

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

Three bedroom villa located in Potamos Germasogeias area, 750m from the sea. X

It is close to all amenities, with easy access to the high way.

The covered area is 190sqm and the plot 258sqm.

It consists from a living area, separate kitchen, a guest WC, three bedrooms with en suite shower.

There is also a maids room.

Outside there is a swimming pool, barbecue area and Jacuzzi.

Please call us for more information and viewing.

Property Info		Plot / Area Info	Additional info	
Covered Area	<b>190</b>		Reference Number	<b>25018</b>
Furnishing	<b>Furnished</b>	Plot area	Property type	<b>House</b>
Heating	<b>Central Heating, Yes</b>	Pool	Condition	<b>Pre-Owned</b>
Air Conditioning	<b>All rooms, Yes</b>		Bathrooms	<b>4</b>

Amenities	Location	Region
• Guest WC	<b>Location:</b> Germasogeia - Tourist Area <b>Coordinates:</b> 34.698057090115 / 33.0845277	<b>Limassol</b>

## Price: €850 000 + VAT

VAT for this property is **€67,553** or **€161,500**. 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 Price per SQM	<b>~€30 600.00</b> <b>€4 474.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	--	-----------------	-------------

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€800 000 on May 11, 2024

€850 000 on Nov 18, 2025







