


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

Discover your future home in this modern apartment, currently under construction, located in the vibrant area of Potamos Germasogeias. Offering a  generous internal space of 80 m2, this fourth-floor unit features two comfortable bedrooms and two contemporary bathrooms, perfect for both relaxation and convenience. The building is equipped with an elevator for easy access and is part of a gated complex ensuring added security and peace of mind.

Potamos Germasogeias is known for its beautiful surroundings, with picturesque beaches and a lively atmosphere. Residents enjoy proximity to a variety of amenities, including cafes, restaurants, and shops, making daily errands a breeze. The hig...

### Property Info

Covered Area	<b>80</b>
Furnishing	<b>Unfurnished</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>28457</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Garden

### Location

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

## Price: €940 000 + VAT

VAT for this property is **€47,000** or **€178,600**. 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>€11 750.00/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>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€855 000 on Feb 20, 2025

€940 000 on Nov 19, 2025

