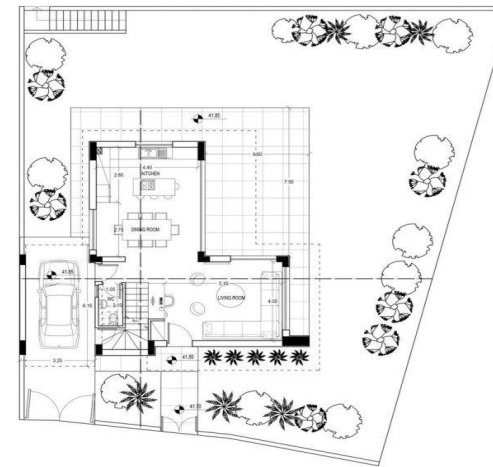
Representative: Cyprus Sotheby's International Realty

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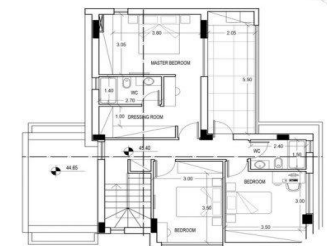
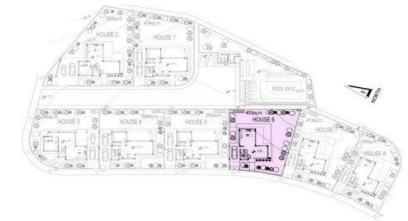
Price change history

€900 000 on Oct 28, 2025





Ground Floor



First Floor