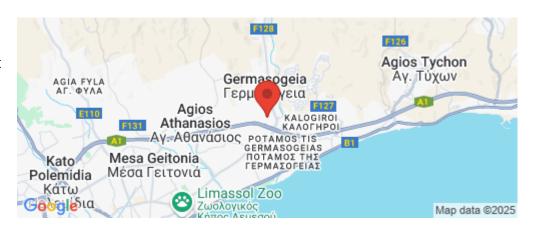


## 2 Bedroom Apartment for Sale in Germasogeia, Limassol District

This 2-bedroom duplex is housed in a small new-build block of only four 2-bedroom units in Germasogeia, one of the most desirable locations in Limassol. The quiet residential neighborhood is only 2km from the nearest organized sandy beach. All everyday amenities from banks and supermarkets to shops and restaurants are less than 1km from the property. In addition, easy access to the highway makes it an ideal base for commuters or regular travelers, as it is midway between the two airports in Larnaca and Pafos, both around 50km away.



The duplex configuration covers two floors: The ground floor is dedicated to two bedrooms, each with its own ensuite bathroom, while the first floor fea...

	Plot / Area Info		Additional info	
Covered Area 114 Air Conditioning All rooms, Yes	Parking	Covered, Yes	Reference Number	17652
			Property type	<b>Apartment</b>
			Condition	<b>Brand New</b>
			Bathrooms	3
			View	City view
		<b>114</b> Parking	Parking <b>Covered. Yes</b>	Reference Number Property type Covered, Yes  Reference Number Property type Condition Bathrooms

Amenities Location

• Guest WC Region: Limassol

Coordinates: **34.711359620475** / **33.084283254785** 



Price: €503 000 + VAT

VAT for this property is **€25,150** or **€95,570**. 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.

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VAT Excluded

Title transfer fee None

Price per SQM €4 412.00/m²

Common expenses None

## **Representative: Purple International Real Estate**

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058** 

## **Price change history**

€503 000 on May 17, 2025



































