

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

For sale: A modern, spacious apartment under construction in the sought-after area of Germasogeia. This fourth-floor unit offers a generous internal space of 181 m<sup>2</sup>, featuring four comfortable bedrooms and three bathrooms. Unfurnished and designed for contemporary living, the apartment includes a central air conditioning system and underfloor heating, ensuring comfort throughout the year. X

Situated in a secure, gated complex, residents will enjoy access to a communal swimming pool and a well-equipped gym. The building is energy-efficient, rated A+, and is served by an elevator. The apartment is set to be completed in 2026 and is located on the fourth floor of a six-story building....

### Property Info

Covered Area

**181**

Furnishing

**Unfurnished**

Heating

**Underfloor Heating, Yes**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Pool

**Yes**

Parking

**Covered, Yes**

### Additional info

Reference Number

**28755**

Property type

**Apartment**

Condition

**Brand New**

Bathrooms

**3**

### Amenities

### Location

- Gym

**Location:** Potamos Germasogeias

Region: **Limassol**

Coordinates: **34.697491 / 33.092863**

## Price: €1 752 500 + VAT

VAT for this property is **€129,646** or **€332,975**. 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>€9 682.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

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## Price change history

€485 000 on Mar 11, 2025

€1 752 500 on Nov 19, 2025





