


5 Bedroom House for Sale in Potamos Germasogeias, Limassol District

A contemporary villa located in the prestige area of Limassol – Potamos Yermasoyia, in walking distance to the sandy beaches and famous Dasudi park with eucalyptus trees. The progressive concept of the property jumps ahead of time. Villa includes a swimming pool, landscaped plot, recreation area on the roof garden. The villa will have a “smart house» system, warm floors (water heating technologies) throughout the house, VRV-system of central air-conditioning and many more. The villa is currently rented out until summer 2023. The Project has EPC certificate with “B” Energy Efficiency Rating 

Property Info

Covered Area	715
Covered Veranda	206
Floor Number	1
Total Number of Floors	1

Plot / Area Info

Plot area **690**

Additional info

Reference Number	L14-CF
Property type	House
Condition	Pre-Owned
Bathrooms	1

Amenities

Location

Location: Potamos Germasogeias Region: **Limassol**
Coordinates: **34.6966045 / 33.0833262**

Price: €4 300 000 + VAT

VAT for this property is **€690,706** or **€817,000**. 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	~€168 600.00	Common expenses	None
		Price per SQM	€6 014.00/m²		

Representative: Cyprus Developers Alliance (CDA Group)

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Price change history

€4 300 000 on Aug 26, 2025









