

3 Bedroom Villa in Germasogeia, Limassol

For Sale : **€ 680,000**

Description
Situated in the prestigious area of Germasogeia, this elegant villa presents a rare opportunity to own a contemporary residence with no VAT, combining sophisticated design, generous outdoor spaces, and panoramic sea and city views. Set on a 372 sq.m. plot in one of Limassol's most desirable residential locations, the property offers privacy, comfort, and exceptional lifestyle appeal.

Designed across three levels, the villa offers 145 sq.m. of internal living space, complemented by a 9 sq.m. covered veranda, 6 sq.m. uncovered veranda, and an impressive 68 sq.m. private roof garden, bringing the total area to 225 sq.m. The architecture blends modern elegance with practical functionality, creating a home ideal for both everyday living and entertaining.

The ground floor features a bright open-plan living and dining area seamlessly connected to the kitchen, along with a guest toilet, an additional exit, and direct access to the landscaped garden yard. The second floor accommodates three well-appointed bedrooms and three bathrooms, offering privacy and comfort for family living. Crowned by a spacious private roof garden, the third level provides a spectacular setting to enjoy uninterrupted sea and city views — perfect for outdoor relaxation, entertaining, or sunset evenings.

With its premium location, thoughtfully designed layout, and outstanding rooftop lifestyle feature, this villa offers an exceptional opportunity as a primary residence, holiday home, or investment in the heart of Limassol. A rare no-VAT property combining elegance, views, and enduring value.

Details

Property Type: **House**
Website

Status: **Available**

Unit Number: **Richmond villa 4A**

Main Features

Property Subtype: **Mansion/Villa**
Bathrooms: **3**

Construction Stage: **Resale**
Covered Parking: **2**

Bedrooms: **3**

Area

Internal Area: **145m²**
Covered Area: **154m²**
Total Area: **225m²**

Covered Verandas: **9m²**
Uncovered Area: **68m²**

Uncovered Verandas: **6m²**
Plot Area: **372m²**

Energy & Heating

Energy Efficiency Grade: **A**

Further Details

Secure Door, Private Swimming Pool, Storage Space, Air Condition

Gallery

















































