

## 6+ Bedroom House for Sale in Potamos Germasogeias, Limassol District

For sale a seven-bedroom villa of 620 m2 on a plot of 884 m2 in the area of Potamos Germasogeias, Limassol. The villa includes 7 bedrooms, 9 bathrooms, 3 kitchens, a spacious living room, Italian kitchen sets, cabinets and doors, a home theater, a gym, an elevator, saunas, 4 Jacuzzis, indoor and outdoor parking spaces, as well as auxiliary rooms. The property is located on 4 floors. The residence is fully furnished, equipped with central air conditioning in all rooms, underfloor heating, electric curtains, satellite antenna, alarm system and video surveillance cameras. Thermal insulation and soundproof doors and windows are installed. There is an overflow swimming pool with Jacuzzi and wa...

### Property Info

Covered Area	<b>620</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>193065</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>5+</b>

### Amenities

#### Location

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

## Price: €3 500 000 + VAT

VAT for this property is **€546,452** or **€665,000**. 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	<b>Excluded</b>	Title transfer fee	<b>~€136 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 645.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
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## Price change history

€3 500 000 on Jan 21, 2026

