

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

Two bedroom apartment for sale in Columbia Area, Limassol.



This apartment will have total area of 132m<sup>2</sup> with 88m<sup>2</sup> of internal area and 20m<sup>2</sup> of covered veranda. The apartment will have outdoor swimming pool, covered parking, water underfloor heating, VRV air conditioning as standard, gym, sauna and it comes with new electrical products of Bosch.

Walking distance to the beach.

### Property Info

Covered Area	<b>88</b>
Floor Number	
Energy Efficiency	<b>A</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>48026</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Germasogeia  
 Coordinates: **34.68332107484 / 33.054763397406**

Region: **Limassol**

## Price: €650 000 + VAT

VAT for this property is **€32,500** or **€123,500**. 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>€7 386.00/m<sup>2</sup></b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
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## Price change history

€556 000 on Sep 21, 2023

€650 000 on Feb 9, 2024





