

## 3 Bedroom Apartment for Sale in Germasogeia - Tourist Area, Limassol District

Nestled along the sandy coastline of Limassol lies a luxurious beachfront destination that exudes elegance and understated glamour. The residences are finished to the highest standard, prioritizing security to ensure that residents own an asset that is protected wherever they might be in the world. The collection has the look and feel of a private members' club, an exclusive enclave tucked away from the bars, restaurants, boutiques, and nightlife of Limassol.

Designed by Parisian aesthete Thierry Lemaire, the apartments, inspired by the art deco influences, feature muted tones of marble and wood, complemented by glimmers of copper and gold tones that mimic the effect of the Cyprus...

### Property Info

|                        |                                |
|------------------------|--------------------------------|
| Covered Area           | <b>190</b>                     |
| Covered Veranda        | <b>36</b>                      |
| Floor Number           | <b>5</b>                       |
| Total Number of Floors | <b>7</b>                       |
| Furnishing             | <b>Unfurnished</b>             |
| Heating                | <b>Underfloor Heating, Yes</b> |
| Air Conditioning       | <b>All rooms, Yes</b>          |

### Plot / Area Info

### Additional info

|                  |                           |
|------------------|---------------------------|
| Reference Number | <b>5973</b>               |
| Property type    | <b>Apartment</b>          |
| Condition        | <b>Under Construction</b> |
| Bathrooms        | <b>3</b>                  |

### Amenities

### Location

**Location:** Germasogeia - Tourist Area Region: **Limassol**  
**Coordinates:** **34.697916 / 33.096577**

## Price: €2 589 801 + VAT

VAT for this property is **€205,821** or **€492,062**. 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>€13 631.00/m<sup>2</sup></b> |                 |             |

## Representative: Cyprus Sotheby's International Realty

|  |              |            |                                       |
|--|--------------|------------|---------------------------------------|
| Registration number                      | <b>1013</b>  | Email      | <b>info@cyprus-sothebysrealty.com</b> |
| License number                           | <b>517/E</b> | Legal name | <b>ConceptRealty Ltd</b>              |
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## Price change history

€2 589 801 on Apr 9, 2026







