

4 Bedroom House for Sale in Potamos Germasogeias, Limassol District

Spacious 4-bedroom private house in Potamos Germasogeia, one of the most prestigious areas of Limassol. Only 10 minutes walking to the sea and 1 minute by car to the highway. Located on a quiet private cul-de-sac street, close to Del Mar, the skate park, Lidl, Metro, shops and cafés. The house features:

- Two floors
- 4 bedrooms, including master bedroom with en-suite bathroom and walk-in wardrobe
- Private garden
- Swimming pool
- Grill and BBQ area
- Sauna
- Garage

Condition: The house is livable, but has not been used for several years and needs cosmetic renovation.
 Ideal for:
 family living, investment, ...

Property Info

Covered Area	223
Covered Veranda	78
Uncovered Veranda	22
Total Number of Floors	2
Furnishing	Furnished
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	481
Pool	Private, Yes
Parking	Covered, Yes

Additional info

Property type	House
Condition	Pre-Owned
Construction Year	2013
Bathrooms	3

Amenities

Location

- Air Conditioning
- Alarm
- Balcony
- BBQ zone
- Garden
- Parking
- Pool
- Spa/Sauna

Location: Potamos Germasogeias Region: **Limassol**

Coordinates: **34.70314 / 33.10116**

Price: €1 500 000 + VAT

VAT for this property is **€143,744** or **€285,000**. 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	Excluded	Title transfer fee	~€56 600.00	Common expenses	None
Title deed	Has Title	Price per SQM	€6 726.00/m²		

Price change history

€1 500 000 on Nov 26, 2025









