

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

Experience the pinnacle of coastal living in this elegant two-bedroom apartment, located in one of Limassol's most prestigious seafront developments. Blending sophisticated design with modern comfort, this property offers an exclusive lifestyle for discerning homeowners. The apartment boasts 98 m<sup>2</sup> of stylish interiors, complemented by a 21 m<sup>2</sup> covered veranda that frames breathtaking panoramic views of the Mediterranean. The open-plan living, dining, and kitchen areas are thoughtfully designed, offering a seamless flow of space and light. Both bedrooms feature en-suite bathrooms, ensuring privacy and comfort, while high-end finishes and carefully curated details exude sophisticat... X

### Property Info

Covered Area	<b>119</b>
Covered Veranda	<b>21</b>
Floor Number	<b>7</b>
Furnishing	<b>Partially furnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>10958</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2021</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Potamos Germasogeias      **Region:** Limassol  
**Coordinates:** **34.701157 / 33.102487**

## Price: €1 200 000 + VAT

VAT for this property is **€60,000** or **€228,000**. 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>€10 084.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€1 200 000 on Oct 8, 2025









