


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

Brand new, ready-to-move-in 3-bedroom villa for sale in an exclusive residential complex in Agios Tychonas, just 900 meters from the sea, offering beautiful views of the sea, the city and the mountains. 

### Key Features:

- 3 bedrooms
- 3 W/C
- Covered internal area: 161 m<sup>2</sup>
- Covered verandas: 17 m<sup>2</sup>
- Total covered area: 178 m<sup>2</sup>
- Uncovered veranda: 50 m<sup>2</sup>
- Plot size: 423 m<sup>2</sup>
- Master bedroom en-suite
- Storage room
- Parking space
- Delivery: 2025

### Additional Features & Amenities:

- Premium-class villa with panoramic sea and mountain views
- Exceptional construction qu...

### Property Info

Covered Area	<b>161</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>423</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>17495</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

- Guest WC

**Location**

**Location:** Agios Tychonas

Region: **Limassol**

Coordinates: **34.719964414944 / 33.144167974907**

**Price: €1 400 000 + VAT**

VAT for this property is **€83,391** or **€266,000**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 696.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€1 400 000 on Mar 12, 2026



