


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

For sale is a modern apartment located in the sought-after area of Potamos Germasogeias. Currently under construction, this top-floor unit offers a spacious internal area of 86 m2. Designed for convenience and comfort, the apartment includes 2 bedrooms and 2 bathrooms, making it perfect for families or those looking for extra space. 

Residents will enjoy the benefits of underfloor heating, ensuring warmth and comfort year-round. The building features an elevator for easy access, enhancing the overall living experience. The apartment is unfurnished, allowing you the freedom to design your space according to your personal style.

Potamos Germasogeias is a vibrant neighborhood kn...

### Property Info

Covered Area	<b>86</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>28435</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Balcony

### Location

**Location:** Potamos Germasogeias      Region: **Limassol**  
**Coordinates: 34.692649 / 33.080357**

## Price: €737 000 + VAT

VAT for this property is **€36,850** or **€140,030**. 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>€8 570.00/m<sup>2</sup></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>
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## Price change history

€670 000 on Feb 19, 2025

€737 000 on Nov 19, 2025





