

## 6+ Bedroom House for Sale in Limassol District

Stunning 6-bedroom house in Germasoiya, Next to Folis School. This beautiful, spacious home offers the perfect blend of luxury and comfort, making it ideal for families.

### Key Features

2 master bedrooms with walk-in closets and en-suite bathrooms  
6 bathrooms

Ground Floor: 1 Guest WC

First Floor: 1 En-suite (Kids Room Shower), 1 Common Shower/Toilet

Second Floor: 1 WC, 1 Common Bath Tub/WC, 1 En-suite Shower/WC

Third Floor: 1 En-suite Shower/WC

Laundry room

Roof garden

VRV Air conditioning system throughout the house

Underfloor heating

Alarm system

Fully furnished

Swimming pool

Mature garden

Spe...

### Property Info

Covered Area	<b>346</b>
Furnishing	<b>Furnished</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>465</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>54651</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2022</b>
Bathrooms	<b>5+</b>

### Amenities

Aug 5, 2025

### Location

1/6

<https://index.cy/sale/4781825>



## Price: €1 970 000 + VAT

VAT for this property is **€254,734** or **€374,300**. 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>~€75 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 694.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€2 120 000 on Oct 26, 2024  
 €2 000 000 on Nov 5, 2024  
 €2 100 000 on Nov 27, 2024  
 €1 970 000 on Dec 6, 2024







