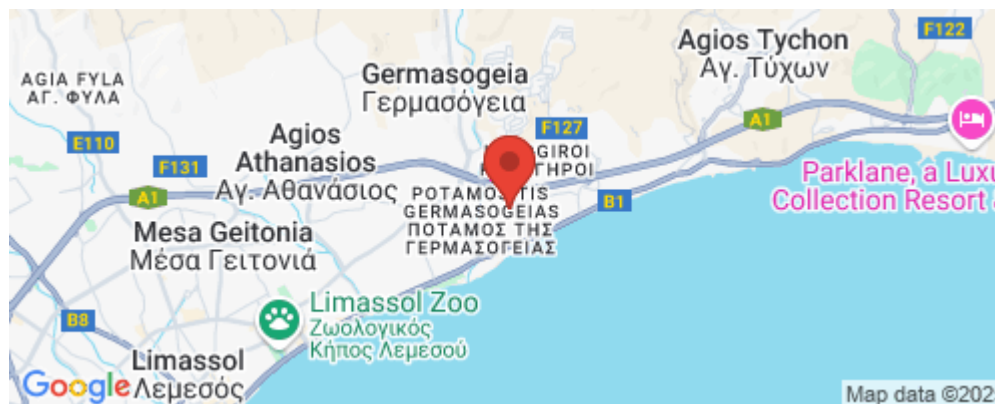


## 3 Bedroom Apartment for Sale in Germasogeia, Limassol District

A promising opportunity presents itself with this off-plan apartment for sale on the first floor in Germasogeia. Boasting a spacious area of 119 square meters, this modern unit comprises 3 bedrooms and 3 bathrooms, along with a well-appointed kitchen and a comfortable living room. Additionally, it features covered verandas measuring 28 square meters, perfect for outdoor relaxation or entertaining guests. The apartment also includes the convenience of a closed parking space and air conditioning for added comfort. With an energy certificate rating of A, it ensures energy efficiency and reduced utility costs. Situated close to the sea, seaside attractions, a mall, and the city center, reside...



### Property Info

Covered Area	<b>119</b>
Floor Number	<b>1</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking	<b>Yes</b>
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### Additional info

Reference Number	<b>930391</b>
Property type	<b>Apartment</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Germasogeia                      Region: **Limassol**  
**Coordinates: 34.7032458 / 33.0945367**

## Price: €810 000 + VAT

VAT for this property is **€40,500** or **€153,900**. 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>~€29 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 807.00/m<sup>2</sup></b>		

## Representative: Century 21

Registration number	<b>1141</b>	Email	<b>info@c21cy.com</b>
License number	<b>110/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35725267979</b>			

## Price change history

€810 000 on May 1, 2024

