

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

3-Bedroom Apartment - Potamos Germasogeias, Limassol



This elegant 3-bedroom apartment is situated in a premium residential complex in Potamos Germasogeias, just a short stroll from Dasoudi beach. Designed for modern family living, it offers generous interior spaces, high-quality construction, and a prime coastal location.

The apartment boasts a smart floor plan with spacious bedrooms, a large open-plan living and dining area, and a fully equipped kitchen with top European fittings. High ceilings (3.15 m), underfloor water heating, and a VRV climate control system ensure a comfortable living environment throughout the year. The expansive covered veranda creates a seamless i...

### Property Info

Covered Area	<b>128</b>
Covered Veranda	<b>17</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Pool  
Parking

**Common, Yes**  
**Covered, Yes**

### Additional info

Reference Number	<b>2565</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

Amenities	Location	
• Parking	<b>Location:</b> Potamos Germasogeias Coordinates: <b>34.703968 / 33.086266</b>	Region: <b>Limassol</b>

## Price: €1 262 000 + VAT

VAT for this property is **€63,100** or **€239,780**. 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 Price per SQM	<b>None</b> <b>€9 859.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€1 210 000 on Dec 14, 2023

€1 262 000 on Nov 14, 2025



