

1 Bedroom Apartment for Sale in Germasogeia, Limassol District

A one bedroom apartment within a contemporary residential project in Potamos Germasogeias tourist area of Limassol, just 600 meters from the beach. It is conveniently located within walking distance to all necessary city amenities, yet tucked away from the hustle and bustle of the seafront road.



Characteristics of the apartment:

- open plan kitchen and living area;
- 1 bedroom;
- 1 bathroom;
- private parking space;
- private storage.

A contemporary residential project in Potamos Germasogeia tourist area of Limassol, just 600 meters from the beach. It is conveniently located within walking distance to all necessary ...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|-------------------------|------------------|-----------------------------|------------------|--------------------|
| Covered Area | 66 | | | | |
| Covered Veranda | 11 | | | Deference Number | 2515 |
| Floor Number | 4 | Pool Parking | Common, Yes Covered, Yes | Reference Number | 3515 |
| Total Number of Floors | 4 | | | Property type | Apartment |
| Energy Efficiency | A | | | Condition | Under Construction |
| Heating | Underfloor Heating, Yes | | | Bathrooms | 1 |
| Air Conditioning | All rooms, Yes | | | | |

| Amenities | Location | | | |
|-----------|--|-------------------------|--|--|
| • Parking | Location: Germasogeia | Region: Limassol | | |
| • Parking | Coordinates: 34.703491231698 / 33.094457391454 | | | |



Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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 Ex | Eveluded | Title transfer fee None | Common ovnonces None |
|--------|----------|-----------------------------|--|
| | Excluded | Price per SQM €6 667 | 7.00/m ² Common expenses None |

Representative: RealDeal Estates

| Registration number | 1311 | Email | info@realdeal.cy |
|---------------------|-------|------------|---|
| License number | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |

Phone: **+35725255505**, **+35794001333**

Price change history

€440 000 on Apr 8, 2025





























