

## 2 Bedroom Apartment for Sale in Oroklini, Larnaca District

Nestled in a quiet neighborhood of Oroklini in Larnaca, this new residential development presents a selection of modern one- and two-bedroom apartments, designed to blend modern comfort with timeless elegance. Ideally positioned, it offers the perfect balance of privacy and convenience – just a short drive from the beach and surrounded by all essential amenities, including schools, supermarkets, local shops, and pharmacies. The two-storey building features thoughtfully designed apartments, including exclusive ground-floor two-bedroom units that ensure a private and tranquil lifestyle. Each home boasts a cozy veranda, ideal for savoring a morning coffee or evening sunsets, whil...



### Property Info

Covered Area	<b>74</b>
Covered Veranda	<b>7</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>14326</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Oroklini      Region: **Larnaca**  
Coordinates: **34.977939 / 33.654593**

**Price: €162 000 + VAT**

VAT for this property is **€8,100** or **€30,780**. 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>~€3 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 189.00/m²</b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€162 000 on Oct 9, 2025





