



#12783

# ? Modern 3-Bedroom House in Tranquil Oroklini in Larnaca (12783)

📍 Oroklini, Larnaca

€325,000 +VAT











# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 3		 2		 137 m <sup>2</sup>	
Type		House			
Toilets		3			
Plot		202 m <sup>2</sup>			
Status		Off plan			
Year of construction		2027			
Furnished		Unfurnished			
Structure		Concrete			
Facade		Concrete			
Energy efficiency rating		 A			

## Description

Modern 3-Bedroom Home in Peaceful Oroklini, Larnaca  
Price: €325,000 +VAT | Off-Plan | Completion: March, 2027

Nestled in a quiet residential area of Oroklini, just minutes from the sea and with seamless access to the highway and main roads, this beautifully designed off-plan house offers the perfect balance of modern living and everyday convenience. Construction starts October 2025.

Spread over two floors, the home features a bright and spacious open-plan layout, combining a modern kitchen with an island, dining area, and living room – ideal for both relaxing and entertaining. Three well-proportioned bedrooms, including a master with en-suite shower, ensure comfort and privacy, while a guest WC adds practicality to the design.

With a total covered area of 137 m<sup>2</sup>, the property also boasts a generous covered veranda (16.16 m<sup>2</sup>), a large courtyard (95 m<sup>2</sup>), and covered parking for one car. The plot location provides additional space, natural light, and a sense of openness.

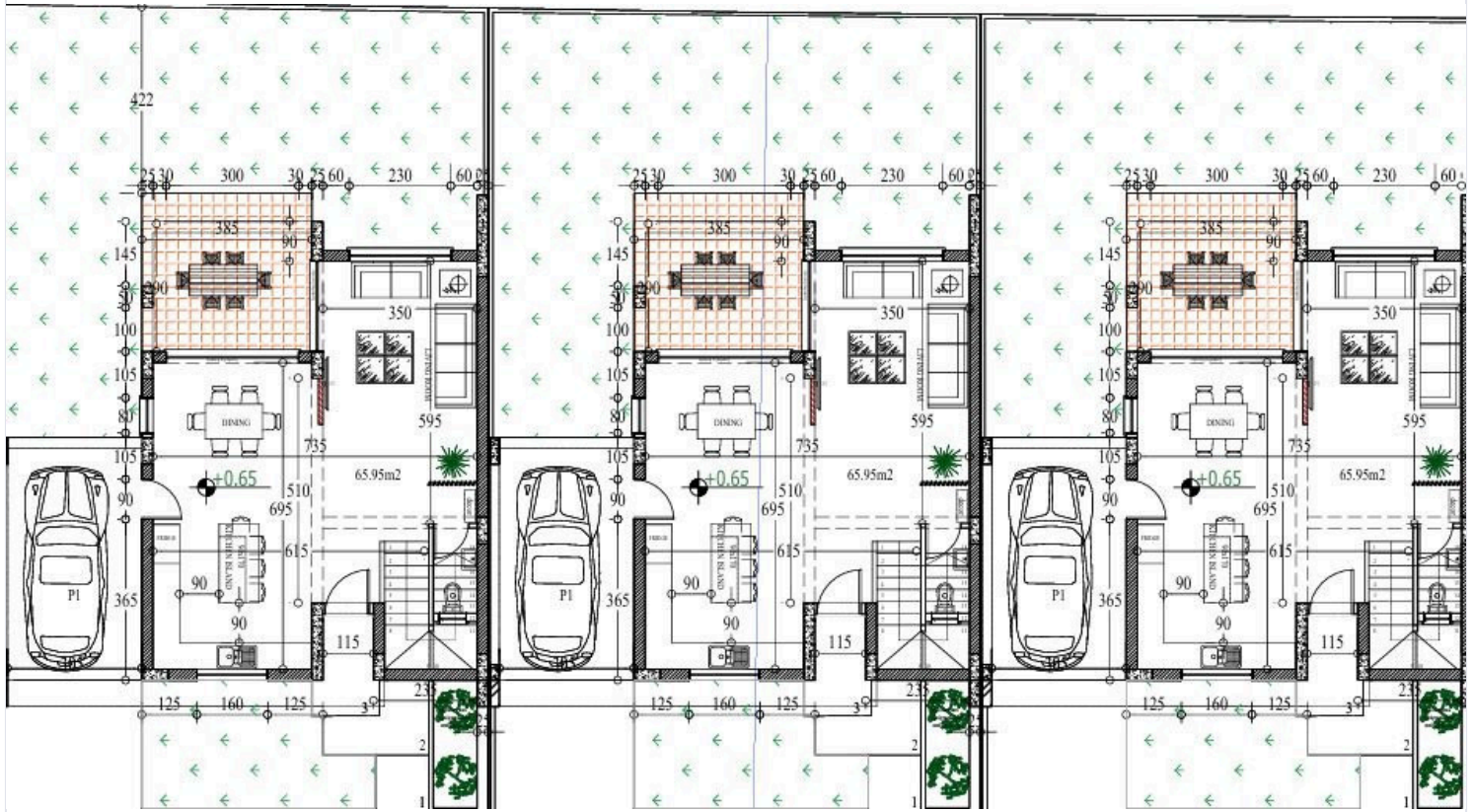
Designed for long-term efficiency, the home is rated Energy Class A and includes provisions for air conditioning and heating, thermal insulation, solar water heating, and double-glazed windows. Elegant touches like granite countertops, a kitchen island, and modern finishes throughout reflect both quality and style.

Located just 1.2 km from the sea, with amenities nearby (550 m , Zorpas Bakery), public transport within 600 m, and Larnaca International Airport only 14 km away, this property is an ideal option for families, professionals, or investors seeking a future-ready home in one of Larnaca’s most up-and-coming areas.





# Floor plans



# Additional information

## Facilities

Aircondition, Provision

Solar water heater

Heating, Provision

Storage

Parking, Covered

## Features

Balcony

Combined kitchen and dining area

Double glazing

Garden, large

Internal stairs

Modern design

Thermal insulation

Bath

Connected to electric mains

En suite shower

Granite countertops

Investment opportunity

Open plan

Veranda

Bright

Courtyard

Garden

Guest WC

Kitchen island

Shower

Veranda, large

## Distances

Amenities

 550 m

Airport

 14 km

Sea

 1.2 km


Public transport

 600 m

## Contact us



**Stefania Spyridou**

 (+357) 99810880

 stephaniaSpyridou@gmail.com

