

## 4 Bedroom House for Sale in Germasogeia - Tourist Area, Limassol District

Reference ID: #SA32698 Price details: €1,850,000 Three Bedroom plus 1 Office room house for sale in an excellent location, just 700 meters from the beach. The house is in a complex with all the facilities. There is underfloor heating and VRV air conditioning, Swimming pool, gym, jacuzzi, reception, Elevator.



### Property Info

Covered Area	<b>275</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>250</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA32698</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2021</b>
Bathrooms	<b>3</b>

### Amenities

- Storage room

### Location

**Location:** Germasogeia - Tourist Area  
 Coordinates: **34.702414384184 / 33.090760957011**

Region: **Limassol**

## Price: €1 850 000 + VAT

VAT for this property is **€210,227** or **€351,500**. 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>~€70 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 727.00/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: <b>+35777000111</b>			

## Price change history

€1 850 000 on Nov 8, 2023





