

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

For sale a unique 3-bedroom residence located on the 1st coastline in Germasogeia, Limassol. Real estate is not subject to VAT. The gated complex includes a gym, conference room, heated indoor pool, SPA area (including sauna and hammam), underground parking and security. The residence has high ceilings, spacious layouts. Heating and air conditioning. All the necessary infrastructure for a comfortable life is within walking distance. Underground parking space. The storage room. Project Features: Underground parking Conference room and meeting room Internal overflow pool with heating and salt chlorination system Gym (fully equipped) Security and monitoring of public areas Water softening system Pho...

#### Property Info

Covered Area **190**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **198816**  
 Property type **Apartment**  
 Condition **Under Construction**  
 Bathrooms **3**

#### Amenities

#### Location

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

## Price: €2 487 000 + VAT

VAT for this property is **€197,651** or **€472,530**. 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>€13 089.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

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## Price change history

€2 487 000 on Jan 21, 2026



