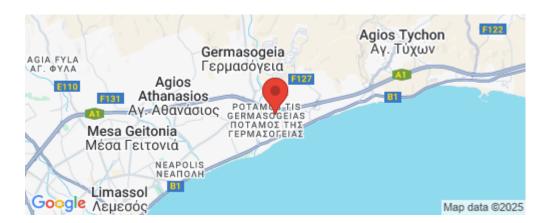


## 3 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

This penthouse features a 71.6 m<sup>2</sup> auxiliary area located on the roof.



This residential apartment building offers a unique selection of luxurious properties – featuring 11 units, from efficient 1-to 2-bedroom apartments to spacious 2-to 3-bedroom exclusive penthouses with private pools and grand roof patios – while the exterior environment offers a welcoming common outdoor pool with carefully designed green garden.

Nestled in a highly sought-after location in the Germasogeia district, this residential project promises a seamless fusion of opportunities for business and leisure. Situated only moments away from a stretch of sandy beaches and close to a host of top-tier...

Property Info		Plot / Area Info		Additional info	
Covered Area	165				
Covered Veranda	53				
Floor Number	4			Reference Number 6368	
Total Number of Floors	4	Pool	Common, Yes	Property type	<b>Apartment</b>
Energy Efficiency	A			Bathrooms	3
Heating	Underfloor Heating, Ye	S			
Air Conditioning	All rooms, Yes				
_					

Amenities Location



**Location:** Potamos Germasogeias

Region: **Limassol** 

Coordinates: **34.704717241041** / **33.094435934082** 



Price: €1 420 000 + VAT

VAT for this property is €89,073 or €269,800. 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 Excluded

Title transfer fee ~€53 400.00

Price per SQM €8 606.00/m²

Common expenses None

## **Representative: RealDeal Estates**

Registration number 1311 Email info@realdeal.cy

License number 347/E Legal name Esperia Estates (Limassol-Paphos) Limited

Phone: +35725255505, +35794001333

## **Price change history**

€1 420 000 on May 28, 2025











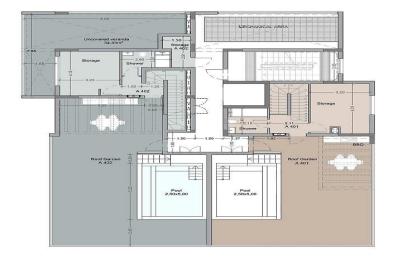




ground floor



5th floor



## 4th floor

