

# 3 Bedroom Apartment in Germasogeia, Limassol

For Sale : **€ 730,000**

**Description**
Discover a contemporary apartment within an exclusive residential development in the sought-after area of Germasogeia, Limassol. Combining modern architecture, premium specifications, and resort-style amenities, this residence offers an exceptional lifestyle opportunity for both homeowners and investors.

The apartment is part of a secure gated community designed to provide comfort, privacy, and convenience. Featuring spacious interiors, high-quality finishes, and energy-efficient construction, the residence has been thoughtfully designed to meet the demands of modern living. Large windows and generous verandas create bright, airy living spaces, while selected third-floor apartments enjoy beautiful sea views.

Residents benefit from a wide range of premium facilities, including a spectacular lagoon-style swimming pool, professionally landscaped gardens, children's playground, fully equipped fitness studio, and a luxurious SPA area. Advanced home automation systems, underfloor heating, and VRV air-conditioning ensure year-round comfort and convenience.

Ideally located, the development offers easy access to Limassol city centre, the beachfront, schools, shopping destinations, and all essential amenities, while two nearby green parks provide additional recreational opportunities and a tranquil environment.

Property Features
Prime location in Germasogeia, Limassol
Gated residential community with video surveillance
Spacious open-plan living areas
Large covered verandas
Sea view options from selected third-floor apartments
Multifunctional lagoon-style swimming pool
Landscaped gardens and recreational areas
Children's playground
SPA and wellness facilities
Fully equipped fitness studio
Underfloor heating
VRV air-conditioning system
Smart home automation
Class A Energy Efficiency
Private parking and storage facilities
Close to schools, shops, restaurants, and essential services
Adjacent to two green parks

An ideal choice for those seeking a luxurious residence or a high-potential investment in one of Limassol's most desirable residential locations.

## Details

Property Type: **Apartment**
Website
Status: **Available**
Unit Number: **202**

## Main Features

Property Subtype: **Standard Apartment**
Bedrooms: **3**
Floors Building: **3**
Construction Stage: **Off-plan**
Bathrooms: **3**
Construction Year: **2028**
Covered Parking: **1**

## Area

Internal Area: **112m²**
Storage: **3m²**
Covered Verandas: **34m²**
Total Area: **149m²**
Covered Area: **146m²**

## Energy & Heating

Energy Efficiency Grade: **A**

## Further Details

Secure Door, Common Swimming Pool, Storage Space, Air Condition, Sea View

# Gallery



