

## 1 Bedroom Apartment for Sale in Limassol District

A new high-rise project in Germasogeia Tourist area, Limassol. Located within walking distance of sandy beaches, cafes and the best restaurants. The Old Town, Marina and Business Center are just 10 minutes away.

All apartments have extensive covered verandas or roof gardens on the south side and have panoramic views of the sea and the city. Unique design of the building.

First-class quality materials are used to ensure compliance with the high standards and expectations of our customers.

### Key Features

Swimming pool with relaxing terrace and bar

Dedicated concierge

Spa: sauna, hamam

Massage

Nail Bar

Hair salon

Fully equipped gym...

| Property Info    |     | Plot / Area Info |                  | Additional info   |                    |
|------------------|-----|------------------|------------------|-------------------|--------------------|
|                  |     |                  |                  | Reference Number  | 49480              |
| Covered Area     | 68  | Pool             | Private, Yes     | Property type     | Apartment          |
| Heating          | Yes |                  |                  | Condition         | Under Construction |
| Air Conditioning | Yes |                  |                  | Construction Year | 2025               |
|                  |     |                  |                  | Bathrooms         | 1                  |
| Amenities        |     |                  | Location         |                   |                    |
| • Storage room   |     |                  | Region: Limassol |                   |                    |

## Price: €579 150 + VAT

VAT for this property is **€28,958** or **€110,039**. 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>€8 517.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |  |

## Price change history

€522 600 on May 26, 2024  
 €579 150 on Jan 21, 2025







