


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

This five-bedroom villa in Potamos Germasogeias, Limassol offers a luxurious and spacious living experience, set in a prime location just 300 meters from the sea. Here's an overview of the property features: 

### Property Overview:

Land Size: 570m<sup>2</sup>

Total Area: 470 sqm

Floors: 4

Bedrooms: 5

Bathrooms: 4

Appliances: Fully furnished (F/F) with essential appliances

Parking: Covered parking for 3 cars, open parking for 2 cars

### Key Features:

Private Swimming Pool: Enjoy a refreshing dip in your own pool.

Private Garden: Beautiful landscaped garden for relaxation and entertaining.

BBQ Area: Perfect for outdoor gatherings.

## Price: €1 700 000 + VAT

VAT for this property is **€247,043** or **€323,000**. 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>~€64 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 617.00/m²</b>		

## Representative: FOX

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## Price change history

€1 700 000 on Sep 28, 2024











