

## 3 Bedroom Apartment for Sale in Germasogeia - Tourist Area, Limassol District

Reference ID: #SA32700 Price details: €1,100,000 Luxury 3 bedroom penthouse for sale in a great location, just 700 meters from the beach. The apartment is in a complex with all the facilities There is underfloor heating and air conditioning, Swimming pool, gym, jacuzzi, reception, playground There is a large veranda and a roof garden The apartment is on the 5th and 6th floor



### Property Info

|                   |                       |
|-------------------|-----------------------|
| Covered Area      | <b>111</b>            |
| Floor Number      | <b>5</b>              |
| Furnishing        | <b>Furnished</b>      |
| Energy Efficiency | <b>N/A</b>            |
| Air Conditioning  | <b>All rooms, Yes</b> |

### Plot / Area Info

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

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>SA32700</b>   |
| Property type     | <b>Apartment</b> |
| Condition         | <b>Pre-Owned</b> |
| Construction Year | <b>2021</b>      |
| Bathrooms         | <b>3</b>         |

### Amenities

- Storage room

### Location

**Location:** Germasogeia - Tourist Area

Region: **Limassol**

Coordinates: **34.702480927503 / 33.09076806763**

## Price: €1 100 000 + VAT

VAT for this property is **€55,000** or **€209,000**. 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>~€40 600.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€9 910.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                     |              |            |                                |
|---------------------|--------------|------------|--------------------------------|
| Registration number | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number      | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: +35777000111 |              |            |                                |

## Price change history

€1 100 000 on Nov 8, 2023





