

KAĞITHANE PROJECT

A NEW FORMULA FOR INVESTMENT AND LIVING

AN EXQUISITE PROJECT FROM A PROMINENT DEVELOPER

The developer company was founded in April 2010 with a young and dynamic team to achieve innovative and respectable real estate projects with a wide range offices, residential and commercial buildings. Located in the most strategic areas of Istanbul, the projects of the developer distinguish themselves from others with their unique visions and meticulous architectural details. The total value of 2 billion TL realized construction investment is one of the essential proofs of its progress and success.

Prestigious Projects

Strategic Locations

Robust Partners

Accomplished Investment

MEET KAĞITHANE PROJECT

Kağıthane Project is one of the most innovative projects of the developer. Offering a visionary investment model, the project stands out with its first-class social amenities and additional features. From cozy and effective workspaces to spacious terraces, every detail is specially designed to meet the needs of its residents. The Project is suitable for long and short-term accommodations and offers smartly designed offices.



An aerial photograph of a modern business hub at sunset. The sun is low on the horizon, casting a warm, golden glow over the city. In the foreground, a large, modern building with a curved, multi-story facade and a flat roof is prominent. The building has a series of horizontal lines and a central section that is slightly elevated. To the left of the building, there is a large, curved road and a green area with some trees. In the background, a dense urban landscape is visible, with many buildings and a river or canal winding through the city. The overall scene is a mix of modern architecture and natural elements, with the sun's glow creating a dramatic atmosphere.

ENJOY THE EXCLUSIVITY OF BEING IN THE MIDDLE
OF BUSINESS HUB AND ATTRACTION CENTERS

KAĞITHANE PROJECT ENCOMPASSES LOW-RISE HORIZONTAL BUILDINGS
COMBINED WITH SPACIOUS GARDENS AND TERRACES.



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UNIQUE CONCEPT OF LIVING: THE SUPERIOR SUITES

The Superior Suites concept is designed to provide a premium lifestyle to its residents. The residents can either enjoy a hotel's comfort and take advantage of this unique concept or rent their units in the reliable management of The Superior Suites. The high-quality services provided by The Superior Suites, such as concierge, reception, personal assistance and healthcare, offer a luxurious lifestyle.

