

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

Located in desirable hills of Limassol, the project comprises 7 luxuriously appointed 3 bedroom residences, which harmoniously blend with their natural surroundings. X

The project is within a short drive of award-winning sandy beaches, close to a plethora of shops, restaurants and other amenities, yet offer a serene environment and tranquillity.

Villa #4

Plot area 380 sq.m.

Internal area 136 sq.m.

Covered verandas 23 sq.m.

Uncovered veranda 22 sq.m.

Property Info	Plot / Area Info	Additional info
Covered Area	<b>158</b>	Reference Number
Covered Veranda	<b>22</b>	Property type
Uncovered Veranda	<b>28</b>	Condition
Energy Efficiency	<b>A</b>	Bathrooms

Amenities	Location	
• Parking	<b>Location:</b> Germasogeia <b>Coordinates:</b> 34.7227518 / 33.0845277	Region: <b>Limassol</b>

## Price: €1 050 000 + VAT

VAT for this property is **€59,943** or **€199,500**. 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 Price per SQM	<b>None</b> <b>€6 646.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€890 000 on Sep 22, 2023

€960 000 on Jun 27, 2025

€1 050 000 on Dec 3, 2025

