

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

Perched on the seventh floor of an elite seafront development, this exquisite three-bedroom apartment offers a harmonious fusion of elegance and contemporary design. With breathtaking sea views and high-end finishes, it is a sanctuary of sophistication for those who seek the extraordinary. The open-plan layout creates an expansive living environment, where a pristine white living area enhances the sense of light and space. The kitchen stands in striking contrast, featuring deep-toned cabinetry and a stunning dark stone finish, blending functionality with refined aesthetics. The same rich hues extend into the kitchen's surfaces, adding depth and a sense of understated luxury.

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### Property Info

Covered Area **206**

Covered Veranda **63**

Floor Number **7**

Total Number of Floors **28**

Furnishing **Unfurnished**

Heating **Underfloor Heating, Yes**

Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Common, Yes**

### Additional info

Reference Number **11113**

Property type **Apartment**

Condition **Brand New**

Construction Year **2024**

Bathrooms **3**

### Amenities

### Location

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

Coordinates: **34.701214 / 33.102462**

## Price: €2 000 000 + VAT

VAT for this property is **€176,117** or **€380,000**. 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 Price per SQM	<b>None</b> <b>€9 709.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Cyprus Sotheby's International Realty

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## Price change history

€2 000 000 on Oct 8, 2025













