

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

Elegant Three-Bedroom Residence in Prime Coastal Location – Germasogeia, Limassol

This beautifully appointed apartment combines the serenity of coastal living with the convenience of a central location, just 200 meters from the sea and near the vibrant heart of Limassol.

The thoughtfully designed layout provides generous interior space with a seamless flow between the kitchen, dining, and living areas. Premium finishes include semi-solid parquet flooring, Italian marble in bathrooms, and concealed air-conditioning units for a sleek, modern aesthetic.

Three spacious bedrooms offer privacy and comfort, with abundant natural light and bespoke European cabinetry througho...

Property Info	Plot / Area Info	Additional info
Covered Area	<b>160</b>	Reference Number
Covered Veranda	<b>23</b>	<b>235192</b>
Floor Number	<b>1</b>	Property type
Energy Efficiency	<b>A</b>	Construction Year
Air Conditioning	<b>All rooms, Yes</b>	Bathrooms

Amenities	Location
• Parking	<b>Location:</b> Potamos Germasogeias Region: <b>Limassol</b>

## Price: €890 000 + VAT

VAT for this property is **€52,288** or **€169,100**. 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>~€32 200.00</b> <b>€5 563.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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## Price change history

€940 000 on Feb 19, 2025

€890 000 on Jun 22, 2025

