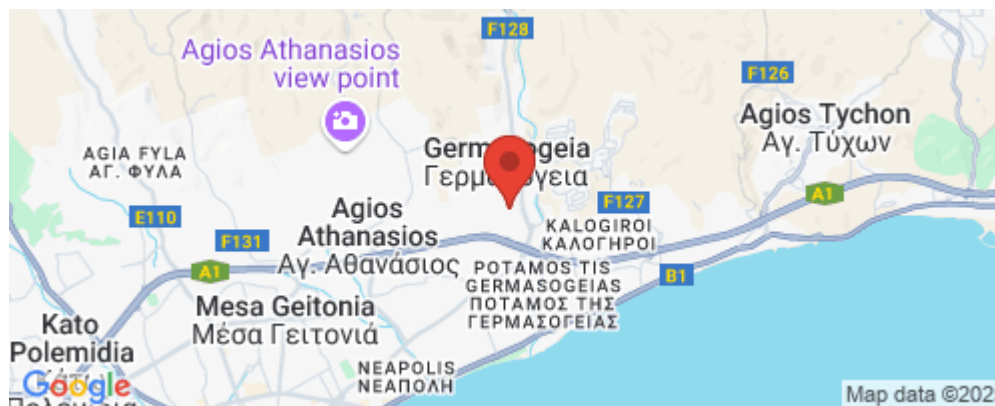


## 4 Bedroom House for Sale in Germasogeia, Limassol District

### THE PROJECT

It is located in the upmarket Germasogeia Green area - an area that is often sought out by the island's wealthy locals and real estate aficionados looking for exclusivity and class. A selection of 19 plots /19 custom made plans and exclusive design luxury villas.



### THE DETAILS

The development is home to 19 contemporary and spacious from 3- and 4-bedroom high-end luxury high-tech villas, ranging from 228 sq.m and more. Stunning features of these properties include large open verandas and terraces with panoramic, unobstructed views of the Mediterranean Sea and city scape. It is the true essence of ambiance and relaxation, all carefully designed to offer comf...

#### Property Info

Covered Area	<b>287</b>
Covered Veranda	<b>59</b>
Uncovered Veranda	<b>34</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Plot area	<b>579</b>
Pool	<b>Yes</b>
Parking	<b>No</b>

#### Additional info

Reference Number	<b>2351</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>4</b>

#### Amenities

- Balcony

#### Location

**Location:** Germasogeia  
**Coordinates:** **34.71356976028 / 33.084114555841**

Region: **Limassol**

## Price: €1 700 000 + VAT

VAT for this property is **€198,610** or **€323,000**. 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>€5 923.00/m<sup>2</sup></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

€1 700 000 on Sep 23, 2023  
 €1 500 000 on Oct 27, 2023  
 €1 700 000 on Mar 13, 2024

