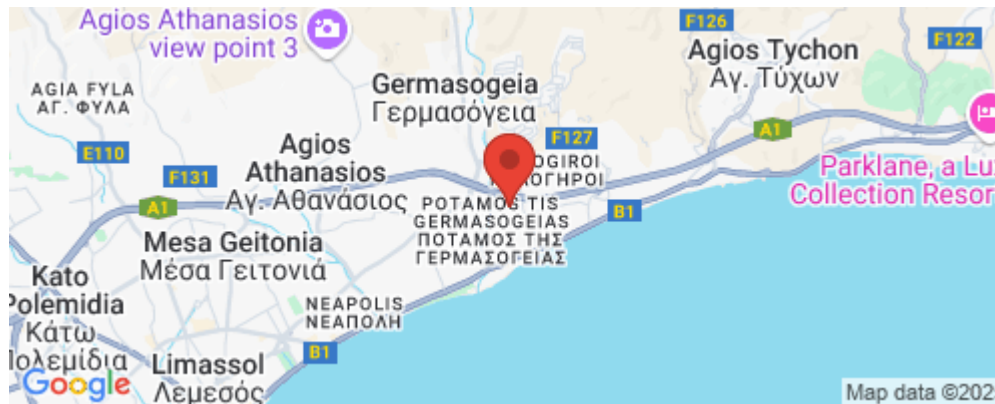


## 45m<sup>2</sup> Apartment for Sale in Limassol District

The apartment boasts an internal space of 45 m2, perfect for individuals or couples seeking a cozy living environment.



Situated in the vibrant Germasoyeia Tourist Area, this location offers an exciting blend of relaxation and entertainment. Residents can enjoy beautiful beaches, local shops, and diverse dining options, all just a short walk away. The area is famous for its lively atmosphere, making it an ideal choice for those who love being part of a dynamic community.

This apartment is designed with energy efficiency in mind, boasting an A rating. It features a central air conditioning system and underfloor heating, ensuring comfort throughout the year. Additionally, resi...

### Property Info

|                  |                                |
|------------------|--------------------------------|
| Covered Area     | <b>45</b>                      |
| Heating          | <b>Underfloor Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>          |

### Plot / Area Info

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

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>24562</b>     |
| Property type    | <b>Apartment</b> |
| Condition        | <b>Brand New</b> |

### Amenities

- Gym

### Location

Region: **Limassol**  
 Coordinates: **34.704909185873 / 33.093008561713**

## Price: €350 000 + VAT

VAT for this property is **€17,500** or **€66,500**. 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>€7 778.00/m<sup>2</sup></b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€350 000 on Nov 27, 2024



