

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

Located perfectly for easy access to both highway to Larnaca and Paphos, but also to city center, beach area, mountains. Both sea view and mountain view available as it cover a full floor (the last floor) and a huge terrace with a private swimming pool and sun-beds. Everything is new from kitchen appliances to smart TV, AM, external rollout, heating, cooling, electric pannels on roof.

#### Property Info

Covered Area	<b>220</b>
Floor Number	<b>3</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>236324</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2023</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Germasogeia Region: **Limassol**

## Price: €690 000 + VAT

VAT for this property is **€65,236** or **€131,100**. 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>~€24 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 136.00/m<sup>2</sup></b>		

## Representative: MySpace

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License number	<b>1047</b>	Legal name	<b>MYSAPCE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€570 000 on Apr 11, 2025  
 €620 000 on Dec 16, 2025  
 €690 000 on Jan 24, 2026



