444 1 599
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LUXURIOUS PROJECT IN BUYUKCEKMECE / ISTANBUL $2,203,000

Lot No: en9052
Area (m2): 406
Land Area (m2): 1800
Number of Rooms: 1
Bedrooms: 5+
Bathrooms: 4
Balconies: 1
Terraces: 1
Floor: 0

Property Features;

Balcony
Parking
Terrace
Swimming Pool

Description;

Project is a pinnacle of luxury villa development, spanning 287,000 square meters in the coveted Buyukcekmece villa district of Istanbul. This exceptional project features 225 meticulously designed
detached villas, each with a private pool and extensive garden space.
With a focus on exclusive villa living, Project enhances architectural brilliance and premium materials, offering mesmerizing sea and lake views. The south-facing living spaces provide panoramic vistas that
capture the lake's tranquility and the sea's grandeur.
Crafted by EMS Yapı, a renowned construction company dedicated to contemporary aesthetics and top-tier
materials, Brand Vadi Istanbul embodies their commitment.
At its core, Project integrates private villa living into its design philosophy. The fusion of modern architectural elements and exceptional materials distinguishes this project.
With villa options ranging from 5+1 to 10+1 layouts, and sizes from 406 to 876 square meters, every family can
find their ideal home within this remarkable development.

PROJECT SPECIALTIES;
 Private Swimming Pools
 Fire Pit
 Swimming Pools (Indoor & Outdoor)
 Sauna, Turkish Hammam
 Fitness Center
 Children's Playground
 Basketball and Football Fields
 Pond and Water Feature
 Cinema Hall
 Meeting Room & Art Center
 Adult Activity Area

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 24/7 Security
 Rest Areass
 Commercial Units (Macro Center,
Renowned Restaurants & Cafés, Pharmacy)
TRANSPORTATION
 E5 Highway (15 mins)
 TEM (E-80) Highway (5 mins)
 Istanbul Airport (30 mins)
EDUCATIONAL INSTITUTIONS:
 Istanbul University (5 mins)
 Beykent University (10 mins)
 Istanbul Esenyurt University (18 mins)
 Istanbul Arel University (22 mins)
 Kültür College (5 mins)
 Community School (10 mins)
 ALKEV Private College (2 mins)
 MEV Private College (8 mins)
 Bahçeşehir College (20 mins)
 Doğa College (15 mins)
 Okyanus College (12 mins)
RECREATIONAL AREAS:
 Bahçeşehir Pond (10 mins)
 Büyükçekmece Marina (10 mins)
 Gürman Equestrian Sports Club (6 mins)
 International K-9 and Horse Club (8 mins)
 Akbatı Shopping Mall (10 mins)
 Perlavista Shopping Mall (17 mins)
 City Center Shopping Mall (18 mins)
 Mall of Istanbul (30 mins)
HOSPITALS;
 Medicana Hospital (20 mins) Liv Hospital (15 mins)

Ownership fee 2.5%
Tax: 20%

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Metrekare Bilgileri

5+1 Tek Kat Bahçe

1	GİRİŞ HOLÜ	5,00 m²
2	VESTİYER	4,00 m²
3	HOL	13,70 m²
4	W.C.	5,00 m²
5	SALON	50,00 m²
6	MUTFAK	26,80 m²
7	KİLER	3,30 m²
8	ÇALIŞMA ODASI	9,10 m²
9	KORİDOR	9,00 m²
10	YATAK ODASI 1	15,50 m²
11	BANYO 1	3,50 m²
12	YATAK ODASI 2	15,50 m²
13	BANYO 2	3,50 m²
14	EBV. YATAK ODASI	27,90 m²
15	EBV. BANYO	6,30 m²
16	YATAK ODASI 3	12,50 m²
17	BANYO 3	3,00 m²
18	ÇAMAŞIR ODASI	8,00 m²
19	TEKNİK ODA	4,00 m²
20	TERAS 1	42,20 m²
21	TERAS 2	10,80 m²
22	ALT KOT GARAJ + DEPO	44,00 m²



NET ARSA ARALIĞI
750-1270 m²

BRÜT ARSA ARALIĞI
1070-1800 m²

NET ALAN
322,60 m²

HAVUZ
27,00 m²

GENEL BRÜT ALAN
406,00 m²