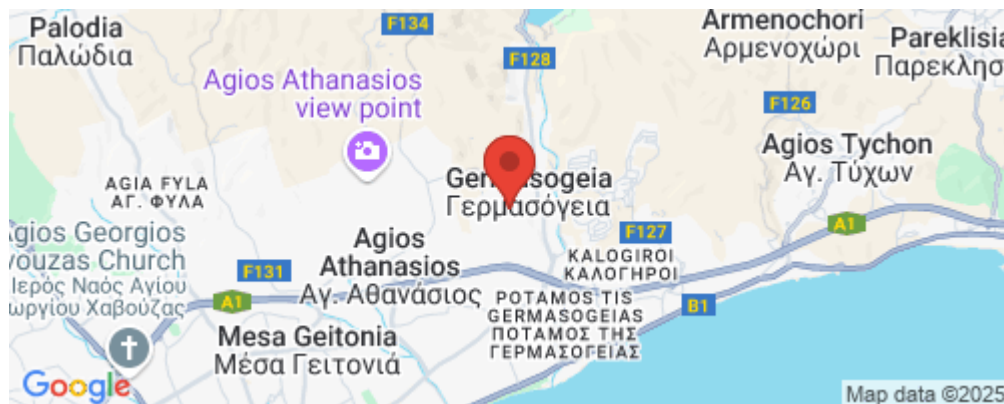


## 3 Bedroom House for Sale in Germasogeia, Limassol District

Located in the Paniotis hills lay, from where one can admire the star-filled nights and the mind-blowing daytime views of Limassol. An impressive project comprising a cluster of 6 luxury 3-bedroom maisonettes, each of which boasts an en-suite master bedroom for the ultimate comfort and privacy.



Situated only a few minutes' drive from downtown Limassol, it is still a place where you can feel the cool breeze drifting and live a peaceful life, nonetheless still capable of enjoying all the amenities that are nearby, such as various kinds of shops, top-class restaurants, traditional taverns and bars, schools and medical centers.

The interior of each residence is finished to the hi...

### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>217</b> |
| Energy Efficiency | <b>A</b>   |
| Heating           | <b>Yes</b> |

### Plot / Area Info

|           |            |
|-----------|------------|
| Plot area | <b>287</b> |
|-----------|------------|

### Additional info

|                  |                           |
|------------------|---------------------------|
| Reference Number | <b>35745</b>              |
| Property type    | <b>House</b>              |
| Condition        | <b>Under Construction</b> |
| Bathrooms        | <b>2</b>                  |

### Amenities

### Location

**Location:** Germasogeia Region: **Limassol**  
**Coordinates:** **34.7178831 / 33.0803077**

## Price: €1 150 000 + VAT

VAT for this property is **€107,210** or **€218,500**. 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>€5 300.00/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

€1 150 000 on Sep 22, 2023

