

## 2 Bedroom Apartment for Rent in Germasogeia - Tourist Area, Limassol District

A new luxury residential building consisting of nine exclusive apartments over five levels.

Located in one of the most privileged areas in Limassol, in a quiet neighborhood near other high-end developments and public parks.

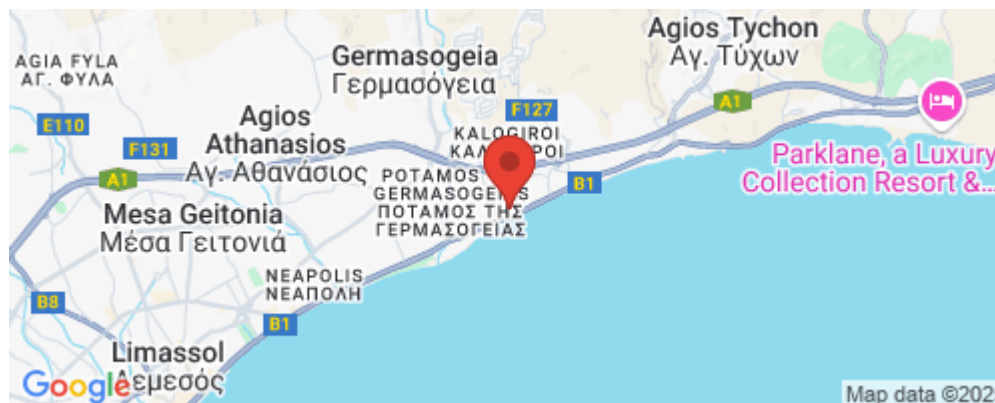
Two hundred meters from the Limassol seafront promenade and organized beaches.

Within walking distance from shops, restaurants and other amenities along the Limassol seafront high street.

High-end architectural design and construction, currently best in class by location and design.

Modern luxurious apartments with 3 meter high ceilings.

Luxurious material finishes and authentic Italian inbuilt furniture and kitchens by Ortolani Gian...



### Property Info

|                        |                                |
|------------------------|--------------------------------|
| Covered Area           | <b>174</b>                     |
| Covered Veranda        | <b>77</b>                      |
| Floor Number           | <b>3</b>                       |
| Total Number of Floors | <b>5</b>                       |
| Energy Efficiency      | <b>A</b>                       |
| Heating                | <b>Underfloor Heating, Yes</b> |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Pool    | <b>Common, Yes</b>  |
| Parking | <b>Covered, Yes</b> |

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>235142</b>    |
| Property type     | <b>Apartment</b> |
| Condition         | <b>Brand New</b> |
| Construction Year | <b>2023</b>      |
| Bathrooms         | <b>2</b>         |

### Amenities

- Parking

### Location

**Location:** Germasogeia - Tourist Area

Region: **Limassol**

Coordinates: **34.700746474697 / 33.099634279149**

## Price: €5 000 + VAT

VAT for this property is **€347** or **€950**. 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>€29.00/m<sup>2</sup></b> |                 |             |

## Representative: MySpace

|                                   |              |            |  |
|-----------------------------------|--------------|------------|--|
| Registration number               | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                    | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: +35795129336, +35799409010 |              |            |  |

## Price change history

€4 500 on Feb 18, 2025

€5 000 on Apr 11, 2025

