

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

3-Bedroom House for Sale - Limassol Area

Spacious 3-bedroom house with a covered area of 136 m<sup>2</sup>, plus 11 m<sup>2</sup> of covered verandas and 8 m<sup>2</sup> uncovered. Set on a nearly 300 m<sup>2</sup> plot with front and back gardens. The home features 1 bathroom, a guest toilet downstairs, a comfortable living and dining area, separate kitchen, garage, and covered parking. In good condition, approx. 20 years old. Ideal for family living or investment.

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>147</b>			Reference Number	<b>237309</b>
Covered Veranda	<b>11</b>			Property type	<b>House</b>
Uncovered Veranda	<b>8</b>	Plot area	<b>300</b>	Condition	<b>Pre-Owned</b>
Energy Efficiency	<b>B</b>			Construction Year	<b>2001-2010</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

<b>Amenities</b>	<b>Location</b>
<b>Location:</b> Potamos Germasogeias Region: <b>Limassol</b>	

## Price: €650 000 + VAT

VAT for this property is **€32,500** or **€123,500**. 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>~€22 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 422.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
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## Price change history

€650 000 on Jun 5, 2025









