

### 1 Bedroom Apartment for Sale in Limassol - Agios Athanasios

One-bedroom apartment 205, with an internal area of 50 m<sup>2</sup>, is located on the second floor of a three-storey building.



A modern residential apartment building in the new developing and growing area of Germasogeia, in the District of Limassol, Cyprus.

This project consisting of 21 one- and two-bedroom apartments, featuring a swimming pool and a gym. The development offers sea views, spacious covered balconies, covered parking, storage rooms, and much more.

#### Features:

- ✓ Energy efficiency category A
- ✓ Outdoor pool with relaxation area
- ✓ Indoor gym
- ✔ Provision for air conditioning & heat pump split units in each bedroom & living room...

Property Info		Plot / Area II	nfo	<b>Additional info</b>	
Covered Area	64			Deference Number	7407
Covered Veranda	14			Reference Number	7497
		Pool	Common, Yes	Property type	Apartment
Floor Number	2		•	Condition	Under Construction
Total Number of Floors	3	Parking	Covered, Yes		
Energy Efficiency	Α			Bathrooms	1



#### Location

• Parking

**Location:** Limassol - Agios Athanasios Region: **Limassol** 

Coordinates: **34.71920747123** / **33.068514915362** 



Price: €259 900 + VAT

VAT for this property is €12,995 or €49,381. 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>	Eveluded	Title transfer fee	None	Common evnences	None
	Price per SQM	€4 061.00/m <sup>2</sup>	Common expenses	None	

## **Representative: RealDeal Estates**

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited

Phone: **+35725255505**, **+35794001333** 

# **Price change history**

€259 900 on Jul 8, 2025







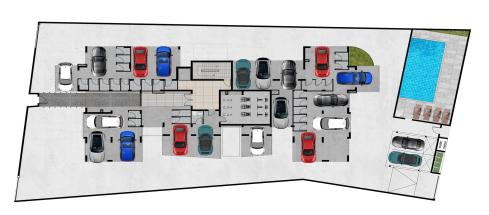












**GROUND FLOOR PLAN** 





SECOND FLOOR PLAN FLAT 205



Interal Area # 50 SQM Covered Veranda # 14 SQM