

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

Modern Family Home with Private Pool & Garden in Peaceful Oroklini Village

Located in a serene residential area of Oroklini Village, just 5 minutes from the popular Dekeleia Beach, this property is ideal for those seeking a high-quality lifestyle with convenient access to both nature and urban amenities.

### Key Features

Private swimming pool  
 Landscaped garden area  
 Stylish barbecue area  
 Outdoor bar & poolside relaxation lounge  
 Outdoor shower and sitting areas perfect for entertaining or unwinding  
 Sold fully furnished with modern-style furniture  
 High-quality equipment and finishing materials  
 Contemporary design that combines ...

### Property Info

Covered Area	<b>200</b>
Furnishing	<b>Furnished</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>400</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>58274</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2018</b>
Bathrooms	<b>3</b>

### Amenities

- Garden

### Location

**Location:** Oroklini Region: **Larnaca**

## Price: €350 000 + VAT

VAT for this property is **€29,750** or **€66,500**. 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>~€10 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 750.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€350 000 on Jun 13, 2025







