

## 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 complex2 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... X

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>139</b>			Reference Number	<b>SA25937</b>
Covered Veranda	<b>20</b>			Property type	<b>Apartment</b>
Furnishing	<b>Furnished</b>	Pool	<b>Yes</b>	Condition	<b>Pre-Owned</b>
Energy Efficiency	<b>N/A</b>	Parking	<b>No</b>	Bathrooms	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>				

Amilities	Location	Region
• Storage room	<b>Location:</b> Germasogeia - Tourist Area Coordinates: <b>34.70328909912 / 33.105390175226</b>	<b>Limassol</b>

## 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 Price per SQM	<b>~€16 400.00</b> <b>€3 561.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€445 000 on Oct 19, 2023

€495 000 on Oct 20, 2023





