

## 6+ Bedroom House for Sale in Germasogeia, Limassol District

6-bedroom spectacular villa in a prestigious location. 800 m walk to the sandy beach Dasoudi and eucalyptus park, pharmacy, Papas supermarket. 3 min drive to the high way, 5 min to the city center.

Fully renovated.

Design and benefits:

- diesel underfloor central heating
- new AC
- mature garden with grass and flowers, fruit trees has an automatical irrigation system with water from its own well
- 5 cars parking in the basement
- large BBQ area renovated
- provisions for sauna, jacuzzi, waterfall, cinema
- internet cabling to each room
- elevator
- Beautiful classic fire place as the heart of the house<...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>540</b>	Plot area	<b>640</b>	Reference Number	<b>7680</b>
Energy Efficiency	<b>B</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
				Condition	<b>Pre-Owned</b>
				Construction Year	<b>2001-2010</b>
				Bathrooms	<b>5+</b>

Amenities	Location
	<b>Location:</b> Germasogeia <b>Region:</b> Limassol <b>Coordinates:</b> 34.7009125 / 33.0779844

## Price: €1 790 000 + VAT

VAT for this property is **€270,489** or **€340,100**. 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 Price per SQM	<b>~€68 200.00</b> <b>€3 315.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€1 980 000 on Apr 25, 2024

€1 690 000 on Oct 16, 2024

€1 790 000 on Nov 6, 2025



