

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

Sale of a villa in Germasogeia tourist area, Limassol. The villa is situated just minutes walking distance to the beach. It consists of 2 levels – first level consists of kitchen, dinig area, living area, guest toilet and 1 bedroom, second level consists of 4 bedrooms and 3 bathrooms. There are also underfloor heating, airconditioning in all rooms, parking space, storage room and big garden with swimming pool.

### Property Info

Covered Area **540**  
 Furnishing **Furnished**  
 Energy Efficiency **N/A**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **193736**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **4**

### Amenities

#### Location

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

## Price: €3 500 000 + VAT

VAT for this property is **€528,889** or **€665,000**. 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>~€136 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 481.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
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## Price change history

€3 500 000 on Dec 17, 2025

