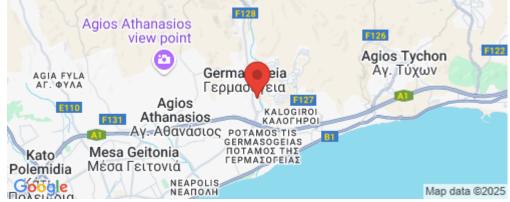
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#### **1** Bedroom Apartment for Sale in Germasogeia, Limassol District

For sale: a modern 1-bedroom apartment, currently under construction, designed for comfortable living in the vibrant area of Germasogeia. With a spacious internal area of 58 m2, this apartment is perfect for individuals or couples seeking a stylish retreat.



Situated on the fifth floor of a six-story building with an elevator, it offers easy access and convenience. The apartment features an energy efficiency rating of A+, ensuring reduced energy costs while contributing to a sustainable lifestyle.

Residents will enjoy a range of amenities, including a communal swimming pool and a fully equipped gym, making it easy to maintain an active lifestyle. The gated complex provides ad...

Property Info		Plot / Area Info	D	Additional info	
Covered Area	58			Reference Number	28734
Furnishing	Unfurnished	Pool	Yes	Property type	Apartment
Heating	Underfloor Heating, Yes	Parking	Covered, Yes	Condition	<b>Brand New</b>
Air Conditioning	All rooms, Yes			Bathrooms	1
Amenities	Location				
• Gym	Location: Germasogeia Coordinates: 34.715164 / 33.087856	Region: <b>Limass</b> e	ol		



#### Price: €437 000 + VAT

VAT for this property is €21,850 or €83,030. 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	Excluded	Title transfer fee Price per SQM	None €7 534.00/r	n <sup>2</sup> Common expenses	None
Repres	entative: FOX				
Registratio	n number	488	Email	info@foxrealty.com.cy	
License nu	mber	344/E	Legal name	FOX Smart Estate Agency Network Ltd	
Phone: +3	5726940150, +35725267777, +	-35725760781			

#### **Price change history**

€437 000 on Mar 11, 2025

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