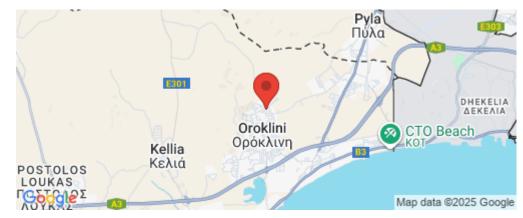
# INDEX

### **1** Bedroom Apartment for Sale in Oroklini, Larnaca District

Located in the sought-after area of Oroklini, this modern one-bedroom apartment offers comfort and convenience just 5 minutes from the beach and 10 minutes from Larnaka International Airport.



With easy access to the highways leading to Nicosia, Limassol, and Ayia Napa, and close proximity to Larnaka city center, schools, supermarkets, and local amenities, it's ideal for both permanent living and holidays.

A great choice for those seeking a well-connected coastal property.

Property Info		Plot / Area	Info	Additional info	
Covered Area	55			Reference Number	7483
Covered Veranda	5			Property type	Apartment
Floor Number	1	Parking	Covered, Yes	Condition	Under Construction
Total Number of Floo	ors <b>2</b>			Bathrooms	1
Energy Efficiency	Α			View	Mountains view
Amenities	Location				
Parking	Location: Oroklini Coordinates: 34.9896705	es: 34.989670571239 / 33.657152648035			



### Price: €145 000 + VAT

VAT for this property is €7,250 or €27,550. 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 Price per SQM	None €2 636.00/m²	Common expenses	None
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#### **Representative: RealDeal Estates**

Registration number	1311	Email	info@realdeal.cy			
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited			
Phone: +35725255505, +35794001333						

### **Price change history**

€140 000 on Jul 5, 2025 €145 000 on Aug 28, 2025

### INDEX

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## **INDEX**

