

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

Detached, 3- Bedroom Villa with Roof Garden for sale in Oroklini area, Larnaca. Amazing location, close to all amenities, such as schools, supermarkets, bank, bakeries and to the beach. City of Larnaca is 15- minute drive away and Larnaca International airport is 20-minute drive away. Very easy access to Larnaca, Ayia Napa, Nicosia motorway. ✖

Double storey villa for sale in Oroklini area, Larnaca. The house has internal covered area of 170 sq.m with plot area of 354 sq.m. The ground floor consists of an open plan kitchen with island, living, dining area and a shower room. The first floor consists of three bedrooms, master bedroom is with walk in closet & en suite shower and a co...

#### Property Info

Covered Area **170**  
Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **354**  
Pool **Yes**  
Parking **Covered, Yes**

#### Additional info

Reference Number **52973**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

#### Amenities

- Garden

#### Location

**Location:** Oroklini Region: **Larnaca**  
Coordinates: **34.977754604251 / 33.67025743962**

## Price: €680 000 + VAT

VAT for this property is **€45,200** or **€129,200**. 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>€4 000.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
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## Price change history

€680 000 on Sep 10, 2025









**TYPE C - Floor Plan Ground Floor**



**TYPE C - Floor Plan 1st Floor**



**TYPE C - Floor Plan 2nd Floor**

