

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

This villa is located within the Agios Athanasios municipality, in "Columbia" area. It is close to the supermarkets, has a very easy access to Kolonakiou Avenue and a direct access towards the highway. The house is built with quality materials and has a modern style. It consists of a basement, ground floor, first floor and a roof garden. From all the bedrooms on the first floor and from the roof garden the villa enjoys the views of the city of Limassol as well as the sea. Basement has a spacious bedroom which can be used as a guest room or maid's room, two storage rooms, living room and a private bathroom. Ground floor has a kitchen, a living room, a dinning area, guest ...



Property Info		Plot / Area Info		Additional info	
Covered Area	392			Reference Number	S128-1
Covered Veranda	122	Plot area	241	Property type	House
Floor Number	1		341	Condition	Pre-Owned
Total Number of Floors	1			Bathrooms	1

Amenities Location

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

Coordinates: 34.7035586 / 33.0731701



Price: €1 350 000 + VAT

VAT for this property is €184,179 or €256,500. 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 **Excluded** 

Title transfer fee ~€50 600.00

Price per SQM €3 444.00/m²

€3 444.00/m² Common expenses

None

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number

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## **Price change history**

€1 350 000 on Aug 26, 2025

































