

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

Reference ID: #SA35064 Price details: €757,000 +VAT Residential Building collection of 23 contemporary apartments, offering one-, two-, and one three-bedroom penthouse apartment layouts tailored for modern urban living. Positioned in a prime locale with seamless access to shopping, dining, and entertainment, emerges as the ideal residential destination for individuals pursuing unparalleled quality and convenience in their lifestyle. Located in the heart of Germasogia, this luxurious 23-apartments building combines modern elegance with timeless sophistication. Designed for those who appreciate the finer things in life, the building features top-notch amenities, stunning architectu...



### Property Info

|                   |                    |
|-------------------|--------------------|
| Covered Area      | <b>159</b>         |
| Covered Veranda   | <b>50</b>          |
| Uncovered Veranda | <b>110</b>         |
| Floor Number      | <b>4</b>           |
| Furnishing        | <b>Unfurnished</b> |
| Energy Efficiency | <b>N/A</b>         |
| Air Conditioning  | <b>No</b>          |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Pool    | <b>Yes</b>          |
| Parking | <b>Covered, Yes</b> |

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>SA35064</b>            |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2025</b>               |
| Bathrooms         | <b>2</b>                  |

### Amenities

- Storage room

### Location

**Location:** Germasogeia  
Coordinates: **34.727158627201 / 33.085155173029**

Region: **Limassol**

## Price: €757 000 + VAT

VAT for this property is **€43,849** or **€143,830**. 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>€4 761.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                            |              |            |                                |
|----------------------------|--------------|------------|--------------------------------|
| Registration number        | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number             | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: <b>+35777000111</b> |              |            |                                |

## Price change history

€1 044 000 on Sep 14, 2024

€757 000 on Oct 11, 2024

