VIVO REALTY

64186456

EXCLUSIVE ONE BEDROOM APARTMENT IN GATED COMMUNITY IN GERMASOGIA LIMASSOL

Germasogeia, Limassol

€275,000

VIVO
REALTY

Overview

Specifications

Bedrooms	Bathrooms	Covered
1	1	50 m^2

Type	**Apartment**
Showers	**1**
Toilets	**1**
Covered veranda	**10 m^2**
Status	**Under construction**

Year of construction	**2026**
Furnished	**Unfurnished**
Structure	**Concrete**
Facade	**Concrete**
Energy efficiency rating	**A+**

Description

Contemporary Living in an Exclusive Gated Residential Development

Located in the prestigious and tranquil area of **Germasogeia, Limassol**, this exceptional 3d-floor 1-bedroom apartment offers a refined combination of contemporary design, generous outdoor living, premium specifications, and access to outstanding resort-style amenities.

The residence forms part of an exclusive gated development comprising just **five contemporary residential blocks**, thoughtfully arranged around a beautifully landscaped, **3,200 m^2 car-free courtyard**. Designed to provide privacy, comfort, and a sophisticated lifestyle, the development is an outstanding choice for both private residence and investment.

Property Features:

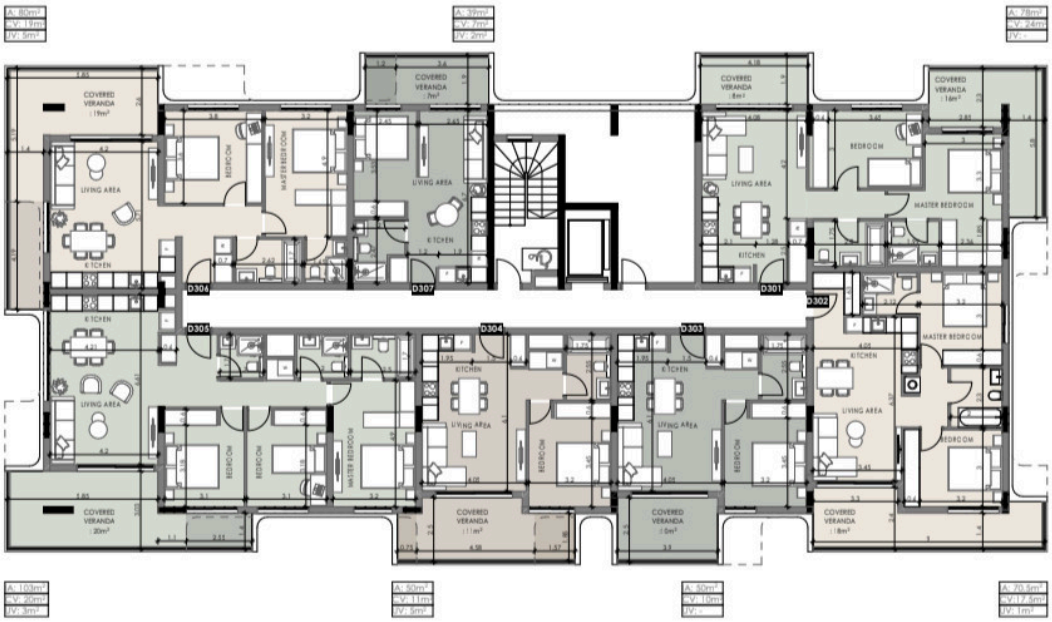
* **3d-floor apartment **
* **1 spacious bedroom**
* **1 modern bathrooms**
* **50.00 m^2 internal covered area**
* **10.00 m^2 covered verandas**
* **60.00 m^2 total covered area**
* Open-plan living and dining area
* Contemporary fitted kitchen
* Comfortable bedroom

Floor plans

block D. THIRD FLOOR

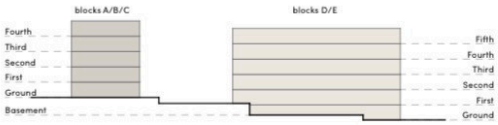
	BED-ROOMS	INTERIOR AREA M²	COVERED VERANDA M²	TOTAL AREA M²
D301	2	78.00	24.00	102.00
D302	2	70.50	17.50	88.00
D303	1	50.00	10.00	60.00
D304	1	50.00	11.00	61.00

	BED-ROOMS	INTERIOR AREA M²	COVERED VERANDA M²	TOTAL AREA M²
D305	3	103.00	20.00	123.00
D306	2	80.00	19.00	99.00
D307	ST	39.00	7.00	46.00



GROUND FLOOR

Number of parking spaces 31



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Additional information

Facilities

Aircondition, Central system
Childrens playground
Clubhouse
Elevator
Gated complex
Gym
Heating, Underfloor
Landscaped garden
Outdoor shower
Parking, Covered
Pool, Communal, overflow
Solar photovoltaic panels (provision)
Solar water heater
Storage

Features

24-hour security
Alarm system (provision)
Balcony
Barbeque
Bath
Bathroom underfloor heating
Bright
CCTV (provision)
Combined kitchen and dining area
Connected to electric mains
Courtyard
Cul de sac
Door screen
Double glazing
Easy access to highway
Easy access to main roads
Electric car charger
Elevated
En suite shower
Energy efficient doors/windows
Entrance gate
Entrance gate, automated
Entrance hall
Fireproof entrance doors
Fitted wardrobes
Floor-to-ceiling windows
Garden
Garden, large
High ceilings
Investment opportunity
Luxury specifications
Modern design
Mountain view
Municipal water/sewage
Near amenities
Near bus route
Next to green area
Open plan
Pool view
Pressurized water system
Quiet area
Shower
Shutters, electric (provision)
Smart home automation (provision)
Sound insulation
Spacious rooms
Suitable for work
Thermal insulation
Veranda

Distances

Amenities	Sea	Public transport
600 m	1 km	600 m

Schools
1 km

Contact us

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