

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

4 bedroom villa for sale in Oroklini, Larnaca. It has a spacious living room, kitchen, four bedrooms, three bathrooms and a guest toilet. Fully furnished and equipped with household appliances and air conditioning, there is a fireplace. Covered parking and a beautiful, large garden are available. The house is well located close to all amenities and close to the sea.

### Property Info

Covered Area	<b>300</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>171221</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>4</b>

### Amenities

#### Location

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

## Price: €700 000 + VAT

VAT for this property is **€84,000** or **€133,000**. 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>~€24 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 333.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

## Price change history

€499 000 on Aug 12, 2025  
 €599 000 on Aug 30, 2025  
 €700 000 on Oct 14, 2025

