

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

Experience relaxed coastal living in this modern, well-designed apartment, offering incomparable, uninterrupted views of the sea. With two bedrooms, two bathrooms, and an additional guest toilet, the layout is designed for everyday convenience while still feeling refined. The apartment is part of a high-end, luxury residential complex located just steps away from the beach. The development is known for its exceptional standards, offering residents access to a gym, SPA, children's playground, and a range of additional amenities that add comfort and ease to daily life. Inside, the apartment features a practical and spacious layout. Both bedrooms provide quiet, private spaces t... X

### Property Info

Covered Area	<b>132</b>
Covered Veranda	<b>18</b>
Floor Number	<b>9</b>
Total Number of Floors	<b>18</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool  
Parking

**Common, Yes**  
**Covered, Yes**

### Additional info

Reference Number	<b>15387</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2021</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Potamos Germasogeias      Region: **Limassol**  
Coordinates: **34.700907 / 33.102304**

## Price: €1 575 000 + VAT

VAT for this property is **€78,750** or **€299,250**. 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>~€59 600.00</b> <b>€11 932.00/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

€1 575 000 on Nov 20, 2025













