


### 3 Bedroom Apartment for Sale in Germasogeia, Limassol District

Set within a serene elevated location and surrounded by stunning panoramic views, this exceptional 3-bedroom apartment is part of the exclusive new project gated community in one of Limassol’s most prestigious areas. 

Designed for those seeking a blend of luxury, comfort, and functionality, this apartment features both private garden space and a rooftop terrace, along with generous living areas, elegant finishes, and access to premium communal facilities.

Property Highlights:

Internal Covered Area: 121 sqm

Covered Veranda: 25 sqm

Uncovered Veranda: 17 sqm

Private Garden: 95 sqm

Roof Garden + Storeroom: 26 sqm

Bedrooms: 3

Bath...

**Property Info**

Covered Area	<b>284</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Central Heating, Yes</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>17656</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

**Amenities**

**Location**



• Guest WC

**Location:** Germasogeia

Region: **Limassol**

Coordinates: **34.7121004 / 33.083121**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €725 000 + VAT

VAT for this property is **€84,141** or **€137,750**. 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>€2 553.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€640 000 on Dec 18, 2023  
 €670 000 on Jan 11, 2024  
 €710 000 on Apr 5, 2024  
 €725 000 on Nov 18, 2025





