

## 2 Bedroom Apartment for Sale in Columbia Area, Limassol District

New modern project located in Germasogeia area, Limassol. Located close to all facilities with easy access to high way. Key Features

Central location
Corner plot
ALL apartments have un obstructed sea view
High rental yield for investors
Gated and secured community
Energy Efficiency A with Thermal insulation
KONE premium elevator with luxury entrance
Video Intercom system
Covered parking space
Dedicated storage space on ground floor
Seal Level Elevation from the ground: 36 m
Security entrance doors
Spacious verandas
Luxury finishes: high-quality flooring made in Spain /Germany ...

Property Info	Plot /	Area	Info
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Covered Area 109

**Amenities** Location

• Storage room Location: Columbia Area Region: Limassol

1/5

## **Additional info**

Reference Number 42276

Property type **Apartment** 

Condition Under Construction

Construction Year 2025

Bathrooms 2



Price: €455 000 + VAT

VAT for this property is €22,750 or €86,450. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 174.00/m²	Common expenses	None

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES
License number	307/E	name	SERVICES LTD

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## **Price change history**

€455 000 on May 26, 2024

















