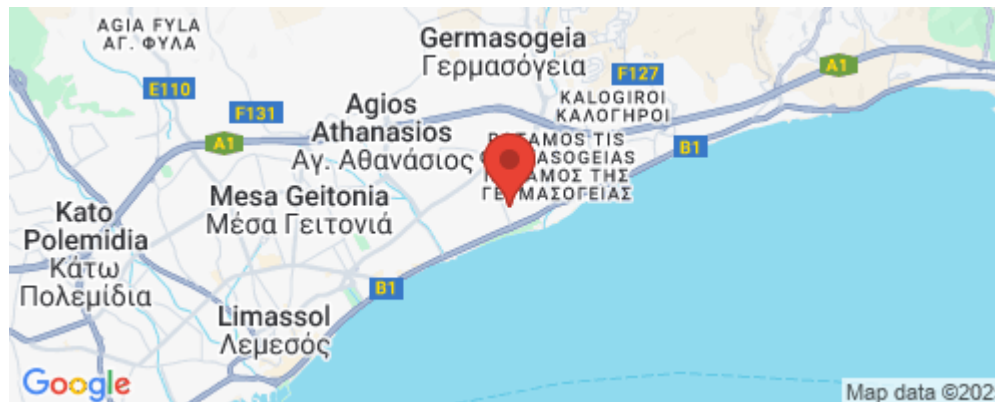


2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

Two bedroom apartment for sale in Germasogeia, Limassol. It has 85m2 of internal area with 15m2 of covered veranda.



The apartment is on the second floor, it has two bedrooms (one en-suite), communal swimming pool, storage room and parking space.

This apartment is located 500m from the sea and is perfect for an investment with at least 6% ROI.

Available title deed.

Property Info

Covered Area	85
Floor Number	
Furnishing	Furnished
Energy Efficiency	B
Air Conditioning	All rooms, Yes

Plot / Area Info

Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	45277
Property type	Apartment
Condition	Pre-Owned
Construction Year	2001-2010
Bathrooms	2

Amenities

- Pool

Location

Location: Potamos Germasogeias
 Coordinates: **34.695791027592 / 33.081626157683**

Region: **Limassol**

Price: €385 000 + VAT

VAT for this property is **€19,250** or **€73,150**. 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	Excluded	Title transfer fee	~€12 000.00	Common expenses	None
		Price per SQM	€4 529.00/m²		

Representative: NCH Real Estate

Registration number	1146	Email	info@nchrealestate.com
License number	571/E	Legal name	N/A
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Price change history

€415 000 on Sep 21, 2023
 €460 000 on Nov 9, 2023
 €490 000 on Nov 22, 2023
 €450 000 on Dec 8, 2023
 €420 000 on Mar 13, 2024
 €385 000 on Mar 6, 2025



