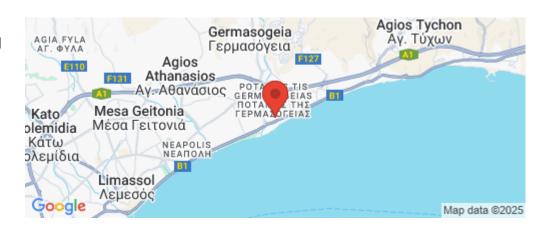


## 3 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

Nestled in the elite coastal neighborhood of Germasogeia, Limassol, this exquisite residential complex redefines luxury living with its architectural brilliance and attention to detail. Offering a curated collection of 16 residences, including a breathtaking penthouses with a private rooftop oasises and 14 refined apartments, this property sets a new benchmark for modern elegance.

Each residence has been thoughtfully designed to combine aesthetic appeal with functionality. High ceilings, panoramic windows, and expansive terraces blur the line between indoor and outdoor spaces, inviting natural light to fill the interiors. Premium features such as VRV climate control, underfloor heat...



Property Info		Plot / Area Info		Additional info	
Covered Area	162				
Covered Veranda	38				
Floor Number	5			Deference Number	10025
Total Number of Floors	5	Pool Yes Parking Covered, Yes	Yes	Reference Number Property type	10935 Apartment
Furnishing	Unfurnished		Covered, Yes		
Energy Efficiency	A			Bathrooms	3

Amenities Location

• Parking Location: Potamos Germasogeias Region: Limassol

All rooms, Yes

Coordinates: 34.698056 / 33.092222

**Underfloor Heating, Yes** 

Heating

Air Conditioning



Price: €2 360 400 + VAT

VAT for this property is €142,498 or €448,476. 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 ~€91 016.00

Price per SQM €14 570.00/m²

Common expenses None

## Representative: Cyprus Sotheby's International Realty

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## **Price change history**

€2 360 400 on Oct 8, 2025











































