

2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

A boutique residential development in the sought-after Germasogeia area of Limassol, just 450 meters from the sea. 

This exclusive project consists of only a handful of luxury apartments, offering an elegant blend of modern design, comfort, and functionality. Each residence features high-quality finishes, spacious layouts, and refined architectural details that create a true sense of sophistication.

Ideally located within walking distance to the beach, shops, restaurants, and essential amenities, the building provides an exceptional balance of coastal living and urban convenience. Whether as a permanent home or a smart investment opportunity, this project offers a unique life...

Property Info

Covered Area	120
Covered Veranda	38
Uncovered Veranda	59
Floor Number	3
Total Number of Floors	3
Heating	Underfloor Heating, Yes

Plot / Area Info

Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	11127
Property type	Apartment
Bathrooms	3

Amenities

- Roof Garden

Location

Location: Potamos Germasogeias

Region: **Limassol**

Coordinates: **34.70106562 / 33.09384584**

Price: €780 000 + VAT

VAT for this property is **€39,000** or **€148,200**. 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	~€27 800.00	Common expenses	None
		Price per SQM	€6 500.00/m²		

Representative: RealDeal Estates

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License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
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Price change history

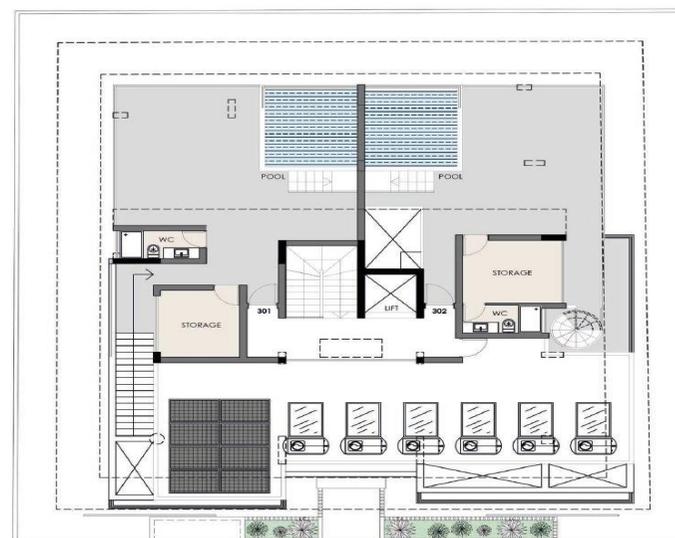
€780 000 on Dec 30, 2025







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