

## 2 Bedroom Apartment for Sale in Germasogeia - Green Area, Limassol District

Introducing a brand new two-bedroom apartment on the first floor, available for delivery in June–July 2025. Thoughtfully designed for modern living, this property offers an internal area of 82 square metres and two bathrooms, including one en-suite. It also features two covered verandas totaling 25 square metres, bringing the total covered area to 107 square metres. The apartment is equipped with a VRV air conditioning system and a 1.8 kW solar panel setup, ensuring energy efficiency and year-round comfort. One of its most outstanding features is the breathtaking, uninterrupted sea view that can be enjoyed from both the living areas and verandas. Priced at €370,000 plus VAT, this apar... ✖

### Property Info

Covered Area	<b>107</b>
Covered Veranda	<b>25</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Pool	<b>No</b>
Parking	<b>Covered, Yes</b>

### Additional info

Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>
View	<b>Sea view</b>

### Amenities

- Air Conditioning
- Elevator
- Guest WC
- Parking
- Storage room

### Location

**Location:** Germasogeia - Green Area Region: **Limassol**  
 Coordinates: **34.72102 / 33.06829**

**Price: €370 000 + VAT**

VAT for this property is **€18,500** or **€70,300**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 458.00/m<sup>2</sup></b>		

**Price change history**

€370 000 on May 23, 2025





