

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

Discover refined coastal living in the prestigious area of Germasogeia, one of Limassol's most desirable residential neighborhoods. This boutique development of just 12 exclusive apartments is designed for those who value privacy, elegance, and contemporary comfort. 

This spacious 3-bedroom apartment offers 104sqm of internal living space, thoughtfully designed to maximize natural light and functionality. It is complemented by a generous 28sqm covered veranda, perfect for outdoor dining and relaxation, as well as a 12sqm private green terrace that adds a refreshing touch of nature to your everyday living. The property also includes 1 covered parking space and a 3sqm private storag...

### Property Info

Covered Area **142**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **1140**  
 Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **31242**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Gym

### Location

**Location:** Potamos Germasogeias    Region: **Limassol**  
 Coordinates: **34.70251 / 33.084117**

## Price: €840 000 + VAT

VAT for this property is **€42,000** or **€159,600**. 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>€5 915.00/m<sup>2</sup></b>		

## Representative: FOX

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

€117 000 on Mar 1, 2024  
 €840 000 on Sep 20, 2025





