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### Quality luxury complex in Istanbul

*Turkey, Istanbul*

Price:	€ 200 000
Object type	Apartment, House, Twin Houses, Penthouse
House type	New project
Market	New building
Year built	2021
Bedrooms	2
Number of rooms	3
Land area	148,71 m2
Apartment/building area	111 m2
Category	For sale



The project is located on the Asian side of Istanbul (Maltepe/Baghdad area). This area is unique in that it is a harmonious combination of traditional social atmosphere and modern lifestyle, the area is focused on family life. Thanks to this advantageous location, this project offers investment opportunities and high rental income.

The project includes universal residential units, luxury apartment options from 1 + 1 to 4 + 1 with balconies are available. Average prices for available units range from 1.634.000 TL - 5.315.000 TL. The project is also currently finalizing plans for major new real estate projects across Turkey.

#### Project location

The project is located in the Asian part of Istanbul in the Maltepe / Baghdad area. This is one of the most popular and luxurious areas of Istanbul. With world famous shopping malls, trendy cafes and restaurants.

#### Distance to project

21 km to Sabiha Gokcen Airport

4 minutes to highway E-5

next to Hilltown shopping center



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More than 13 Hospitals within 3 km

4 km from Maltepe metro station (M4)

650 m to Maltepe Sahil Public Park

850 m from Sureyya Plaji Metro Station (Marmaray)

4 km to the famous Baghdad street (the project is located on the same street)

International travel has become even easier thanks to the proximity of Sabiha Gokcen Airport.

Features of this project

The total building land area is 11,669 m<sup>2</sup>, and the total area of landscapes and social facilities is 3,800 m<sup>2</sup>.

This new project includes a variety of residential plots from (1 + 1 to 4 + 1) with an area (76 m<sup>2</sup> - 299 m<sup>2</sup>).

The apartments include spacious apartments with balconies overlooking the magnificent Sea of Marmara and the sights of the city.

Building structures fully comply with international building standards by providing sufficient ventilation.

Residential units include fully equipped kitchen areas with international brand furniture, as well as exquisite marble and (1-3) stylish bathrooms are available.

This project uses high quality building and finishing materials such as reinforced steel front doors, double glazing, enhanced air conditioning and security systems.

The project also has its own shopping mall, communal pools and community area.

Why this project?

The project is suitable for obtaining Turkish citizenship.

High return on investment and rising rental rates.

Cash discounts and flexible payment plans.

Breathtaking view of the stunning Sea of Marmara and city lights.

High-quality materials were used at all stages of construction.

Proximity to the metro and transport interchange, this makes it easier to travel around the city.

Everything you need in your daily life, from shopping, entertainment to schools and parks.

Is the Project suitable for those who want to become a Turkish citizen?

Yes, this housing project is suitable for obtaining Turkish citizenship, which has the following advantages:

Benefits of the pension system.

Fast process of obtaining citizenship and passport, only up to 3 months.

Multinationality and the possibility of non-disclosure of information about wealth.

Security, Democracy and Freedom of Life in Middle East European Turkey.



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Comprehensive health insurance and quality education for the whole family.

Having such a prestigious passport provides the security of a guaranteed return on investment.

The possibility of visa-free visits to more than 116 countries by personal, more than 155 by business passports. In addition to the possibility of including EU countries in the near future.

What services does the project provide?

24/7 Concierge

Covered parking

Cafes and restaurants

organic garden

Playgrounds

Smart Home Systems

Open air cinema

Shopping street and medical district

Indoor / outdoor and children's pools

Fitness center, bike and jogging paths

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