


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

This modern two-bedroom apartment is part of a premium six-story residential development located just 200 meters from the sea in Limassol, offering a perfect blend of coastal living, comfort, and convenience. 

Designed with elegance and functionality in mind, the apartment features a contemporary open-plan layout, floor-to-ceiling windows, and a spacious veranda that seamlessly connects indoor and outdoor living spaces. High-quality finishes and thoughtful design create a bright and welcoming home environment.

### Key Features:

- Two well-proportioned bedrooms
- Open-plan living and dining area
- Modern kitchen with quality finishes
- Large veranda...

### Property Info

Covered Area	<b>97</b>
Covered Veranda	<b>12</b>
Floor Number	<b>5</b>
Total Number of Floors	<b>6</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>12403</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Potamos Germasogeias      Region: **Limassol**  
**Coordinates:** **34.70074808 / 33.09995056**

## 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 144.00/m<sup>2</sup></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 Mar 21, 2026







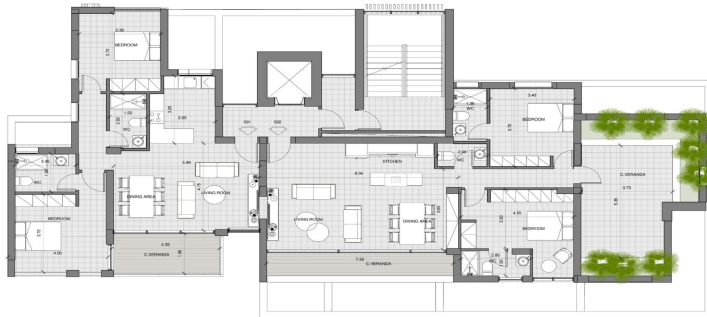
## PLANS APARTMENT

### APARTMENT 501

85m<sup>2</sup>  
Indoor

2  
Beds

8.3m<sup>2</sup>  
Covered  
Veranda



### APARTMENT 502

85m<sup>2</sup>  
Indoor

2  
Beds

12m<sup>2</sup>  
Covered  
Veranda