

### 3 Bedroom Apartment for Sale in Germasogeia, Limassol District

Set in the prestigious Columbia area of Germasogeia, this upcoming boutique residential project is designed for those who appreciate privacy, quality, and a refined urban lifestyle. The neighborhood is known for its established character, greenery, and low-density development, while offering effortless access to Limassol's business districts, beaches, schools, and everyday amenities. The project features a carefully limited collection of just eleven residences, ensuring a sense of exclusivity and calm. The offering includes well-designed one- and two-bedroom apartments, complemented by a standout three-bedroom penthouse with a private swimming pool — a rare feature that elevates...



#### Property Info

Covered Area	<b>181</b>
Covered Veranda	<b>41</b>
Uncovered Veranda	<b>1</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>16021</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>4</b>

#### Amenities

- Parking

#### Location

**Location:** Germasogeia                      Region: **Limassol**  
**Coordinates:** **34.706292 / 33.084656**

**Price: €1 091 100 + VAT**

VAT for this property is **€80,717** or **€207,309**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 028.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€1 091 100 on Jan 20, 2026









