

### 3 Bedroom Apartment for Sale in Agios Tychonas, Limassol District

Luxury 3 bedroom apartment in an exclusive project situated in Agios Tychonas area of Limassol city. Amatheia Residence is comprised of only 30 prestigious apartments with panoramic sea views and located just 300 meters from sandy beaches and all amenities of the city. Indoor facilities offer swimming pool, gym, sauna, covered parking and controlled entrance. High standard finishing materials are being used in construction. Apartment specification includes high ceilings, marble floors, large covered balconies and underfloor heating. Amatheia Residence represents an outstanding and well-balanced mix of sophistication, coziness and traditions as well as offers comfortable living in a dynamic ...

#### Property Info

Covered Area	<b>149</b>
Covered Veranda	<b>27</b>
Floor Number	<b>3</b>

#### Plot / Area Info

Parking	<b>No</b>
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#### Additional info

Reference Number	<b>4804</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>1</b>
View	<b>Sea view</b>
Developer	<b>bbf</b>

#### Amenities

#### Location

**Location:** Agios Tychonas Region: **Limassol**

**Price: €1 134 000 + VAT**

VAT for this property is **€56,700** or **€215,460**. 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>€7 611.00/m<sup>2</sup></b>		

**Representative: bbf**

Registration number	<b>N/A</b>	Email	<b>info@bbf.com</b>
License number	<b>N/A</b>	Legal name	<b>N/A</b>
Phone: <b>+35725315300, +35724342050, +35726962365, +35722373150</b>			

**Price change history**

€1 134 000 on Mar 5, 2026