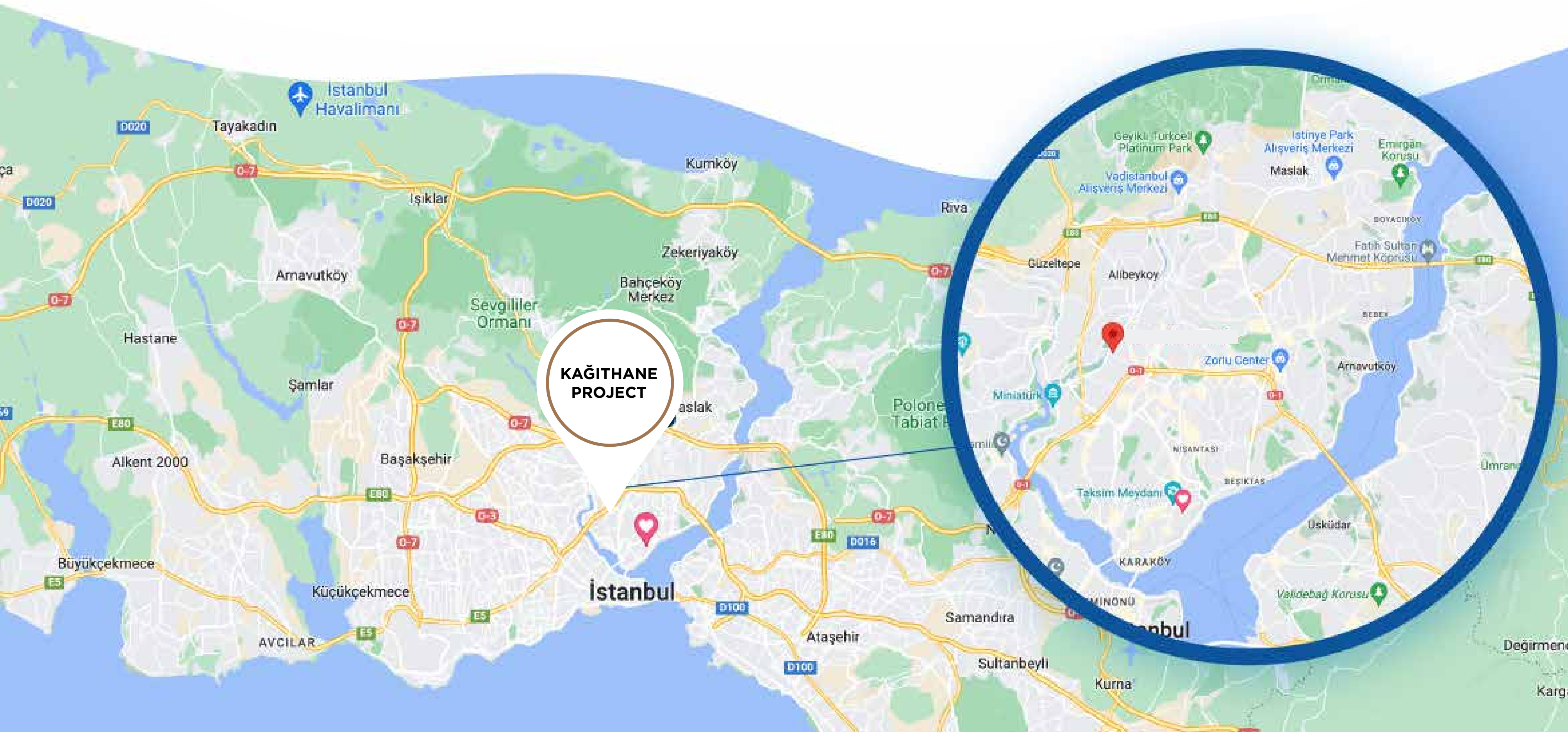
CRITICAL LOCATION AT THE CENTER OF

BUSINESS DISTRICTS

MIDPOINT OF 4 MAIN DISTRICTS

HIGHEST CAPITAL APPRECIATION

FASTEST DEVELOPING AREA



Attraction Centers:

İstinye Park Shopping Mall 13 km
Vadi İstanbul Shopping Mall 4 km
Zorlu Shopping Mall 6 km
Cevahir Shopping Mall 4 km
Taksim Square 8 km
Historical Peninsula 10 km

Strategic Locations:

Bomonti Tunnel 4 km
Kağıthane Metro 50 m
Çağlayan Courthouse 2 km
Private Levent Hospital 5 km
Levent 8 km
Maslak 9 km
D-100 Motorway 10 km
Istanbul Airport 30 km

Nearby Hotels:

Fraser Place Hotel 4 km
Hilton Garden Inn 4 km
Sheraton Hotel 5 km
Mövenpick Hotel 6 km
Radisson Hotel 5 km

