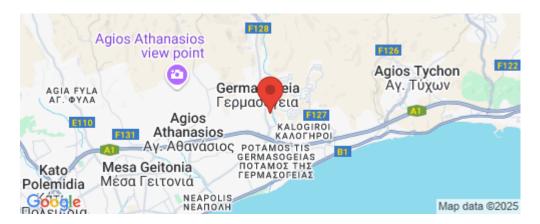


3 Bedroom House for Sale in Germasogeia, Limassol District

Three Bedroom Villa For Sale in Germasogeia, Limassol



Discover the pinnacle of luxury in this exclusive 3-floor hi-tech villa on the border of Kalogiri and Mesovounia, Germasogeia, just 1 km from the beach and vibrant tourist area.

With a spacious 299.99m2 interior, expansive roof garden, covered verandas, and private parking for two, this villa offers an unrivaled living experience. The plot consists of 671m2. Featuring 3 bedrooms, an office, 5 bathrooms, an elevator, a swimming pool, and a BBQ area, every detail is designed for comfort and sophistication.

Built to Energy Efficiency Class A standards, it boasts a VRV air conditioning system, underfloor heating, a sma...

| Property Info | | Plot / Area Inf | o | Additional info | |
|-------------------|-----|-----------------|--------------|------------------|---------------------------|
| Covered Area | 300 | Plot area | 671 | Reference Number | 54988 |
| | | | | Property type | House |
| Energy Efficiency | N/A | Pool | Yes | Condition | Under Construction |
| Air Conditioning | No | Parking | Covered, Yes | Bathrooms | 5+ |

Amenities Location



Location: Germasogeia

Region: **Limassol**

Coordinates: **34.715164** / **33.087856**



Price: €1 780 000 + VAT

VAT for this property is **€213,600** or **€338,200**. 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.

3/4

| VAT E | Evaluated | Title transfer fee None | Common ovnoncos None |
|--------------|-----------|--------------------------------|---|
| | Excluded | Price per SOM €5 933. | .00/m ² Common expenses None |

Representative: NCH Real Estate

| Registration number | 1146 | Email | info@nchrealestate.com |
|---------------------|-------|------------|------------------------|
| License number | 571/E | Legal name | N/A |

Phone: **+35722424203**, **+35777770532**

Price change history

€1 780 000 on Mar 12, 2025





