

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

1 Bedroom Residence - Resort-Style Coastal Living in Potamos Germasogeias

The 1-bedroom residence offers an elegant and comfortable living experience in one of Limassol's most prestigious coastal districts, Potamos Germasogeias. Designed for modern urban lifestyles, it is ideal for professionals, couples, or investors seeking a prime property within walking distance of the beach and all amenities.

The interior features a well-planned open-plan living, dining, and kitchen area that maximises space and natural light, creating a relaxed and contemporary atmosphere. The bedroom is generously sized, providing privacy and comfort, while large windows enhance the sense of openness...

Property Info	Plot / Area Info	Additional info	
Covered Area	<b>108</b>	Reference Number	<b>1428</b>
Covered Veranda	<b>25</b>	Property type	<b>Apartment</b>
Floor Number	<b>1</b>	Construction Year	<b>2025</b>
Total Number of Floors	<b>5</b>	Bathrooms	<b>1</b>
Energy Efficiency	<b>A</b>	Pool	<b>Common, Yes</b>
		Parking	<b>Covered, Yes</b>
Amenities	Location		
• Parking	<b>Location:</b> Potamos Germasogeias Region: <b>Limassol</b>		

## Price: €435 000 + VAT

VAT for this property is **€21,750** or **€82,650**. 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>~€14 000.00</b> <b>€4 028.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€435 000 on Jan 17, 2026



