3 Bedroom House for Sale in Potamos Germasogeias, Limassol District

- 3 bedrooms
- 3 W/C
- Internal area: 122 m²
- Plot size: 170 m²
- Covered veranda: 22 m²
- Roof garden: 29 m²
- Private uncovered parking
- High ceilings (3.2 meters)
- Guest toilet
- VRV air conditioning system
- Underfloor heating
- Common swimming pool
- Landscaped gardens
- Located in Potamos Germasogeia just 600 meters from the sea
- Walking distance to all essential amenities

Townhouse Layout:

- Ground Floor: Open-plan living and dining area, kitchen, guest toilet
- First Floor: 2 bedrooms, main bathroom with bathtub
- Top Floor: 1 be...

Property Info

Covered Area	122
Heating	**Underfloor Heating, Yes**
Air Conditioning	**All rooms, Yes**

Plot / Area Info

Plot area	**170**
Pool	**Yes**
Parking	**Uncovered, Yes**

Additional info

Reference Number	**12206**
Property type	**House**
Condition	**Pre-Owned**
Bathrooms	**3**

Amenities

Location

INDEX

- Guest WC

Location: Potamos Germasogeias   Region: **Limassol**
Coordinates: **34.702664 / 33.093671**

Price: €730 000 + VAT

VAT for this property is **€36,500** or **€138,700**. 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 Price per SQM	**~€25 800.00** **€5 984.00/m²**	Common expenses	**None**

Representative: Kadis Estates

Registration number	**506**	Email	**info@kadis.com.cy**
License number	**62/E**	Legal name	**N/A**

Phone: **+35722344842**

Price change history

€730 000 on Jul 11, 2025