

## 2 Bedroom Apartment for Sale in Germasogeia, Limassol District

This Residences is an elevated lifestyle with superb communal amenities. Living at this Residences will be a calm and serene experience. Here you can craft your dream low-maintenance lifestyle while enjoying all that you need to live life to the full. The development features secure gated access, ample off-street parking, a fabulous pool and entertainment terrace, a children's playground, a BBQ and bar area, and landscaped grounds. Designed with the modern way of living in mind, these apartments are configured to maximise floor area and optimise tree-top views from balconies. Day-to-day living areas benefit from full-height glass doors that embrace the balconies, while kitchen and...



### Property Info

Covered Area	<b>96</b>
Covered Veranda	<b>16</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

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

Reference Number	<b>232645</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>
View	<b>Mountains view</b>

### Amenities

- Elevator

### Location

**Location:** Germasogeia

Region: **Limassol**

Coordinates: **34.727219047444 / 33.085379080071**

## Price: €442 000 + VAT

VAT for this property is **€22,100** or **€83,980**. 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>€4 604.00/m²</b>		

## Representative: MySpace

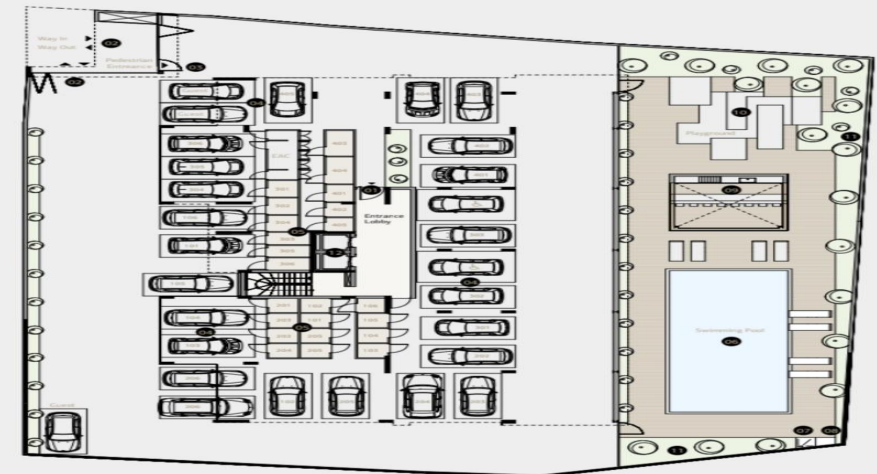
Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: +35795129336, +35799409010			

## Price change history

€372 400 on Sep 5, 2024  
€383 817 on Nov 19, 2024  
€442 000 on May 7, 2025







Ground Floor

- |                             |                   |
|-----------------------------|-------------------|
| 1. Entrance / Lobby         | 7. Pool Shower    |
| 2. Vehicle Entrance         | 8. Foot Bath      |
| 3. Pedestrian Entrance      | 9. BBQ - Bar area |
| 4. Parking Area             | 10. Playground    |
| 5. Storages                 | 11. Garden        |
| 6. Swimming Pool 1.40 Depth | 12. Lift          |