

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

Located in the prestigious area of Limassol, Potamos Germasogeia, this exclusive club-style complex redefines modern urban luxury. Offering a serene ambiance, it's ideally situated, granting easy access to sandy beaches and the rich infrastructure nearby. The property ensures security with a fenced territory and controlled entry, complemented by lush landscaped areas and a rooftop garden. Within this exclusive complex, there are only 14 meticulously designed apartments. Crafted with premium materials, each residence features underfloor heating, air conditioning, contemporary kitchen furniture, built-in wardrobes, and fully equipped bathrooms. Residents benefit from covered par...

### Property Info

Covered Area	<b>72</b>
Covered Veranda	<b>22</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>4</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>8676</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Potamos Germasogeias      Region: **Limassol**  
**Coordinates:** **34.696165 / 33.078763**

## Price: €385 000 + VAT

VAT for this property is **€19,250** or **€73,150**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 347.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€385 000 on Oct 8, 2025



