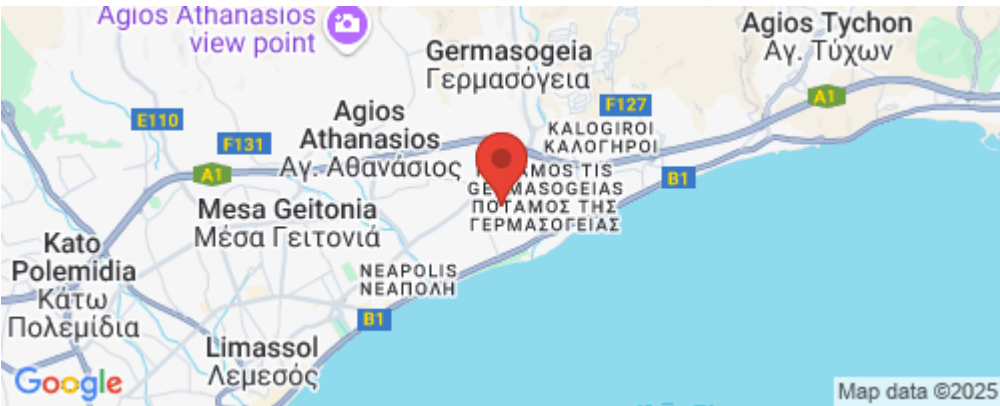


2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

Introducing a stunning new development in Potamos Germasoya, Limassol—Estimated Delivery Date: September 2026. This under-construction project offers 14 contemporary and elegant apartments across 4 floors.



Key Features:

- 1-, 2-, and 3-bedroom apartments with modern finishes.
- Prime location in the vibrant tourist area, within walking distance to the sea, parks, supermarkets, pharmacies, and public transportation.
- Communal Swimming Pool and A-class Energy Efficiency.
- Exclusive 3-bedroom top-floor apartments with private roof gardens and pools.
- Incorporating the latest Smart Home Technology for convenience and modern living.

Property Info		Plot / Area Info		Additional info	
Covered Area	108			Reference Number	234528
Covered Veranda	23			Property type	Apartment
Floor Number	3	Parking	Yes	Condition	Under Construction
Total Number of Floors	4			Construction Year	2026
Energy Efficiency	A			Bathrooms	2
Air Conditioning	All rooms, Yes				

AmenitiesLocation



- Elevator

**Location:** Potamos Germasogeias

Region: **Limassol**

Coordinates: **34.700320567249 / 33.082236915343**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €575 000 + VAT

VAT for this property is **€28,750** or **€109,250**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 324.00/m²</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

€575 000 on Feb 2, 2025

