

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

This modern 2-bedroom apartment is located in the sought-after area of Potamos Germasogeias, Limassol, within a secure gated complex with premium amenities.



#### Property features:

- ✓ 2 bedrooms
- ✓ 2 showers (1 en-suite)
- ✓ Internal area: 83 m²
- ✓ Covered veranda: 29 m²
- ✓ Fully furnished with quality finishes
- ✓ Underfloor electric heating
- ✓ Double-glazed windows
- ✓ 1 covered parking space
- ✓ Storage room

### **Complex Facilities**

- ✓ Common swimming pool
- ✓ Gym
- ✓ Leisure areas
- ✓ Solar panels
- ✓ Gated complex

☐ Price: €690,000



### Plot / Area Info

Additional info

| Covered Area           | 112       |                 |                             |                  |                  |
|------------------------|-----------|-----------------|-----------------------------|------------------|------------------|
| Covered Veranda        | 29        |                 |                             | Reference Number | 8707             |
| Floor Number           | 3         | Pool<br>Parking | Common, Yes<br>Covered, Yes |                  |                  |
| Total Number of Floors | <b>5</b>  |                 |                             | Property type    | Apartment        |
|                        | 3         |                 |                             | Condition        | <b>Pre-Owned</b> |
| Furnishing             | Furnished |                 |                             |                  | 2                |
| 11 12                  |           |                 |                             | Bathrooms        | 2                |

Heating Underfloor Heating, Yes

Air Conditioning All rooms, Yes

Amenities Location

Parking

**Location:** Potamos Germasogeias Region: **Limassol** 

Coordinates: 34.703711738315 / 33.09849048796



**Price: €690 000 + VAT** 

VAT for this property is €34,500 or €131,100. 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  $\sim 24\ 200.00$  Common expenses None Price per SQM  $\leq 6\ 161.00/m^2$ 

## **Representative: RealDeal Estates**

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# **Price change history**

€690 000 on Aug 27, 2025





























