

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

For sale: Modern off-plan penthouse apartment in the sought-after area of Germasogeia, due for completion in 2026. This spacious residence offers an internal space of 161.4 m2, thoughtfully designed to provide both comfort and style.



The apartment features three large bedrooms and three contemporary bathrooms, ideal for families or those seeking extra space. Enjoy the convenience of a private elevator that opens directly to your penthouse, adding a sense of privacy and exclusivity.

Situated within a secure gated complex, this home includes advanced underfloor heating for year-round comfort. The building boasts modern design elements and quality finishes throughout.

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Property Info		Plot / Area Info		Additional info	
Covered Area Heating Air Conditioning	161 Underfloor Heating, Yes All rooms, Yes	Plot area Parking	291 Covered, Yes	Reference Numbe Property type Condition Bathrooms	Apartment Brand New 3

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Amenities Location

• Balcony Location: Germasogeia Region: Limassol

Coordinates: 34.7227518 / 33.0845277



Price: €1 300 000 + VAT

VAT for this property is €77,435 or €247,000. 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

Price per SQM €8 075.00/m²

Common expenses None

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

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## **Price change history**

€1 320 000 on May 30, 2025 €1 300 000 on Aug 9, 2025













