# 4 Bedroom Flat For Sale
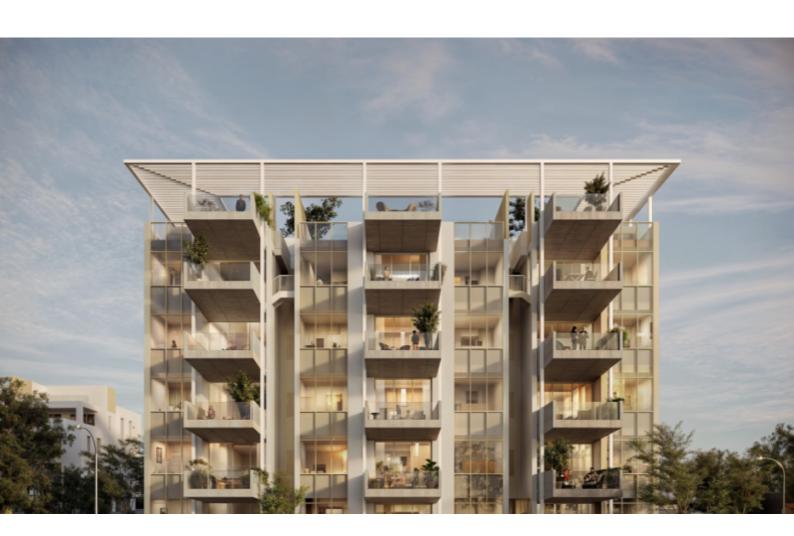
## €3,400,000 Negotiable

Potamos Germasogeias, Germasogeia, Limassol
New Build

## Key Facts

- 4 Beds
- 3 Baths
- 135 m² Covered Area
- 30 m² Covered Verandas
- Uncovered verandas: 83m$^2$
- New Build
- Title Deed: Available

## ID: 38228

## Indoor Features

- Air Conditioning
- CCTV system
- Covered Parking
- Fitted Kitchen
- Guest Toilet
- Master Bed
- Open-plan
- Pressurised Water System
- Reception
- Security System
- Under Floor Heating
- Underground Parking
- Utility Room
- Water Heater
- EPC Energy Class: A

## Outdoor Features

- Barbecue area
- Communal pool
- Heated Swimming Pool
- Private pool
- Solar System
- Standard Garden

## Description

Brand New First Class 3 + 1 Bedroom Ground Floor Apartment For Sale in Potamos Germasogeias, Limassol
Nestled within a prestigious new development in one of the most sought-after areas
It offers the utmost convenience and comfort, with a wide range of amenities nearby!
In addition, it boasts proximity to the beach and other tourist areas
Private swimming pool!
Communal Heated Pool and Kid's Pool!
Gym and Sauna!
Ground Floor
3 Bedrooms + 1 Separate Maids Studio
2 Bathrooms
1 Ensuite + 1 Family Bathroom + 1 Guest W/C
135m2 of Net Indoor area
21m2 of Maids Studio area
30m2 of Covered Veranda
83m2 of Uncovered Veranda
103m2 of Green Terrace area
2 Secure underground parking spaces with controlled access
Storeroom

VRV A/C

Underfloor Heating

Fitted kitchen with breakfast island/bar

Fitted Wardrobes

Walk-in wardrobe for the master bedroom

Open Plan

BBQ Area

Private garden with swimming pool

Highest-quality materials and finishes

High Ceilings

Secure and gated complex

Luxury Lobby

On-site Security

Concierge Services

Delivery Time: December 2027

This outstanding apartment is a compelling investment opportunity!

It is excellent for permanent living or a holiday home for a family

Contact us for full information and a private viewing

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