

## 3 Bedroom Apartment for Sale in Germasogeia - Tourist Area, Limassol District

Reference ID: #SA32439 Price details: €950,000 Luxury top floor partial sea view apartment, 30 Meter walking distance to a sandy beach. Situated in the east area of Limassol, it is close to all amenities and offers both a relaxed and peaceful atmosphere, combined with Limassol's cosmopolitan lifestyle. The apartment offers bespoke design, crafted with high-end finishing such as marble, granite stones, real wood floors, open plan design kitchen, and living-room. Includes a guest w/c, 1 master bedroom with en-suite bathroom and a large glazed walk-in closet, 2 additional double bedrooms with en-suite bathrooms, and a large outdoor veranda, accessed from the living room area via fully foldin...

### Property Info

Covered Area	<b>157</b>
Covered Veranda	<b>25</b>
Floor Number	<b>5</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>No</b>
Parking	<b>Uncovered, Yes</b>

### Additional info

Reference Number	<b>SA32439</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>4</b>

### Amenities

- Storage room

### Location

**Location:** Germasogeia - Tourist Area      Region: **Limassol**  
**Coordinates:** **34.698047169522 / 33.096909765021**

## Price: €950 000 + VAT

VAT for this property is **€53,430** or **€180,500**. 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>~€34 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 051.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: +35777000111			

## Price change history

€950 000 on Oct 19, 2023





