

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

Discover the epitome of luxury living at the prestigious Sunrock Residences in the lively Germasogeia area, Limassol. Currently under construction and priced from €829,000, this two bedroom apartment offers stunning sea views and is located in a charming area, perfect for those who desire a peaceful and serene yet convenient lifestyle.



### Property Highlights:

- Internal Covered area: 96 m2,
- Covered Veranda: 21 m2,
- Roof Garden: 40 m2
- Total area: 117 m2,
- 2 bedrooms,
- 2 bathrooms (showers)
- Open-plan kitchen, free standing kitchen island
- Unobstructed Sea and Mountains View,

...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	116			Reference Number	<b>Sunrock_16</b>
Covered Veranda	21			Property type	<b>Apartment</b>
Floor Number	3			Condition	<b>Under Construction</b>
Furnishing	<b>Partially furnished</b>	Pool	<b>Common, Yes</b>	Construction Year	<b>2025</b>
Floor Type	<b>Ceramic</b>	Parking	<b>Covered, Yes</b>	Bathrooms	<b>2</b>
Energy Efficiency	<b>A</b>			View	<b>Mountains view, Sea view</b>
Heating	<b>Underfloor Heating, Yes</b>			Complex	<b>Sunrock Residences</b>
Air Conditioning	<b>All rooms, Yes</b>			Developer	<b>Sunrock Residences</b>

### Amenities

- Alarm
- Balcony
- Elevator
- Fireplace
- Garden
- Pool
- Storage room

### Location

**Location:** Germasogeia      Region: **Limassol**  
**Coordinates:** **34.72362 / 33.06897**

## Price: €829 000 + VAT

VAT for this property is **€41,450** or **€157,510**. 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>€7 147.00/m<sup>2</sup></b>		

## Representative: Sunrock Residences

Registration number	<b>N/A</b>	Email	<b>sales@sunrockresidences.com</b>
License number	<b>N/A</b>	Legal name	<b>N/A</b>
Phone: <b>+35794009999, +35794008888</b>			

## Price change history

€829 000 on Mar 11, 2025













