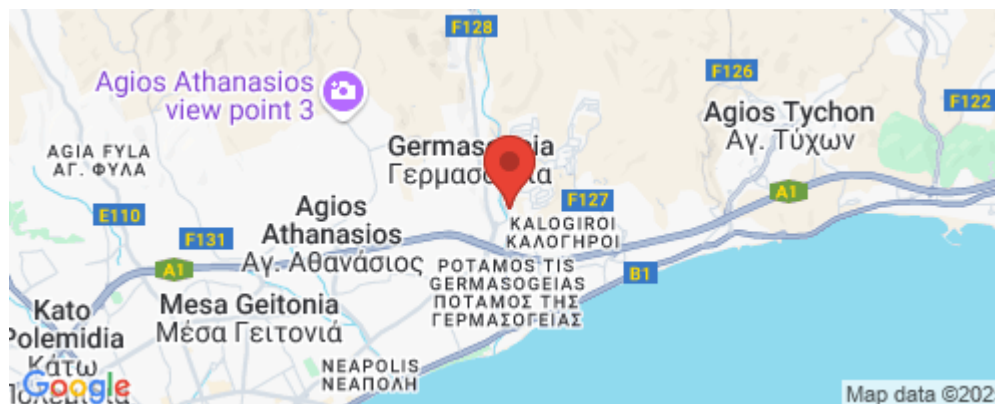


## 2 Bedroom Apartment for Sale in Germasogeia, Limassol District

Discover your future home in this contemporary apartment, currently under construction and set to be completed in 2025. Spanning 85 square meters of internal space, this modern residence is located on the third floor of a four-story building, which offers the convenience of an elevator for easy access.



This apartment boasts an energy efficiency rating of A, ensuring a sustainable and cost-effective living environment. Enjoy year-round comfort with a central air conditioning system and the luxury of underfloor heating throughout. The gated complex enhances your security and privacy, providing peace of mind for you and your family.

Residents can also take advantage of the beau...

### Property Info

Covered Area	<b>85</b>
Energy Efficiency	<b>A</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>54349</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Germasogeia  
**Coordinates:** **34.713372054271 / 33.090031277889**

Region: **Limassol**

## Price: €420 000 + VAT

VAT for this property is **€21,000** or **€79,800**. 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>€4 941.00/m<sup>2</sup></b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

## Price change history

€395 000 on Nov 29, 2024

€420 000 on Dec 20, 2024

