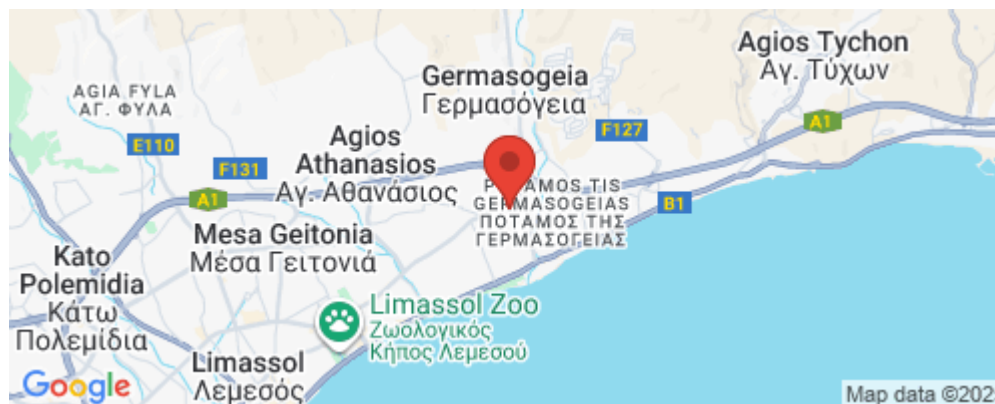


## 3 Bedroom Apartment for Sale in Germasogeia, Limassol District

Located in an exclusive business+ class residential development in the prestigious Germasogeia area of Limassol, this exceptional three-bedroom penthouse offers refined coastal living just 700 meters from the Mediterranean shoreline.



The residence features a spacious open-plan layout, high-quality finishes, expansive panoramic windows, and three generously sized bedrooms. The highlight of this property is the private rooftop garden, ideal for relaxing or entertaining while enjoying panoramic views of the city and sea. The rooftop area also offers the option of adding a private pool or outdoor kitchen, creating your own private retreat above the city.

Premium features and ame...

### Property Info

Covered Area	201
Covered Veranda	73
Uncovered Veranda	20
Floor Number	4
Total Number of Floors	4

### Plot / Area Info

Pool Common, Yes

### Additional info

Reference Number	7559
Property type	Apartment
Condition	Under Construction
Bathrooms	2

### Amenities

- Roof Garden

### Location

**Location:** Germasogeia  
**Coordinates:** 34.703535333069 / 33.084179167685

Region: **Limassol**

## Price: €2 400 000 + VAT

VAT for this property is **€205,254** or **€456,000**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11 940.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€2 400 000 on Jul 9, 2025





