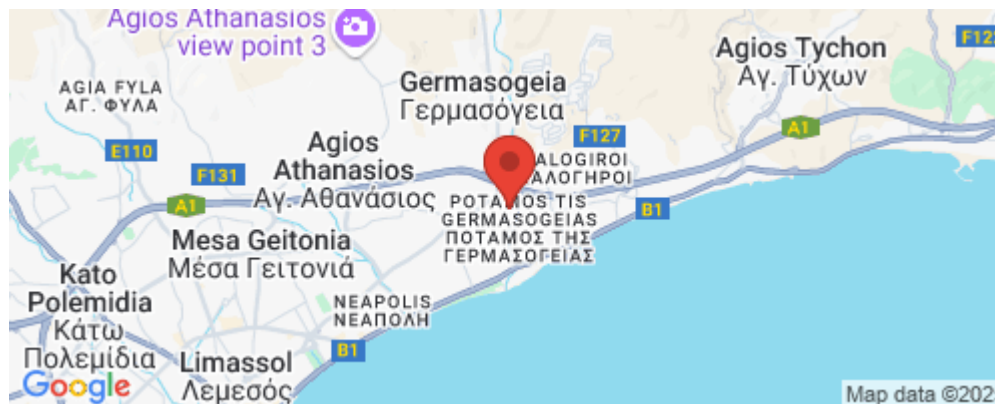


### 3 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

The project is located in the tourist area of Germasogia, just 500m away from the beach. The project features covered parking areas and a communal swimming pool. This spacious apartment has an open plan living and dining area and kitchen. Property has are 3 large bedrooms. Master bedroom has en-suite facilities. The apartment has hi-end finishes, modern design and excellent specifications.



#### LOCATION

700m to Sandy Beach  
 300m to amenities  
 50 km to Larnaca International Airport

#### Property Info

Covered Area	<b>148</b>
Covered Veranda	<b>33</b>
Uncovered Veranda	<b>17</b>
Floor Number	<b>4</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

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

#### Additional info

Reference Number	<b>6650</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

#### Amenities

- Elevator

#### Location

**Location:** Potamos Germasogeias  
 Coordinates: **34.704423945412 / 33.08798740059**

Region: **Limassol**

**Price: €900 000 + VAT**

VAT for this property is **€45,000** or **€171,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 081.00/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**

€900 000 on Sep 10, 2024



