

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

Three-bedroom penthouse 13, with an internal area of 120 m<sup>2</sup> and a 59 m<sup>2</sup> roof garden, is located on the fourth floor of a four-storey building.



Discover unparalleled elegance at this project, where chic, contemporary, and minimalist styles converge.

Located in Limassol's vibrant tourist hub, just 1 km from Dasoudi Beach, this A-rated, eco-friendly building features 14 apartments across 4 floors, 3 two bedroom apartments and 1 one bedroom apartment in each floor, and 2 three bedroom penthouses on the fourth floor. Enjoy open floor plans, spacious verandas, and exclusive rooftop gardens with private pools.

With smart home technology, gated parking, and a communal...

### Property Info

Covered Area	<b>150</b>
Covered Veranda	<b>30</b>
Uncovered Veranda	<b>65</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Pool

**Common, Yes**

### Additional info

Reference Number	<b>7322</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Roof Garden

### Location

**Location:** Potamos Germasogeias

Region: **Limassol**

Coordinates: **34.700157100021 / 33.082119226456**

## Price: €1 365 000 + VAT

VAT for this property is **€68,250** or **€259,350**. 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>€9 100.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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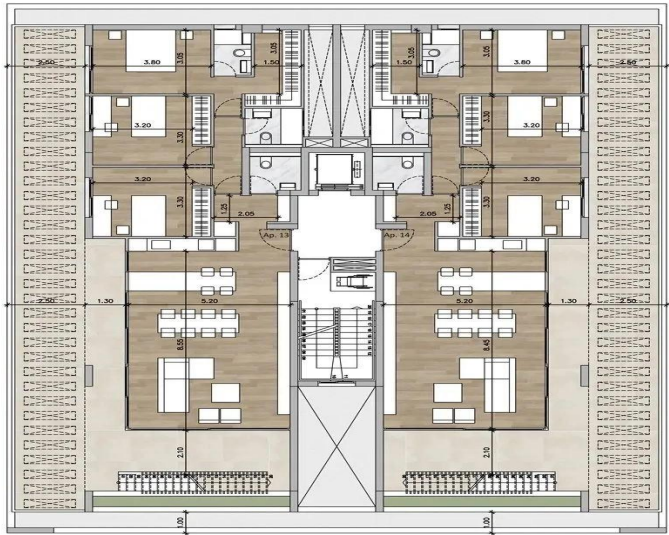
## Price change history

€1 365 000 on Jul 1, 2025









FOURTH FLOOR

BANGLAY  
ROOF TOP

