

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

The building is situated in a tourist area and offers amenities, including a cinema, bowling alley, restaurants and a vibrant nightlife. The building enjoys landscaped gardens and a well-lit exterior and fenced-in areas. Each apartment has an allocated one covered parking space as well as a storage room. Every apartment is constructed with generous proportions, using top-quality building materials and finished to high standards. The residences feature comfortable open-plan living areas that extend onto large, ample balconies with glass railings that serve up beautiful views of the city.



### Property Info

Covered Area	<b>94</b>
Covered Veranda	<b>14</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Plot / Area Info

### Additional info

Reference Number	<b>S817-103</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Potamos Germasogeias    Region: **Limassol**  
**Coordinates:** **34.70059 / 33.08261**

## Price: €489 000 + VAT

VAT for this property is **€24,450** or **€92,910**. 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>~€16 160.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 202.00/m<sup>2</sup></b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
License number	<b>License 118/E</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
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## Price change history

€530 000 on Aug 26, 2025  
 €495 000 on Oct 3, 2025  
 €489 000 on Feb 1, 2026



