

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

For sale: an exceptional apartment currently under construction in the vibrant area of Potamos Germasogeias. This spacious unit offers an internal area of 85 m<sup>2</sup>, featuring 2 comfortable bedrooms and 1 modern bathroom. Located on the third floor of a four-story building equipped with an elevator, this apartment promises both convenience and accessibility.

Potamos Germasogeias is known for its lively atmosphere, surrounded by beautiful beaches, a variety of restaurants, and local shops. The area offers easy access to the highway, making commuting a breeze, while being close to essential amenities, ensuring both convenience and leisure.

The apartment is part of a secure, gated ...

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>85</b>			Reference Number	<b>28008</b>
Furnishing	<b>Unfurnished</b>	Pool	<b>Yes</b>	Property type	<b>Apartment</b>
Heating	<b>Central Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Brand New</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>1</b>

<b>Amenities</b>	<b>Location</b>	
• Guest WC	<b>Location:</b> Potamos Germasogeias Coordinates: <b>34.694488330557 / 33.079802785186</b>	Region: <b>Limassol</b>

## Price: €605 000 + VAT

VAT for this property is **€30,250** or **€114,950**. 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>€7 118.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	-----------------------------------------------	-----------------	-------------

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€575 000 on Jan 24, 2025

€605 000 on Nov 18, 2025



