

## 4 Bedroom House for Sale in Potamos Germasogeias, Limassol District

The property is a modern design and is located very near the sea.

There are 4 good sized bedrooms on the first floor with the master enjoying a private bathroom.

The ground floor consists of a large separate kitchen, living room and another bedroom which has a private bathroom.

There is also a roof garden with a small kitchenette.

Outside, there is a nice garden area on 2 sides of the property and a covered parking space in the front.



### Property Info

Covered Area  
Furnishing  
Air Conditioning

**214**  
**Unfurnished**  
**All rooms, Yes**

### Plot / Area Info

Plot area  
Parking

**301**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms  
View

**18911**  
**House**  
**Pre-Owned**  
**1**  
**City view**

### Amenities

- Garden

### Location

**Location:** Potamos Germasogeias  
Coordinates: **34.6997318 / 33.0873408**

Region: **Limassol**

## Price: €1 600 000 + VAT

VAT for this property is **€146,991** or **€304,000**. 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>~€60 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 477.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€1 300 000 on Feb 13, 2024

€1 600 000 on Jan 28, 2026





























