

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

The stunning, fully furnished 2-bedroom apartment is located in a gated complex on the 2nd floor, in a popular area of Potamos Germasogeia, 600m from Dasoudi Beach and Park, in a very quiet and peaceful neighborhood. The covered area is 121.1 sq.m including a covered veranda. The apartment consists of an open-plan kitchen connected to the living room, 2 bedrooms, 2 bathrooms. There are built-in wardrobes, luxury finishes, double-glazed windows, a fully equipped kitchen with appliances, an air conditioning system (VRV in the living room and split units Gree in the bedrooms), solar panels for hot water, underfloor heating (electrical), covered parking, and storage room. The complex comprise...



### Property Info

Covered Area	<b>121</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
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### Additional info

Reference Number	<b>6600</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2022</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Potamos Germasogeias Region: **Limassol**  
**Coordinates: 34.695649634366 / 33.078653694073**

## Price: €625 000 + VAT

VAT for this property is **€31,250** or **€118,750**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 165.00/m²</b>		

## Representative: MySpace

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

## Price change history

€750 000 on Jan 25, 2024  
 €690 000 on Apr 13, 2024  
 €625 000 on Aug 13, 2024











