

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

For sale: Spacious brand new apartment under construction in the desirable area of Germasogeia, offering a generous 181 m<sup>2</sup> of internal living space. This modern ground floor residence features four well-sized bedrooms and two contemporary bathrooms. The apartment is designed for comfort, including a central air conditioning system and efficient underfloor heating, ensuring a pleasant environment all year round. ☒

Enjoy the benefits of an A+ energy efficiency rating. The property is unfurnished, giving you the freedom to design your perfect home. Residents will appreciate the convenience of a private elevator, and the safety of a gated complex. Relax or socialize in the well-maintain...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>181</b>			Reference Number	<b>28745</b>
Furnishing	<b>Unfurnished</b>	Pool	<b>Yes</b>	Property type	<b>Apartment</b>
Heating	<b>Underfloor Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Brand New</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

Amilities	Location	
• Gym	<b>Location:</b> Potamos Germasogeias	Region: <b>Limassol</b> Coordinates: <b>34.697491 / 33.092863</b>

## Price: €1 658 000 + VAT

VAT for this property is **€122,655** or **€315,020**. 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>None</b> <b>€9 160.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€942 000 on Mar 11, 2025

€1 658 000 on Nov 19, 2025





