

## 2 Bedroom Apartment for Sale in Limassol District

Your Private Oasis in the Heart of Limassol Potamos Germasogeia Limassol Only 650 meters from the sea Boutique residential development of just 14 stylish apartments including a spacious 3 bedroom penthouse Estimated completion January 2026 Available Units 1 2 apartments and a 3 bedroom penthouse Key Features High ceilings 3 meters for a sense of openness and light Water based underfloor heating for ultimate comfort Premium quality interior finishes Communal pool with a decking area for relaxation and leisure Covered parking and individual storage rooms Peaceful and well connected location Ideal for both lifestyle living and long term investment Current availability of 2 bedroom flats on t...

### Property Info

Covered Area	<b>83</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

### Additional info

Reference Number	<b>VL49849</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Balcony

### Location

Region: **Limassol**

## Price: €715 000 + VAT

VAT for this property is **€35,750** or **€135,850**. 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>~€25 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 614.00/m²</b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€715 000 on Sep 2, 2025





2nd floor



Roof Garden

