

## 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€3 458.00/m²		

Price change history

€370 000 on May 23, 2025







