

# For Sale, Apartment, Ground Apartment, Limassol, Germasogeia, 117m²

For Sale : **€ 609,000**

**Description**
Ultra-Luxury 2-Bedroom Smart Apartment for Sale in Germasogeia, Limassol
The Pinnacle of Elevated Coastal Living

Imagine coming home to a space that instantly relaxes you—where the breathtaking, unobstructed sea and city views meet the absolute peak of architectural innovation. This expansive 117m² total area residence in Germasogeia offers a seamless blend of sophisticated Italian design and state-of-the-art Smart Home Technology, delivering a lifestyle of unparalleled comfort.

Exquisite Design & High-Tech Comfort
The 96m² internal area features an open-plan Italian kitchen with a central island, flowing onto 25m² of covered and uncovered verandas. The layout includes two bedrooms with walk-in wardrobes, two designer bathrooms, and a fully equipped laundry block. Engineered for excellence, the home boasts Mitsubishi VRF air conditioning, underfloor heating, water softening systems, and acoustic silent ventilation.

World-Class Amenities & Security
Set within a sustainable, thermally insulated building with solar power, residents enjoy:
Wellness: A 40m infinity pool, indoor heated pool, full-cycle SPA (hammam, sauna, jacuzzi), and a professional gym with pilates equipment.
Leisure: Private cinema, fire pit, BBQ event area, and yoga decks.
Family: Montessori-inspired kids' facilities and a climbing trail.
Security: 24/7 guarded gates and ICTV monitoring.

Location & Connectivity
Perfectly positioned for effortless highway access and minutes from the vibrant Limassol Marina and Dasoudi Beach.

Contact G&P Lazarou Estate Agents today at +357 25024949 to arrange your private viewing!

## Details

Property Type: **Apartment**
Website
Status: **Available**
Unit Number: **105**

## Main Features

Property Subtype: **Ground Apartment**
Bathrooms: **2**
Covered Parking: **1**
Construction Stage: **Under Construction**
Kitchen Type: **Open Plan**
Bedrooms: **2**
Furnished: **Unfurnished**

## Area

Internal Area: **96m²**
Covered Area: **117m²**
Covered Verandas: **21m²**
Uncovered Verandas: **4m²**

## Energy & Heating

Heating Medium: **Underfloor Heating**
Energy Efficiency Grade: **A+**

## Further Details

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

# Gallery




















