

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

Located in the prestigious Germasogeia area of Limassol, this stylish twobedroom apartment is part of an exclusive business+ class residential development, just 700 meters from the Mediterranean Sea.



Thoughtfully designed with contemporary architecture, natural wood accents, and large panoramic windows, the apartment offers bright open-plan living spaces that seamlessly combine comfort, privacy, and sophistication. Both bedrooms are generously sized, and the layout is ideal for modern coastal living.

Residents benefit from a wide range of premium amenities, including:

- Gated entrance and secure environment
- Covered parking and private storage room<...

| Property Info          |     | Plot / Area Info |              | <b>Additional info</b> |                    |
|------------------------|-----|------------------|--------------|------------------------|--------------------|
| Covered Area           | 104 |                  |              | Reference Number       | 7545               |
| Covered Veranda        | 21  |                  |              | Reference Number       | 7545               |
|                        |     | Pool             | Common, Yes  | Property type          | Apartment          |
| Uncovered Veranda      | 4   |                  | •            | , , , , ,              | •                  |
| Floor Number           | 1   | Parking          | Covered, Yes | Condition              | Under Construction |
| 1 1001 Nullibei        |     |                  |              | Bathrooms              | 2                  |
| Total Number of Floors | 4   |                  |              | Bacinoonis             | _                  |

Amenities Location



Parking

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

Coordinates: **34.703535333069** / **33.084179167685** 



Price: €730 000 + VAT

VAT for this property is €36,500 or €138,700. 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>E</b> | Excluded | Title transfer fee | None         | Common ovnensos | None |
|--------------|----------|--------------------|--------------|-----------------|------|
|              | Excluded | Price per SQM      | €7 019.00/m² | Common expenses | None |

## **Representative: RealDeal Estates**

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

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## **Price change history**

€730 000 on Jul 9, 2025















