

## 2 Bedroom Apartment for Sale in Limassol District

A new project is located in a quiet neighborhood of Germasogeia.

The project consists of 11 apartments.

The residents will enjoy a swimming pool with beautiful gardens.

### Key Features

700 meters to the sandy beach

High ceilings 3.15 meters

Security entrance doors

Intercom system

Water heated floors

VRV air conditioning

Thermal aluminum window frames with double glazing

Class of energy efficiency: A

### AVAILABILITY

Apartment 2nd floor

Internal area 92,4 sq.m.

Covered veranda 21 sq.m.

Delivery date: February 2026

### Property Info

Covered Area	<b>113</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Pool	<b>Private, Yes</b>
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### Additional info

Reference Number	<b>45732</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2024</b>
Bathrooms	<b>2</b>

### Amenities

Apr 4, 2025

### Location

1/5

<https://index.cy/sale/3236601>

Region: **Limassol**

**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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 168.00/m<sup>2</sup></b>		

**Representative: 1st Class Homes**

Registration number

**690**

Email

**info@1stclass-homes.com**

License number

**367/E**

Legal name

**KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD**Phone: **+35725310243, +35770000889****Price change history**

€740 000 on May 26, 2024

€810 000 on Jan 8, 2025



