

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

This spacious three-bedroom apartment offers a perfect blend of comfort, functionality, and charm. With 120 square meters of covered living space and an additional 10 square meters spread across three inviting balconies, it provides an ideal setting for both family life and relaxed entertaining.

Located on the second floor of a well-maintained building constructed in 1991, the apartment features a thoughtfully designed layout that separates the kitchen from the living and dining area, creating a natural flow and a sense of privacy for everyday activities. Large windows and multiple balconies fill the home with natural light throughout the day, while offering peaceful spots to enjoy...

### Property Info

Covered Area

**130**

Covered Veranda

**10**

Floor Number

**2**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Parking

**Yes**

### Additional info

Reference Number

**240302**

Property type

**Apartment**

Condition

**Pre-Owned**

Construction Year

**1991-2000**

Bathrooms

**2**

### Amenities

### Location

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

## Price: €430 000 + VAT

VAT for this property is **€21,500** or **€81,700**. 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>~€13 800.00</b> <b>€3 308.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	--	-----------------	-------------

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€430 000 on Oct 30, 2025





