


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

Top Floor, Two Bedroom Flat with Roof Garden for sale in Oroklini area, Larnaca. Set on a peaceful and tranquil environment, close to several amenities such as shops, restaurants and school. With easy access to the highway and a 15-minute drive to Larnaca city. 

Brand new apartment for sale in Oroklini, Larnaca. It is on the third floor & consists of an open plan kitchen- living-dining area, a main bathroom with shower, two bedrooms-one of them en suite, spacious covered veranda and roof garden with sea view. The apartment has allocated covered parking, storage.

The residents have access to the development's common swimming pool.

The apartment is part of an excl...

### Property Info

Covered Area **75**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **55707**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**  
View **Sea view**

### Amenities

- Elevator

### Location

**Location:** Oroklini  
Coordinates: **34.972994043557 / 33.652340621999**

Region: **Larnaca**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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>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>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35724003723</b>			

## Price change history

€300 000 on Apr 23, 2026







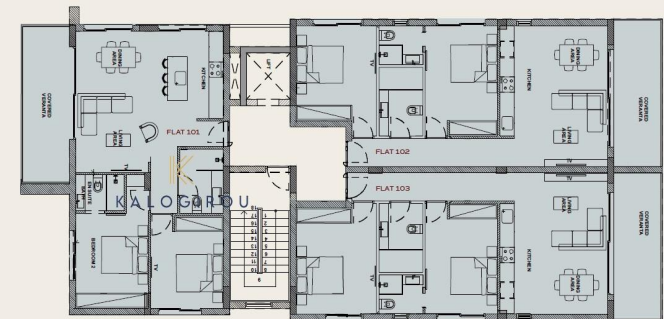




FLOOR PLAN | GROUND FLOOR

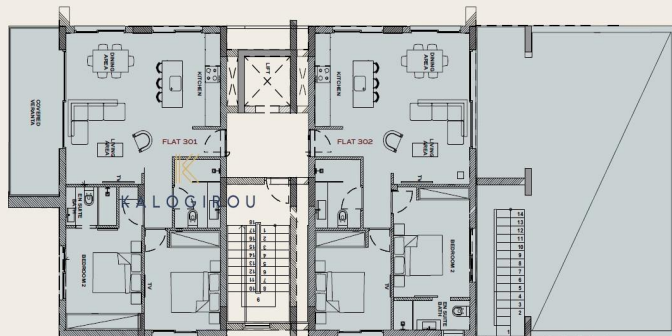
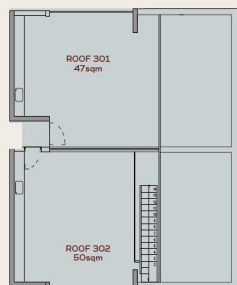


FLOOR PLAN | 1st FLOOR



FLAT NO.	BEDS	BATHS	COVERED AREA	COVERED VERANDA	UNCOVERED VERANDA	TOTAL AREA SQM	COVERED PARKING	POOL	STORAGE
101	2	2	75sqm	12sqm	-	87sqm	1	YES	YES
102	2	2	75sqm	12sqm	-	87sqm	1	YES	YES
103	2	2	75sqm	12sqm	-	87sqm	1	YES	YES

## FLOOR PLAN | 3rd FLOOR



FLAT NO.	BEDS	BATHS	COVERED AREA	COVERED VERANDA	ROOF GARDEN	TOTAL AREA SQM	COVERED PARKING	POOL	STORAGE
301	2	2	75sqm	12sqm	47sqm	134sqm	1	YES	N/A
302	2	2	75sqm	25sqm	50sqm	150sqm	1	YES	N/A