

2 Bedroom Apartment for Sale in Potamos Germasogeias, Limassol District

Set within a prestigious residential complex in Potamos Germasogeias, this sophisticated two-bedroom apartment offers an appealing blend of comfort, quality finishes, and a prime coastal setting just moments from the sea. Positioned on the first floor, the apartment features a well-composed interior layout extending onto a spacious covered veranda, creating an easy flow between indoor and outdoor living and an inviting setting for everyday living or hosting. The design focuses on clean lines, natural textures, and thoughtful detailing. A fully equipped designer kitchen, paired with high-end appliances, underfloor heating, and a VRV air-conditioning system, ensures year-round c...

Property Info

Covered Area	116
Covered Veranda	23
Floor Number	1
Total Number of Floors	5
Furnishing	Partially furnished
Energy Efficiency	B
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	17366
Property type	Apartment
Condition	Pre-Owned
Construction Year	2020
Bathrooms	2

Amenities

- Parking

Location

Location: Potamos Germasogeias Region: **Limassol**
Coordinates: **34.694496 / 33.077033**

Price: €845 000 + VAT

VAT for this property is **€42,250** or **€160,550**. 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	Excluded	Title transfer fee	~€30 400.00	Common expenses	None
		Price per SQM	€7 284.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€845 000 on Apr 29, 2026











