

## 2 Bedroom Apartment for Sale in Germasogeia, Limassol District

A 2 bedroom apartment within a contemporary residential project in Potamos Germasogeia tourist area of Limassol, just 600 meters from the beach. It is conveniently located within walking distance to all necessary city amenities, yet tucked away from the hustle and bustle of the seafront road.



Characteristics of the apartment:

- open plan kitchen and living area;
- 2 bedroom;
- 2 bathroom;
- private parking space;
- private storage.

Our new development features a modern 4-storey building with 12 spacious 1 and 2-bedroom apartments, residing on a large plot of 1481 m<sup>2</sup>. The common facilities include a swimming pool, b...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	145				
Covered Veranda	35				
Uncovered Veranda	12			Reference Number	3510
Floor Number	3	Pool	Common, Yes	Property type	Apartment
Total Number of Floors	4	Parking	Covered, Yes	Condition	Under Construction
Energy Efficiency	A			Bathrooms	2
Heating	Underfloor Heating, Yes				
Air Conditioning	All rooms, Yes				

### Amenities

### Location

- Parking

**Location:** Germasogeia

Region: **Limassol**

Coordinates: **34.703491231698 / 33.094457391454**

## Price: €870 000 + VAT

VAT for this property is **€43,500** or **€165,300**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 000.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€870 000 on Apr 8, 2025











