

5 Bedroom House for Sale in Germasogeia, Limassol District

Sale of a villa in Germasogeya tourist area, Limassol, it's situated just 200 m from Dasudi beach. The villa was totally renovated in 2025. It consists of 3 levels. All rooms have underfloor heating and built-in VRV air conditioners. On the ground floor there is an entrance hall, a spacious living room with a fireplace, a large kitchen, a dining area and a guest toilet. On the second floor there are 3 bedrooms (en-suite). In the basement there is a living room, a gym, a laundry room, a room for a babysitter. A large area with a swimming pool, barbecue, lounge area and garden. There is also a guest house with 2 bedrooms on the plot. Covered parking, CCTV video surveillance.

Property Info		Plot / Area Info		Additional info		
Covered Area	496	Parking	Covered, Yes	Reference Number	163248	
Furnishing	Unfurnished			Property type	House	
Energy Efficiency	N/A			Condition	Pre-Owned	
Air Conditioning	All rooms, Yes			Bathrooms	5+	
Amenities		Location				
		Location: Germasogeia Region: Limassol				

## Price: €4 950 000 + VAT

VAT for this property is **€730,923** or **€940,500**. 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>~€194 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€9 980.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
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## Price change history

€5 700 000 on Jul 31, 2025  
 €4 950 000 on Oct 14, 2025  
 €5 700 000 on Oct 20, 2025  
 €4 950 000 on Nov 4, 2025

