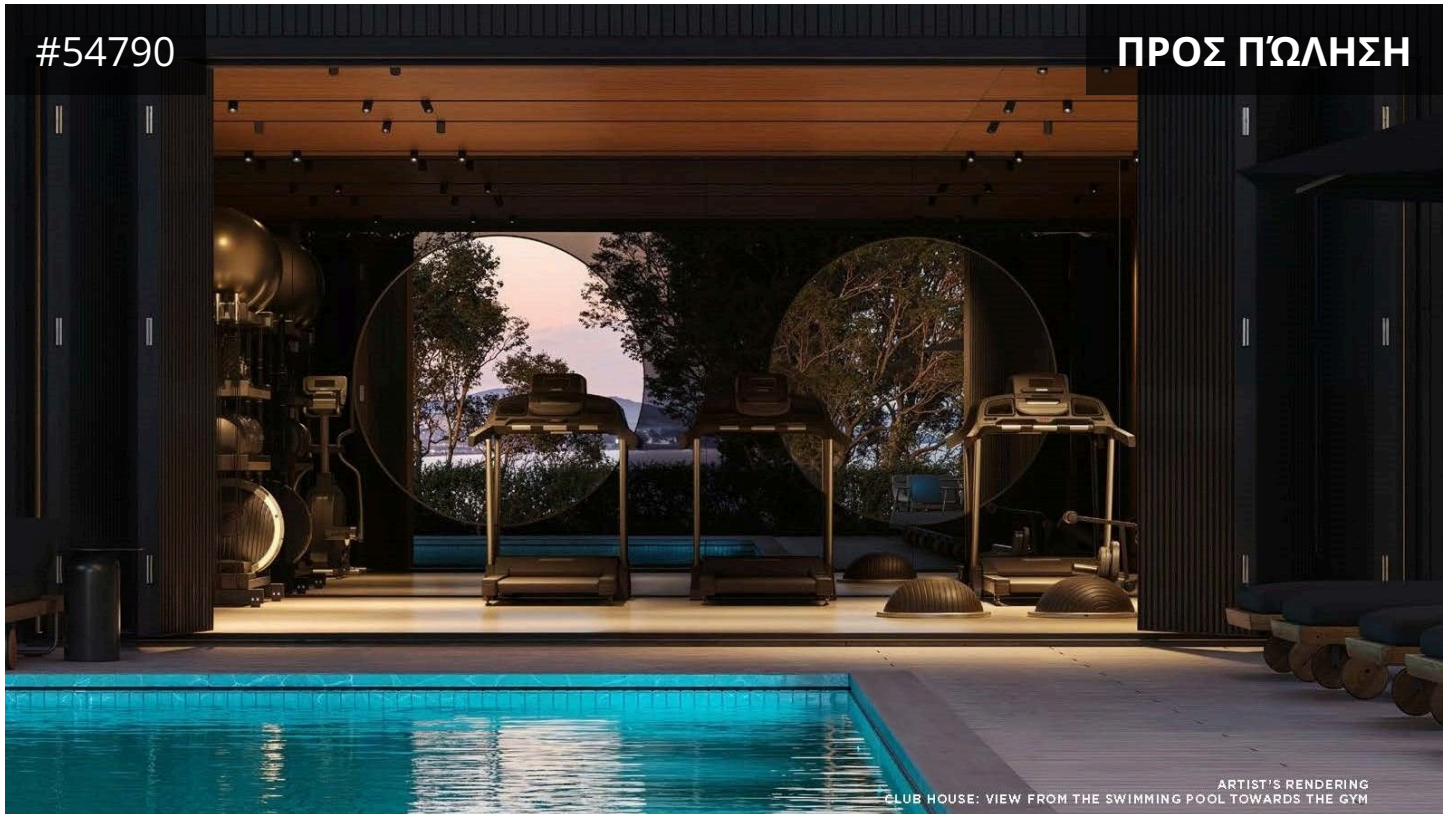


#54790

ΠΡΟΣ ΠΩΛΗΣΗ

ARTIST'S RENDERING  
CLUB HOUSE: VIEW FROM THE SWIMMING POOL TOWARDS THE GYM

## Limassol, Germasogeia

53 m<sup>2</sup> Εμβαδόν | 1 Υπνοδωμάτιο | 1 Μπάνιο

## Περιγραφή

€305,000 +ΦΠΑ

Introducing a modern apartment for sale in the highly sought-after area of Germasogeia.

