

Property Code:	A9947	Type:	Sale - House/Villa
Location:	Larnaca - Oroklini	Internal Area:	171 m ²
Plot Area:	321 m ²	Bedrooms:	4
Bathrooms:	3	Year of construction:	2027
Status:	Under Construction	VAT:	+ VAT

Property features:

Covered Parking Detached Roof Garden Swimming Pool

Description:

Luxury 4-Bedroom Villa for Sale in Oroklini Tourist Area

Discover this stunning 4-bedroom villa in the sought-after **Oroklini tourist area**, just **1km from the sparkling sea** and a short **23km drive from Larnaca Airport**. Perfect for both permanent living and holiday retreats, this modern property offers a blend of comfort, style, and exclusivity.

Property Features:

- **Covered Area:** 171m²
- **Plot Size:** 321m²
- **Covered Veranda:** 7m²
- **Uncovered Veranda:** 15m²
- **Roof Garden:** 30m²
- **Private Swimming Pool**
- **Exclusive Gated Project** (Only 9 houses in total)

Why Choose This Villa?

Prime Location - Peaceful yet close to beaches, restaurants, and amenities.

Private Pool & Outdoor Living - Enjoy sunny days by your own pool and relax in the spacious verandas or roof garden.

Excellent Connectivity - Just 23km from Larnaca Airport, ideal for travelers and investors.

Low-Density Development - Only 9 villas in the project, ensuring privacy and tranquility.

This is a rare opportunity to own a **modern, high-quality villa** in a prime Cyprus location. Perfect for families or as a rental investment in a thriving tourist area.

5 year Warranty applies to the Exterior Renders!!!

3 year Warranty applies to the Internal Technical Specifications!!!

Contact us today to arrange a viewing!



