

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

Set within a gated residential complex in the quiet tourist area of Germasogeia, Limassol, this two-level townhouse offers a comfortable blend of privacy, functionality, and modern living in one of the city's most sought-after coastal locations. ✖

The layout is thoughtfully arranged across two levels, creating a natural separation between living and private spaces. The ground floor features a spacious living area, a well-positioned kitchen, a guest WC, and direct access to a veranda, forming a relaxed setting for everyday living. Upstairs, two well-proportioned bedrooms and a bathroom provide comfortable accommodation, ideal for both residents and guests.

The property is fully...

### Property Info

Covered Area	<b>119</b>
Covered Veranda	<b>20</b>
Furnishing	<b>Furnished</b>
Heating	<b>Autonomous Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

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

### Additional info

Reference Number	<b>16952</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Germasogeia                      Region: **Limassol**  
**Coordinates:** **34.699735 / 33.086759**

## Price: €515 000 + VAT

VAT for this property is **€25,750** or **€97,850**. 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>~€17 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 328.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€515 000 on Apr 1, 2026