This off-plan property will be completed in 2026 and offers an efficient internal space of 53 m<sup>2</sup>, a covered veranda of 14m<sup>2</sup> and a garden of 174m<sup>2</sup>. Located on the first floor of a two-story building, this charming apartment features one bedroom and one bathroom, making it ideal for both singles and couples.

Germasogeia is known for its beautiful surroundings, vibrant lifestyle, and excellent amenities. Residents will enjoy a variety of local shops, restaurants, and cafes, along with easy access to stunning beaches and scenic walking paths. The area's welcoming community and rich culture make it a perfect place to call home.

This apartment is part of a secure gated complex that provides added

ΤΥΠΟΣ	Apartment
ΥΠΝΟΔΩΜΑΤΙΑ	1
ΜΠΑΝΙΑ	1
ΕΜΒΑΔ'ΟΝ	53 m <sup>2</sup>
ΚΑΤΑΣΤΑΣΗ	Off plan
ΈΤΟΣ ΚΑΤΑΣΚΕΥΗΣ	2026



### Andreas Kypreos Real Estate Agent

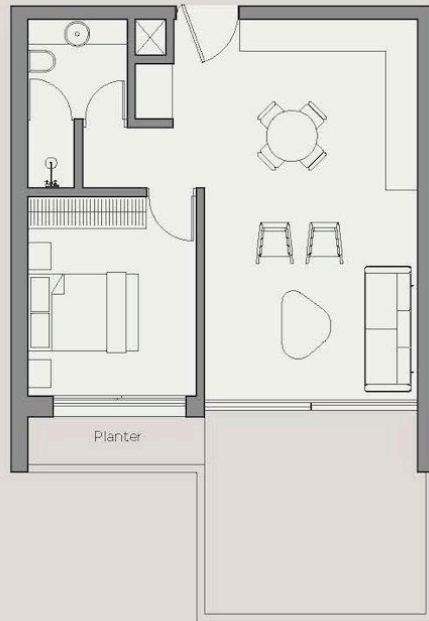
(+357) 97766062

andreas@nchrealestate.com

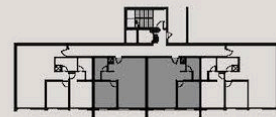


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## 1 Bedroom Apartment

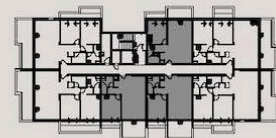
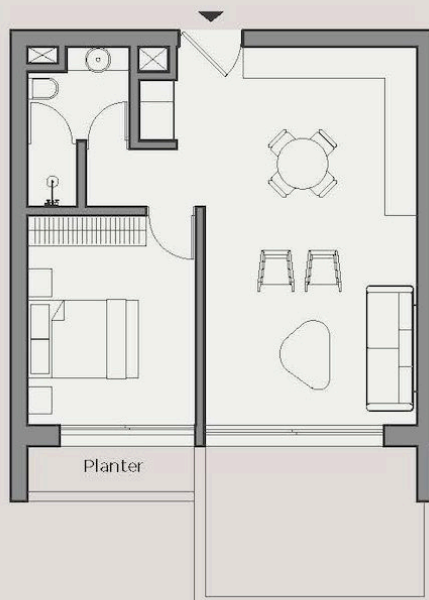


Additional garden area (ground floor only)	31-124m <sup>2</sup>
Internal area	53-54m <sup>2</sup>
External covered areas	8-14m <sup>2</sup>
Other Areas	6-11m <sup>2</sup>
Total Covered Area	68-78m <sup>2</sup>
Total Areas	68-202m <sup>2</sup>
Bedrooms	1
Bathrooms	1
Storage room	1



**TYPE A: BLOCK A, BLOCK B**

Living / Kitchen	3.85 x 6.80m
Bedroom 1	3.05 x 3.60m



**TYPE B: BLOCK C**

Living / Kitchen	4.35 x 6.85m
Bedroom 1	3.05 x 3.80m

All dimensions and square metres are approximate and subject to normal construction variances and tolerances. Exact layouts and sizes may vary. The dimensions are not intended to be used for appliance sizes or items of furniture. Furniture layouts are indicative only. Kitchen layout indicative only. To increase legibility these plans have been sized to fit the page, therefore each plan may be at a different scale to others within this brochure.