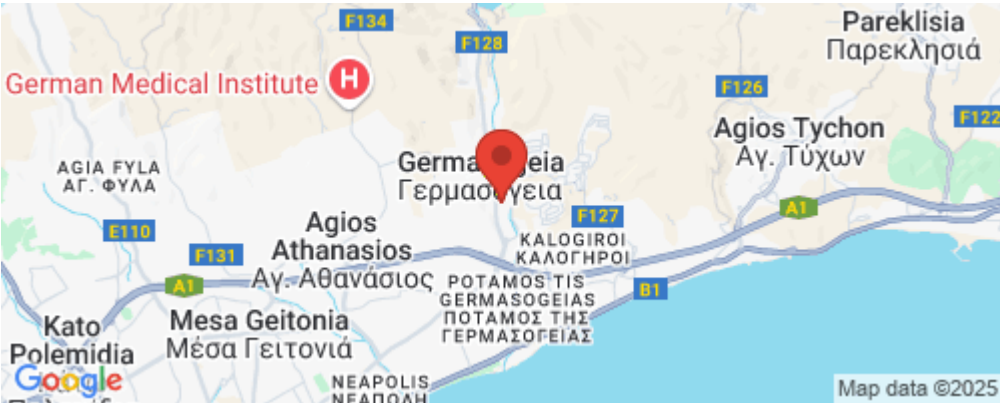


1 Bedroom Apartment for Sale in Germasogeia, Limassol District

Located in the heart of Germasogeia, this fully renovated top-floor apartment offers an ideal combination of comfort, convenience, and investment potential. Originally built in 2007 and fully renovated in 2021, it features 52m² of bright open-plan living space, leading onto a 10m² south-facing balcony overlooking the communal swimming pool.



The property includes a spacious bedroom filled with sunlight throughout the day, a large modern bathroom with a laundry area, double-glazed windows, a solar water heater, covered parking, and a private storage room.

Situated just 500m from all amenities, 1 minute from the highway, and only 4 minutes to the beachfront, the apartment is ...

Property Info		Plot / Area Info		Additional info	
Covered Area	52			Reference Number	29337
Furnishing	Furnished	Pool	Yes	Property type	Apartment
Heating	Central Heating, Yes	Parking	Covered, Yes	Condition	Pre-Owned
Air Conditioning	All rooms, Yes			Bathrooms	1
Amenities		Location			
• Balcony		Location: Germasogeia		Region: Limassol	
		Coordinates: 34.716592786216 / 33.087081176092			

## Price: €190 000 + VAT

VAT for this property is **€9,500** or **€36,100**. 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>~€4 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 654.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€190 000 on Apr 30, 2025

