

2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

2 BEDROOM APARTMENT - Spacious Modern Living in a Premier Coastal Location ✖

Intro

This beautifully designed 2-bedroom apartment offers generous living spaces and refined architectural detailing just moments from the sea. Set in the heart of Limassol's tourist area, the residence is perfectly positioned for a lifestyle shaped by comfort, convenience, and Mediterranean elegance.

Design & Architecture

With high ceilings of 3.15 meters, expansive glazing, and a layout crafted for light and openness, the apartment reflects a thoughtful balance of beauty and practicality. Intelligent design ensures that every corner feels harmonious, spacious, and inviting.

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Property Info

Covered Area	112
Covered Veranda	22
Floor Number	1
Total Number of Floors	4
Energy Efficiency	A
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	37824
Property type	Apartment
Condition	Under Construction
Construction Year	2026
Bathrooms	2

Amenities

- Parking

Location

Location: Potamos Germasogeias
 Coordinates: **34.693339352848 / 33.076474082144**

Region: **Limassol**

Price: €880 000 + VAT

VAT for this property is **€44,000** or **€167,200**. 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	None	Common expenses	None
		Price per SQM	€7 857.00/m²		

Representative: MySpace

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Price change history

€850 000 on Sep 24, 2023

€880 000 on Oct 28, 2023







