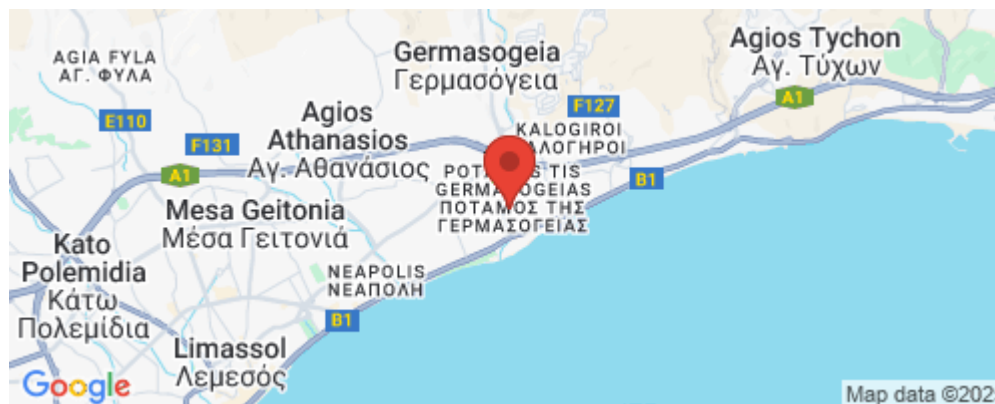


## 3 Bedroom House for Sale in Germasogeia, Limassol District

A remarkable opportunity presents itself with this first-floor apartment for sale in the desirable area of Germasogeia. Boasting a generous total area of 152.60 sq.m., with covered verandas spanning 41.40 sq.m. and uncovered verandas of 49.10 sq.m., this property offers ample space for luxurious living. The apartment features three bedrooms, three bathrooms, a modern kitchen, and a spacious living room, providing comfort and convenience. Additionally, one closed parking space is included. Air conditioning ensures a pleasant atmosphere throughout the property, while the energy certificate rating of A highlights its efficiency. Situated in close proximity to the sea, seaside promenades, a v...



### Property Info

Covered Area	<b>152.6</b>
Floor Number	<b>1</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number	<b>929628</b>
Property type	<b>House</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Germasogeia

**Coordinates:** **34.700086534936 / 33.088974952698**

**Region:** **Limassol**

## Price: €2 560 000 + VAT

VAT for this property is **€132,716** or **€486,400**. 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>~€99 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€16 842.00/m<sup>2</sup></b>		

## Representative: Century 21

Registration number	<b>1141</b>	Email	<b>info@c21cy.com</b>
License number	<b>110/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35725267979</b>			

## Price change history

€2 560 000 on Mar 23, 2025





