

3 Bedroom House for Sale in Oroklini, Larnaca District

Three-Bedroom Villa Just 100m from the Beach – Dhekelia Road, Larnaka

Located just a one-minute walk from the sandy beach, this second-line villa offers stunning uninterrupted sea views without the premium of direct beachfront pricing. Situated on a 443 m² plot, the home features 130 m² of internal living space and 37 m² of covered verandas, blending indoor comfort with outdoor Mediterranean lifestyle.

Property Features:

- Plot Area: 443 m²
- Covered Internal Area: 130 m²
- Covered Verandas: 37 m²
- Uncovered First-Floor Veranda: 37 m² with panoramic sea views
- Bedrooms: 3, all oriented toward sea breeze and natural light

Price: €850 000 + VAT

VAT for this property is **€54,614** or **€161,500**. 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	Excluded	Title transfer fee	~€30 600.00	Common expenses	None
		Price per SQM	€5 090.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty ltd
Phone: +35795129336, +35799409010			

Price change history

€850 000 on Jun 19, 2025







