


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

The apartment is located in a popular residential area in Limassol, in walking distance to the beach. The residents of the building are able to enjoy the communal swimming. Features of the apartment: Underfloor heating Spacious open-plan kitchen-living room with 2 separate bedrooms 2 private balconies 2 full bathrooms Fully fitted with premium Bosch appliances: dishwasher, refrigerator, oven, induction hob, washing machine Water underfloor heating and advanced VRV air-conditioning system in every room. 

### Property Info

### Plot / Area Info

Covered Area **107**

Covered Veranda **23**

### Additional info

Reference Number **T044-1**

Property type **Apartment**

Condition **Pre-Owned**

### Amenities

### Location

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

Coordinates: **34.69606 / 33.07488**

## Price: €690 000 + VAT

VAT for this property is **€34,500** or **€131,100**. 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>~€24 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 449.00/m<sup>2</sup></b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
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## Price change history

€690 000 on Nov 30, 2025

