

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

This elegant three-bedroom apartment is located in a prestigious gated complex on the seafront, in one of Limassol’s most sought-after tourist areas. Offering a prime location, spacious interiors, and high-end amenities, it is an ideal choice for both luxurious living and a lucrative investment. The apartment features three generously sized bedrooms, two bathrooms, and a modern, minimalist-style kitchen. The open-plan layout enhances the sense of space and natural light, while the covered veranda provides the perfect setting to enjoy breathtaking sea views. Premium finishes are complemented by an advanced air conditioning system, underfloor heating, and a reinforced fire-resistant entra...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>125</b>			Reference Number	<b>235289</b>
Covered Veranda	<b>6</b>			Property type	<b>Apartment</b>
Floor Number	<b>5</b>	Parking	<b>Yes</b>	Condition	<b>Pre-Owned</b>
Energy Efficiency	<b>A</b>			Construction Year	<b>2019</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

#### Amenities

#### Location

**Location:** Potamos Germasogeias Region: **Limassol**

**Price: €670 000 + VAT**

VAT for this property is **€33,500** or **€127,300**. 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>~€23 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 360.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€670 000 on Feb 22, 2025





