

4 Bedroom House for Sale in Germasogeia, Limassol District

Charming Villa in Germasogeia Tourist Area



Situated in a quiet location just 300 meters from the beach, this villa offers the perfect blend of tranquility and convenience. The property features 4+1 bedrooms, central heating powered by diesel, a swimming pool, and solar panels. The ground floor includes a spacious living room, kitchen, study, an additional kitchen with garage access, and a bathroom with a shower. Upstairs, you will find 4 bedrooms, including a master bedroom, and a bathroom. The villa is set on a 700 m² plot with a covered area of 250 m², providing ample space for comfortable living.

Property Info

Covered Area **250**
Air Conditioning **All rooms, Yes**

Plot / Area Info

Plot area **700**
Pool **Yes**

Additional info

Reference Number **231482**
Property type **House**
Condition **Pre-Owned**

Amenities

Location

Location: Germasogeia Region: **Limassol**
Coordinates: **34.7227518 / 33.0845277**

Price: €2 300 000 + VAT

VAT for this property is **€243,800** or **€437,000**. 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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€88 600.00 | Common expenses | None |
| | | Price per SQM | €9 200.00/m² | | |

Representative: MySpace

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Price change history

€2 300 000 on Jun 26, 2024









