


## **Penthouse in Germasogeia (close to the beach)**


Ref. No 1312





 Apartment


 Penthouse


 3 bedrooms


 4 bathrooms


 1 wc


 232m<sup>2</sup> internal

 80m<sup>2</sup> veranda

 411m<sup>2</sup> total

 15th floor

 2 parkings

 Completed

ASKING PRICE:

€ 4,725,000+VAT

Limassol, Germasogeia Tourist Area

[VIEW ON THE WEBSITE](#)

Luxury three-bedroom penthouse with panoramic sea, city and mountain views located in a private gated complex opposite the sea in the tourist area of Germasogeia, within walking distance to all kinds of amenities. Internal covered area 232 sq. m + covered veranda 80 sq. m + uncovered veranda 99 sq. m. It consists of an open-plan kitchen connected with a dining and living area, three bedrooms (each bedroom en-suite), a study room, a guest WC, covered and uncovered veranda. The apartment is fully furnished and equipped, with a central VRV air conditioning system, underfloor heating, smart house system, alarm system, parquet floor in bedrooms, double-glazed windows, intercom, solar panels for hot water, 2 parking and storage room. The complex has 24/7 security, concierge service, gym with panoramic sea views, massage rooms, SPA area, indoor/outdoor swimming pools, sauna and lounge area for the residents.

The price doesn't include VAT

### Main Features

Furniture: Furnished

Floor type: Parquet

Kitchen type: Open plan

Underfloor heating: Water

Energy efficiency: A

Construction year: 2022

Proximity: Near The Sea

Covered Parking: ✓

A/Cs: VRV System

## Additional Features

Luxury Fittings: ✓

Landscaped garden: ✓

Smart Home: ✓

Wifi: ✓

Study / Office: ✓

Server room: ✓

Walk-in Closet: ✓

En Suite Shower: ✓

Modern design: ✓

24-hour security: ✓

Security System: ✓

Balcony: ✓

Guest room: ✓

Store room: ✓

Guest WC: ✓

Under Ground Parking: ✓

## Specifications

Double Glazing: ✓

Open Plan Kitchen: ✓

Kitchen Top Granite/Marble: ✓

Intercom System: ✓

Pressurized Water System: ✓

Built in Cabinets: ✓

Fully Fitted Kitchen: ✓

Parquet Floor: ✓

Thermal insulation: ✓

Solar Panels for Hot Water: ✓

## Facilities

- Elevator: ✓
- Reception: ✓
- Gated Complex: ✓
- Electric Gates: ✓
- Fire Alarm: ✓
- Property Management: ✓
- Pool Bar: ✓
- Spa: ✓
- Jacuzzi: ✓
- Easy access to highway: ✓
- Emergency Exit: ✓
- Entrance Hall / Lobby: ✓
- Monitored Gate Access: ✓
- CCTV: ✓
- Irrigation System: ✓
- Gym: ✓
- Common Swimming Pool: ✓
- Sauna: ✓
- Relaxation area: ✓
- Easy access to main roads: ✓

## Views

- Front Sea View: ✓
- Mountain View: ✓
- South Site Direction: ✓
- Panoramic View: ✓
- City View: ✓
- West Site Direction: ✓



