

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

Prime location just 2 minutes' walk from Dasoudi Beach and Papas Supermarket, in a quiet residential area of Potamos Germasogeias.



### Key Features:

- 2 bedrooms
- 2 WC - including main bathroom with Jacuzzi & guest toilet
- Internal area: 81 m<sup>2</sup>
- Covered veranda: 16 m<sup>2</sup>
- Private roof garden: 70 m<sup>2</sup>
- Fully furnished and equipped
- Open-plan kitchen and living area
- Air conditioning throughout
- Title deed available

### Building Amenities:

- Boutique building with only 8 apartments
- Communal swimming pool
- Private covered parking & storage room

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>81</b>	Pool	<b>Yes</b>	Reference Number	<b>11709</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>2</b>
Amenities		Location			

**Location:** Potamos Germasogeias      **Region:** **Limassol**  
**Coordinates:** **34.693804 / 33.078313**

## Price: €460 000 + VAT

VAT for this property is **€23,000** or **€87,400**. 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>~€15 000.00</b> <b>€5 679.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€460 000 on May 6, 2025



