


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

This stylish 1-bedroom apartment is part of a prestigious residential complex, just 500 m from Limassol's sandy beaches and the vibrant Potamos Germasogeias area. Designed by a top London architect, it combines modern design, luxury finishes, and premium amenities. 

### Key Features:

- 1 bedroom
- 1 WC
- Internal area: 56.3 m<sup>2</sup>
- Covered veranda: 14.6 m<sup>2</sup>
- Private underground parking
- Storage room
- Thermal aluminum window frames with double-glazing

### Premium Features & Finishes:

- Central VRV air conditioning
- Underfloor heating
- Semi-solid parquet floors throughout
- Marble floor...

### Property Info

Covered Area	<b>56</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>10472</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>1</b>

### Amenities

### Location



• Gym

**Location:** Potamos Germasogeias      Region: **Limassol**  
**Coordinates:** **34.682304 / 33.046583**

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## Price: €600 000 + VAT

VAT for this property is **€30,000** or **€114,000**. 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>€10 714.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

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## Price change history

€530 000 on Feb 20, 2025

€600 000 on Feb 16, 2026



