

2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

Situated in the Germasogeia Tourist Area, just 700 meters from the sea, this modern apartment offers comfort, style and access to excellent facilities.



Key Features:

- 2 bedrooms
- 2 WCs
- Internal area: 110 m²
 Covered veranda: 29 m²
- Bright open-plan living and kitchen area with seamless indoor-outdoor flow
- One family bathroom plus a guest toilet
- VRV cooling system and underfloor heating
- Private storage room
- Uncovered parking space
- Construction Year: 2020

Exclusive Resident Amenities:

- Stylish communal lobby
- Fully equipped outdoor gym and relaxing sauna

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Property Info		Plot / Area Info		Additional info	
	110 Underfloor Heating, Yes All rooms, Yes		Yes Uncovered, Yes	Reference Number 10266	
Covered Area Heating		Pool Parking		Property type	Apartment
				Condition	Pre-Owned
Air Conditioning				Bathrooms	2
				View	City view



• Gym

Location

Location: Potamos Germasogeias Region: **Limassol**

Coordinates: **34.703372** / **33.091957**



Price: €610 000 + VAT

VAT for this property is €30,500 or €115,900. 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	~€21 000.00		Nama
		Price per SOM	€5 545.00/m²	Common expenses	None

Representative: Kadis Estates

Registration number	506	Email	info@kadis.com.cy
License number	62/E	Legal name	N/A

Phone: **+35722344842**

Price change history

€610 000 on Feb 18, 2025































