



#12014

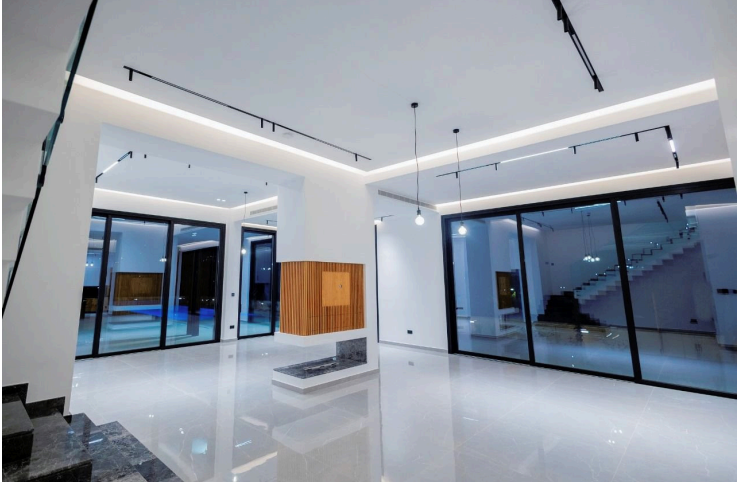
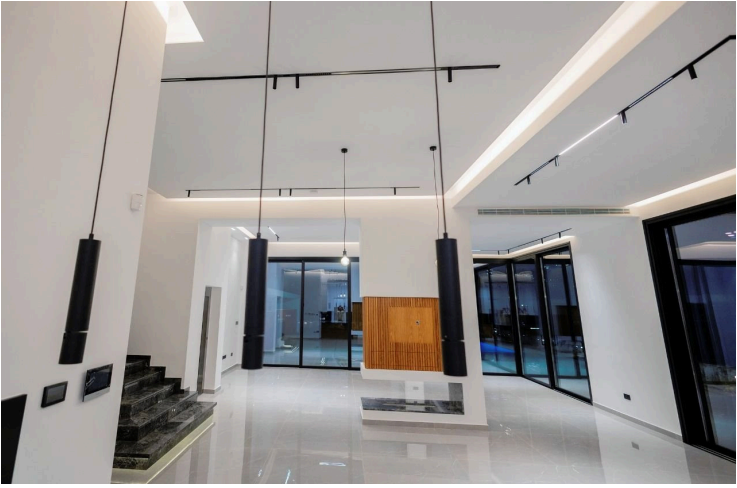
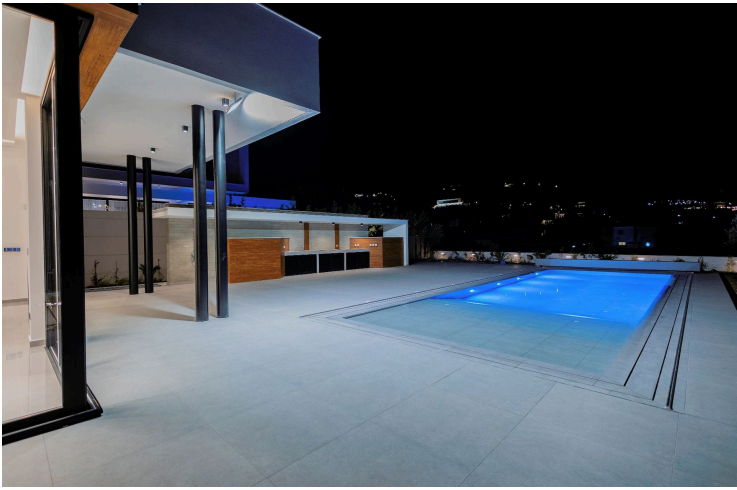
# ? Luxurious 6-Bedroom Detached Villa in Ayios Tychonas (12014)

📍 Agios Tychon, Limassol

€2,070,000 +VAT











# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 6		 5		 180.93 m <sup>2</sup>	
Type		Detached Villa			
Toilets		7			
Plot		604 m <sup>2</sup>			
Status		Key ready			
Year of construction		2023			
Furnished		Unfurnished			
Structure		Concrete			
Facade		Concrete			
Energy efficiency rating		 A			

## Description

? Luxurious 6-Bedroom Detached Villa in Ayios Tychonas (12014)

For sale is a stunning detached villa located in the desirable area of Ayios Tychon. This key-ready home features a spacious internal area of 180.93 m<sup>2</sup> and comes with six well-appointed bedrooms and five modern bathrooms, perfect for family living or entertaining guests. The villa also includes a basement, adding extra convenience and storage.

Built in 2023, this contemporary home boasts energy efficiency rated at A, ensuring lower utility costs and a smaller carbon footprint. The large plot offers plenty of outdoor space, complemented by a private swimming pool that promises relaxation and enjoyment. The villa is designed with comfort in mind, featuring a central AC system and an elevator for easy access across all levels.

Ayios Tychon is known for its beautiful surroundings, combining a peaceful atmosphere with easy access to the highway. Residents can enjoy picturesque country views while being just a short drive away from local amenities, beaches, and vibrant shopping areas.

Don't miss this opportunity to own a modern villa in a sought-after location. For more information, contact Lextrus Real Estate today.



# Additional information

## Facilities

Aircondition, Central system

Landscaped garden

Parking, Garage, double

Solar water heater

Elevator

Maid's room

Pool, Private

Storage

Heating, Central

Outdoor shower

Solar photovoltaic panels (provision)

## Features

Alarm system (provision)

Bath

CCTV (provision)

Central sound system

Double glazing

En suite bathroom

Entrance gate, automated

Garden, large

High ceilings

Modern design

Pressurized water system

Separate dining area

Veranda

Balcony

Bathroom underfloor heating

Central TV system

Ceramic tiles

Easy access to highway

En suite shower

Fitted wardrobes

Granite countertops

Internal stairs

Open plan

Quiet area

Suitable for work

Veranda, large

Barbeque

Bright

Central satellite system

Country view

Easy access to main roads

Entrance gate

Garden

Guest WC

Luxury specifications

Openings in opposite sides

Roof garden

Thermal insulation

Walk-in closet

## Contact us



**George Sergiou**

☎ (+357) 94055813

✉ [info@lextrusrealestate.com](mailto:info@lextrusrealestate.com)

