

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

Luxurious first line 2 bedroom apartment + office, located in Potamos Germasogeias of Limassol.

It consists of an open plan living/dining area and kitchen, laundry area, office, 2 good size bedrooms with master bedroom enjoying an en suite shower and a bathroom.

Its close to all amenities.

The building has a remote controlled entrance and cameras.

There is a communal swimming pool, covered and uncovered parking space and a storage.

Please call us for more information and a viewing.



### Property Info

### Plot / Area Info

### Additional info

Covered Area **94**  
 Heating **Underfloor Heating, Yes**  
 Air Conditioning **All rooms, Yes**

Parking **Covered, Yes**

Reference Number **15753**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **1**  
 View **Sea view**

### Amenities

### Location

- Balcony

**Location:** Potamos Germasogeias      Region: **Limassol**  
 Coordinates: **34.6997318 / 33.0873408**

## Price: €1 400 000 + VAT

VAT for this property is **€70,000** or **€266,000**. 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>~€52 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€14 894.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€1 400 000 on Oct 23, 2023











