

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

### 3-Bedroom Apartments

The 3-bedroom apartments are designed for those seeking spacious, sophisticated living in the heart of Limassol's most desirable coastal district. Generous open-plan interiors create a seamless flow between the kitchen, dining, and lounge areas, ideal for family life or hosting guests.

Wide verandas provide ample outdoor space, allowing residents to enjoy scenic views and the refreshing sea breeze.

The master suite includes an en-suite bathroom and fitted wardrobes, while the two additional bedrooms are designed for flexibility and comfort.

A second bathroom and guest WC add convenience and functionality.

Constructed with high-qua...



Property Info		Plot / Area Info		Additional info	
Covered Area	<b>147</b>			Reference Number	<b>232955</b>
Covered Veranda	<b>36</b>			Property type	<b>Apartment</b>
Uncovered Veranda	<b>5</b>	Pool	<b>Common, Yes</b>	Condition	<b>Under Construction</b>
Floor Number	<b>3</b>	Parking	<b>Covered, Yes</b>	Construction Year	<b>2026</b>
Total Number of Floors	<b>4</b>			Bathrooms	<b>2</b>
Energy Efficiency	<b>A</b>				

Amenities	Location	Region
• Parking	<b>Location:</b> Potamos Germasogeias Coordinates: <b>34.69509803985 / 33.079275378963</b>	<b>Limassol</b>

## Price: €864 000 + VAT

VAT for this property is **€43,200** or **€164,160**. 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>€5 878.00/m<sup>2</sup></b>	Common expenses	<b>None</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

€960 000 on Sep 21, 2024

€864 000 on Nov 9, 2025



