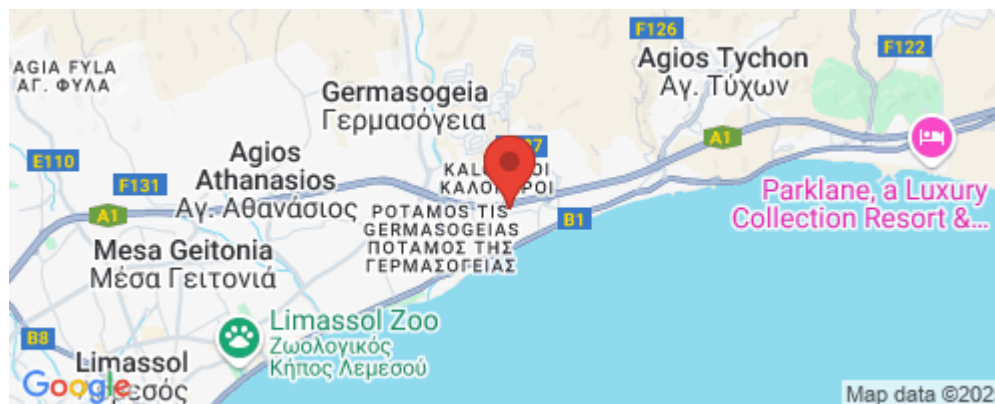


## 3 Bedroom Apartment for Rent in Potamos Germasogeias, Limassol District

Modern 3-Bedroom Apartment in Potamos Germasogeia, Limassol



Located on the 3rd floor of a brand-new building in the sought-after area of Potamos Germasogeia, this stylish apartment offers contemporary living with a touch of luxury. The property features three spacious bedrooms, a bright open-plan living and dining area, a fully equipped modern kitchen, and high-quality finishes throughout. Enjoy the convenience of nearby amenities, a short distance to the beach, and easy access to the vibrant city center. Perfect for families or investors seeking prime real estate in Limassol.

### Property Info

|                   |                       |
|-------------------|-----------------------|
| Covered Area      | <b>173</b>            |
| Covered Veranda   | <b>43</b>             |
| Floor Number      | <b>3</b>              |
| Energy Efficiency | <b>A</b>              |
| Air Conditioning  | <b>All rooms, Yes</b> |

### Plot / Area Info

|         |                    |
|---------|--------------------|
| Pool    | <b>Common, Yes</b> |
| Parking | <b>Yes</b>         |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>234293</b>    |
| Property type    | <b>Apartment</b> |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>3</b>         |

### Amenities

- Elevator

### Location

**Location:** Potamos Germasogeias  
**Coordinates:** **34.705912462464 / 33.101427203681**

Region: **Limassol**

## Price: €3 000 + VAT

VAT for this property is **€206** or **€570**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                             |                 |             |
|-----|-----------------|--------------------|-----------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€45.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€17.00/m<sup>2</sup></b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€3 000 on Jan 23, 2025

