

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

For sale a unique 4-bedroom residence on the ground floor with a private garden (162m<sup>2</sup>), located on the 1st coastline in Germasogeia, Limassol. Real estate is not subject to VAT. The gated complex includes a gym, a conference room, an indoor heated swimming pool, a SPA area (including a sauna and hammam), underground parking and security. The residence has high ceilings, spacious layouts. Heating and air conditioning. All the necessary infrastructure for a comfortable life is within walking distance. 3 parking spaces (2 underground + 1 above ground). The storage room. Project Features: Underground parking Conference room and meeting room Internal overflow pool with heating and salt chlorinati...

### Property Info

Covered Area **823**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **158675**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **4**

### Amenities

#### Location

**Location:** Germasogeia Region: **Limassol**

## Price: €5 240 000 + VAT

VAT for this property is **€861,894** or **€995,600**. 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>€6 367.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

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## Price change history

€5 240 000 on Jun 5, 2025





