

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

For sale in Germasogeia, a stunning villa offering 430 sq.m. of living space on a 408 sq.m. plot. This meticulously maintained property boasts 4 spacious bedrooms, 3 modern bathrooms, 2 fully equipped kitchens, and a comfortable living room. Additionally, it includes a closed parking space.

The villa features central heating, air conditioning, and double-glazed windows, ensuring comfort year-round. Nestled in a prime location near the sea, seaside, mall, and city center, it offers breathtaking sea and mountain views. Unique amenities include a relaxing jacuzzi, electric appliances, a well-organized storage area, and an internal staircase. The beautifully landscaped garden enhances ...

### Property Info

Covered Area	<b>430</b>
Uncovered Veranda	<b>160</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>408</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>237426</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>3</b>

### Amenities

### Location

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

## Price: €995 000 + VAT

VAT for this property is **€140,457** or **€189,050**. 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 Price per SQM	<b>~€36 400.00</b> <b>€2 314.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
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## Price change history

€995 000 on Oct 21, 2025









