

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

The project is set in Germasogeia Area of Limassol overlooking Limassol's coastline. It consists of 10 luxurious modern apartments, each with covered parking out of which two flats (1 two-bed flat and 1 three-bed flat) are situated on the ground floor with their own private gardens and covered parking. Two three-bed penthouses are situated on the top floor with their own private roof garden and extra-space room. The remaining flats are situated on the first and second floor (2 one-bed flats, 2 two-bed flats and 2 three-bed flats).



All flats enjoy the same panoramic and breath-taking views of Limassol's coastline. The unique size of the building gives to the resident a positive ...

### Property Info

|                        |            |
|------------------------|------------|
| Covered Area           | <b>120</b> |
| Uncovered Veranda      | <b>25</b>  |
| Floor Number           | <b>3</b>   |
| Total Number of Floors | <b>3</b>   |
| Energy Efficiency      | <b>A</b>   |

### Plot / Area Info

Parking **Yes**

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>6686</b>               |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2025</b>               |
| Bathrooms         | <b>3</b>                  |

### Amenities

- Elevator

### Location

**Location:** Germasogeia

Coordinates: **34.721088188185 / 33.066918347695**

Region: **Limassol**

## Price: €650 000 + VAT

VAT for this property is **€32,500** or **€123,500**. 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>€5 417.00/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: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€600 000 on Sep 10, 2024  
 €650 000 on Feb 19, 2025





