

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

Reference ID: #SA25937 Price details: €495,000 Apartment for sale, located In the heart of the Tourist area, 50 m from the sea – near METRO and LIDL supermarkets. Walking distance to all necessary amenities – restaurants, 24hr bakery, luxury and souvenir shops, bars, cinema, luna-park, pharmacy, hairdressing saloon, bus stop. Very easy access to the motorway. Complex facilities: Security remote control entrance, gated secured spacious complex 2 swimming pools (for adults and for children) with outdoor toilets and showers and BBQ facilities Landscape design (garden, grass and trees) Apartment description: 2 bedrooms with installed cupboards 2 bathrooms (1 bathroom and 1 shower room) Spac...



### Property Info

Covered Area	<b>139</b>
Covered Veranda	<b>20</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

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

### Additional info

Reference Number	<b>SA25937</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Germasogeia - Tourist Area

Region: **Limassol**

Coordinates: **34.70328909912 / 33.105390175226**

## Price: €495 000 + VAT

VAT for this property is **€24,750** or **€94,050**. 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	<b>~€16 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 561.00/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

€445 000 on Oct 19, 2023

€495 000 on Oct 20, 2023





