

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

156 SQM Flat | Prime Seafront Location | Limassol



Unmatched Location: Situated at the heart of Limassol's seaside, directly in front of the sea.

Spacious & Bright: 156 SQM with generously lit rooms and abundant space.

Fully Renovated: Features a top-quality new electrical system, modern design, and high-end finishes.

Fully Furnished: Includes premium furniture and a large veranda perfect for relaxation or entertaining.

Convenience: Includes a spacious parking area.

No VAT: Clean title deed, ready for immediate transfer.

A must-see property offering luxury, comfort, and an unbeatable location.

Property Info	Plot / Area Info	Additional info
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Covered Area	<b>157</b>			Reference Number	<b>234438</b>
Floor Number	<b>2</b>			Property type	<b>Apartment</b>
Energy Efficiency	<b>A</b>	Parking	<b>Yes</b>	Bathrooms	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>				

**Amenities****Location****Location:** GermasogeiaRegion: **Limassol**Coordinates: **34.707492355323 / 33.086331643658**

## Price: €445 000 + VAT

VAT for this property is **€25,028** or **€84,550**. 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>~€14 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 834.00/m²</b>		

## Representative: MySpace

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## Price change history

€445 000 on Jan 28, 2025





