

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

A three-bedroom penthouse with an internal area of 108 m<sup>2</sup> and a roof garden of 62.9 m<sup>2</sup> (39 m<sup>2</sup> uncovered and 23.9 m<sup>2</sup> covered) is located on the  third floor of a three-storey building.

This residential project embodies refined privacy and understated luxury. Natural tones, high-quality materials, panoramic terraces, and light-filled interiors create a balanced and harmonious living environment. Located in the Columbia area of Limassol, it offers a quiet urban setting while remaining close to all essential amenities.

Designed for those who value comfort, functionality, and thoughtful architecture, the project reflects a lifestyle where comfort becomes a natural standard. Ev...

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>125</b>		Reference Number	<b>11674</b>
Covered Veranda	<b>17</b>		Property type	<b>Apartment</b>
Floor Number	<b>3</b>	Parking	Condition	<b>Under Construction</b>
Total Number of Floors	<b>3</b>		Bathrooms	<b>3</b>

Amenities	Location	
• Roof Garden	<b>Location:</b> Potamos Germasogeias Coordinates: <b>34.70686051 / 33.07677628</b>	Region: <b>Limassol</b>

## Price: €790 000 + VAT

VAT for this property is **€39,500** or **€150,100**. 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 Price per SQM	<b>None</b> <b>€6 320.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	-----------------------------------------------	-----------------	-------------

## Representative: RealDeal Estates

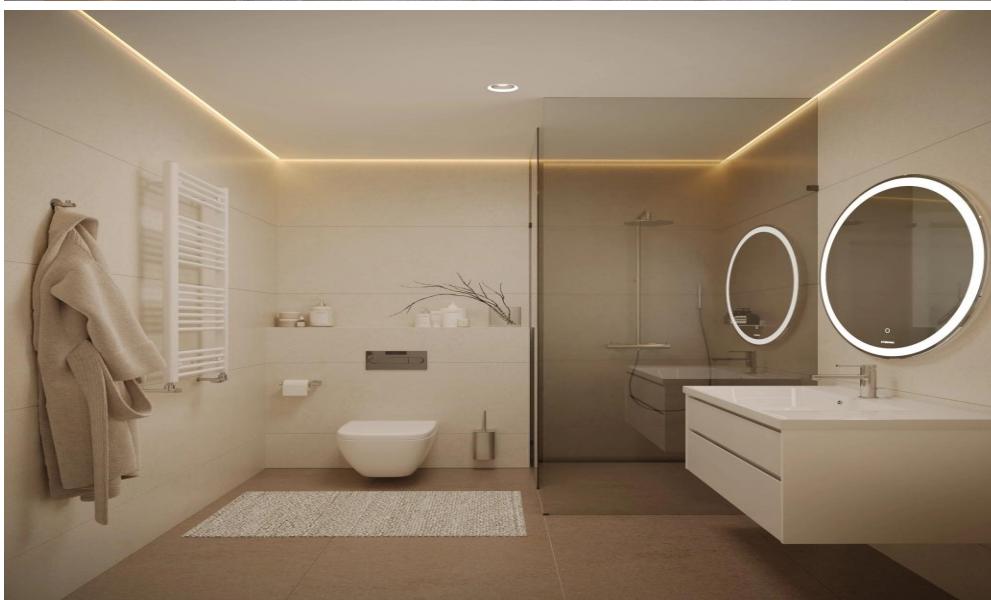
Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€790 000 on Feb 5, 2026







**302 3 BEDROOM**  
 INDOOR AREA: 108.0 m<sup>2</sup>  
 COVERED VERANDA: 17.8 m<sup>2</sup> + PLANTER: 0.8 m<sup>2</sup>  
 UNCOVERED VERANDA: 5.0 m<sup>2</sup>  
 STORAGE ROOM: 4.6 m<sup>2</sup>  
 PARKING LOT: 1  
 ROOF GARDEN: STORAGE & WC 18.1 m<sup>2</sup> + UNCOVERED 20.1 m<sup>2</sup>

