

### 3 Bedroom Apartment for Sale in Germasogeia - Tourist Area, Limassol District

This well-maintained three-bedroom apartment is located in the central area of Potamos Germasogeias in Limassol, within walking distance of shops, schools, and just seven minutes from the beach. The apartment offers approximately 120 m<sup>2</sup> of covered living space plus spacious balconies.

The property features a large living room, separate fully equipped kitchen with storage space, three comfortable bedrooms with new mattresses, and a spacious bathroom with an additional guest toilet. The apartment is fully furnished and equipped with air conditioning in all rooms.

Additional features include new parquet flooring in the bedrooms, an alarm system, updated solar panels and hot wa...

#### Property Info

Covered Area **120**  
 Floor Number **2**  
 Energy Efficiency **B**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **243097**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

- Parking

#### Location

**Location:** Germasogeia - Tourist Area Region: **Limassol**

**Price: €430 000 + VAT**

VAT for this property is **€21,500** or **€81,700**. 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>~€13 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 583.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€430 000 on Mar 13, 2026



