

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

- 3 bedrooms
- 3 W/C
- Internal Area 150m<sup>2</sup>
- Covered Verandas 17m<sup>2</sup>
- Uncovered Vernadas 16m<sup>2</sup>
- Roof Garden 41m<sup>2</sup>
- Plot Area 313m<sup>2</sup>
- Photovoltaic Panels
- A/C
- Smart Home
- Underfloor heating & heated towel rails in all bathrooms
- Only 300 meters to beaches



### Property Info

Covered Area **150**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **313**

### Additional info

Reference Number **13356**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Guest WC

### Location

**Location:** Oroklini  
Coordinates: **34.982795567152 / 33.654616921016**

Region: **Larnaca**

## Price: €580 000 + VAT

VAT for this property is **€29,000** or **€110,200**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 867.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€580 000 on Aug 8, 2025





**TYPE B - Floor Plan Ground Floor**



**TYPE B - Floor Plan 1st Floor**

