

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

For sale a modern spacious three-bedroom house in the area of Oroklini, Larnaca, just a few minutes from the sea. The house is located on a plot of 270 m2. The interior of the house, with an area of 155 m2, turns into a roof garden with an area of 30 m2. Only high-quality materials were used in the construction and decoration, which guarantees durability and impeccable appearance. The heat-insulating facade, heat-insulated doors and windows ensure high energy efficiency and reduce utility costs. There is a covered parking for the car.

#### Property Info

Covered Area	<b>185</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number	<b>194034</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

#### Amenities

##### Location

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

## Price: €385 000 + VAT

VAT for this property is **€29,447** or **€73,150**. 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>€2 081.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
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## Price change history

€375 000 on Dec 19, 2025

€385 000 on Jan 25, 2026



