

## 4 Bedroom House for Sale in Oroklini, Larnaca District

Lovely Three – bedrooms Villa in Oroklini Area, Larnaca. Amazing location, close to all amenities, such as schools, supermarkets, bank, bakeries etc. Very easy access to Larnaca, Ayia Napa, Nicosia motorway. A short drive to Larnaca Center. Excellent access to the tourist area of Oroklini and other points of interest such as Oroklini Beach.

Villa for sale in a prime location in Larnaca City Center. The property has 170sq.m of internal covered area into 370sq.m of plot and it consists of an open plan kitchen, a lovely living room and one guest W/C.on the ground floor. On the first floor, this modern villa consists of three bedrooms and three en – suite bathrooms with W/C.

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Property Info		Plot / Area Info		Additional info	
Covered Area Air Conditioning	170 All rooms, Yes	Plot area Pool Parking	370 Yes Covered, Yes	Reference Number Property type Condition	51824 House Brand New
		raikiliy	Covereu, res	Bathrooms	3

Amenities Location

• Guest WC Location: Oroklini Region: Larnaca

Coordinates: 34.959378 / 33.653524



Price: €620 000 + VAT

VAT for this property is **€41,212** or **€117,800**. 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	None	Common ovnences	None
		Price per SOM	€3 647.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kalogirou Real Estate**

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A

Phone: **+35724003723** 

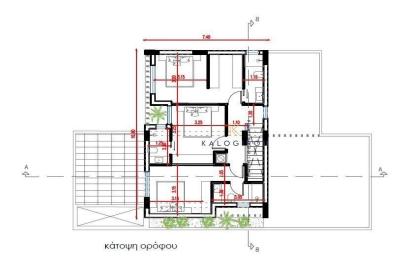
## **Price change history**

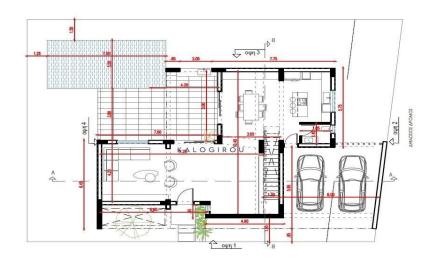
€620 000 on May 30, 2025











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