

5 Bedroom House for Sale in Oroklini, Larnaca District

Luxurious five-bedroom villa just 80 meters from the beach, offering stunning sea views, a private swimming pool, and a beautifully landscaped garden. X

Villa Features:

- Expansive open-plan living and dining area
- Modern custom kitchen with granite worktops
- Five spacious bedrooms with high-quality finishes
- Energy-efficient insulation, windows, A/C, and central heating
- Provision for high-speed internet

Outdoor & Lifestyle:

- Private swimming pool and elegant pool terrace
- Landscaped garden and dedicated BBQ area
- Covered parking
- Optional roof garden with panoramic views

Located along ...

Property Info	Plot / Area Info	Additional info
Covered Area	200	Plot area 330
Total Number of Floors	2	Pool Yes Parking Covered, Yes

Amenities	Location	Region:
• Parking	Location: Oroklini Coordinates: 34.967227500751 / 33.665070519635	Larnaca

Price: €1 300 000 + VAT

VAT for this property is **€110,500** or **€247,000**. 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	Excluded	Title transfer fee Price per SQM	~€48 600.00 €6 500.00/m²	Common expenses	None
-----	-----------------	-------------------------------------	--	-----------------	-------------

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

€1 300 000 on Dec 5, 2025