THE ARCHITECTURAL DETAILS

Total Saleable Area: 13.700 m²

Total Terrace Area: 2.400 m²

Total Area of Social Facilities: 1700 m²

Coworking Area: 300 m²

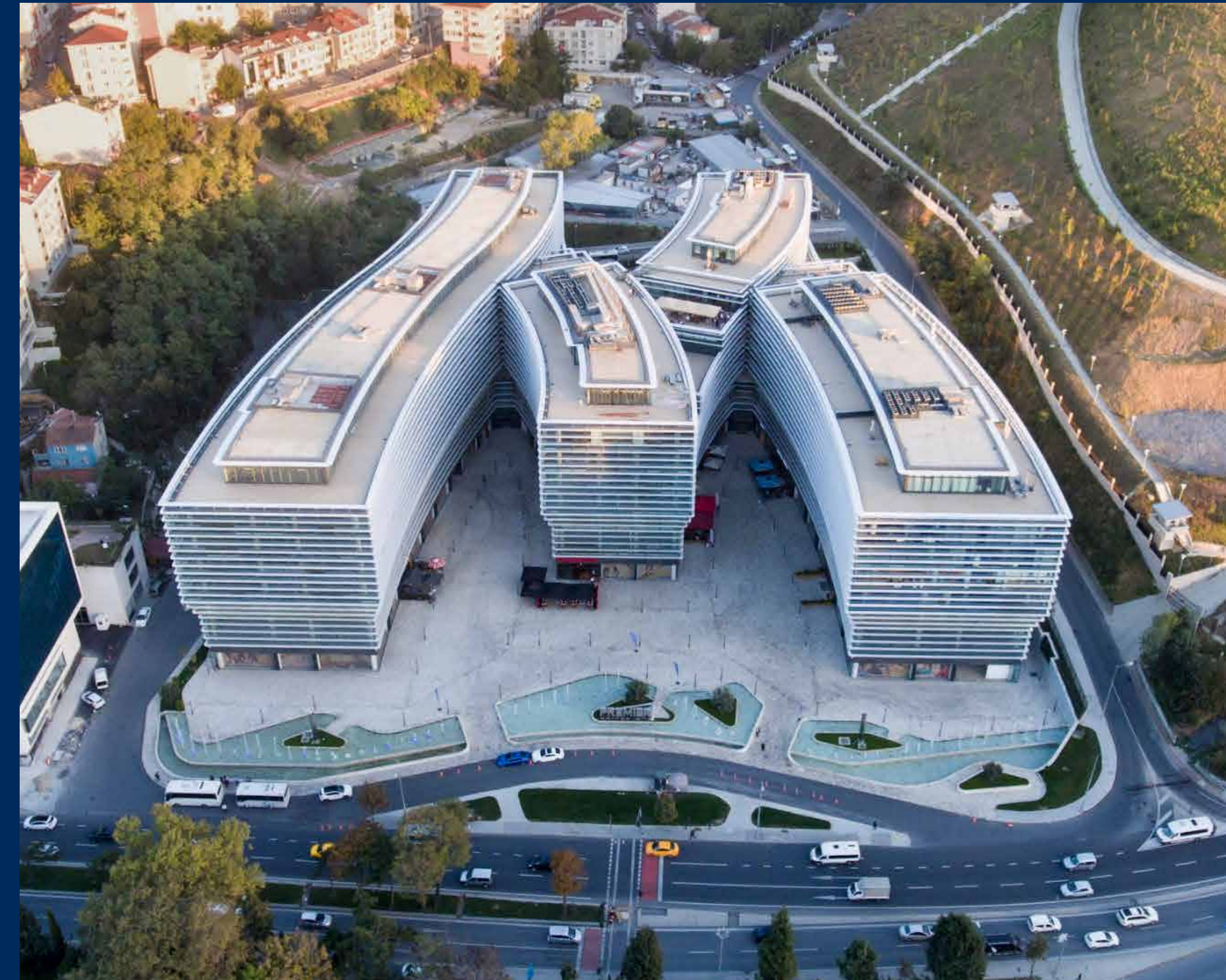
Unit Details

Block B

Total Number of Units: 177

Floors in Phase 1: 4 Floors in Total (2nd-4th-5th-6th)

Unit Type: Serviced Apartment Model



A UNIQUE LIVING CONCEPT WITH RICH SOCIAL AMENITIES

Recreation Areas

Cafe & Restaurant

Gym

Cleaning Services

Reception Services

Bellboy Services

Healthcare Services

7/24 Security

7/24 Room Service

Kids Playroom

Lounge & Bar

Game Center

All Sports Lounge

Concierge

IT Support

Secretarial Services

Additional Services:

Car Rental

Housekeeping

Valet Parking

Laundry



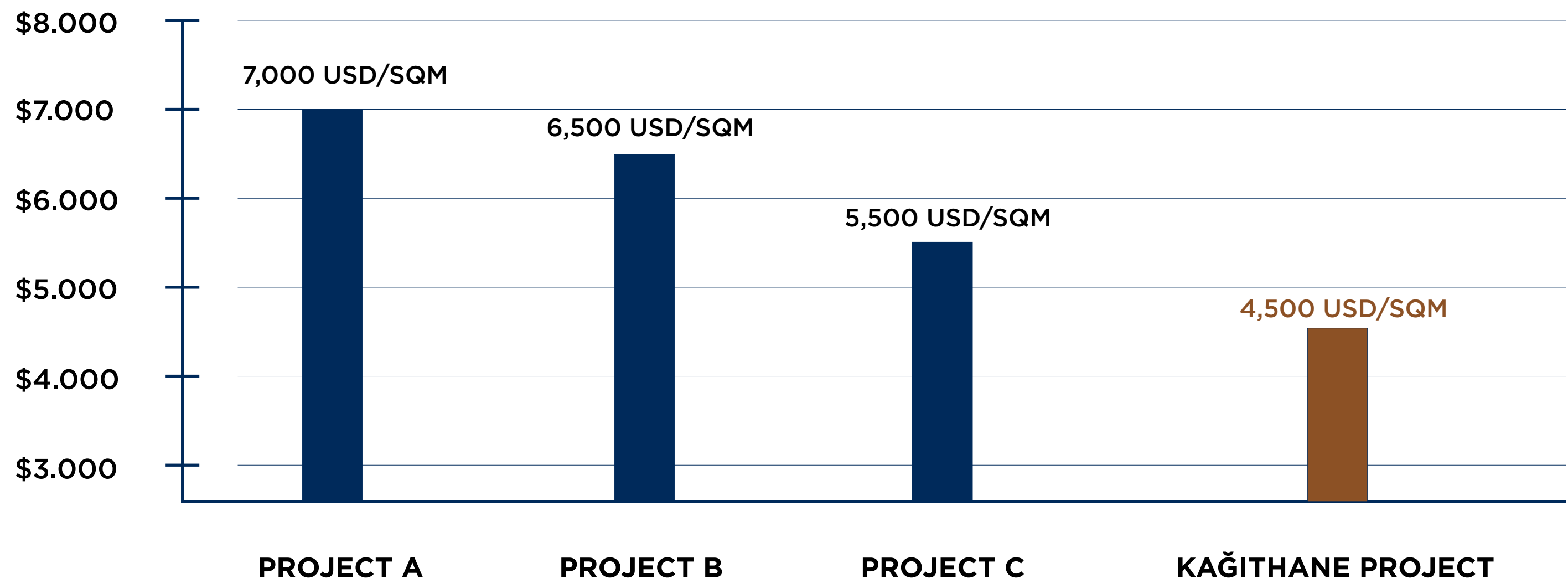
WHY INVEST IN KAĞITHANE PROJECT

1
BELOW MARKET PRICE

2
HIGH RENTAL INCOME

3
WELL-STRUCTURED EXIT STRATEGY

MARKET COMPARISON



Kağithane project has reasonable prices compared to the market.

HIGH RENTAL INCOME

3% IN ₺

THE AVERAGE RENTAL INCOME IN TURKEY

5-6% IN \$

EXPECTED YEARLY ROI IN KAĞITHANE PROJECT

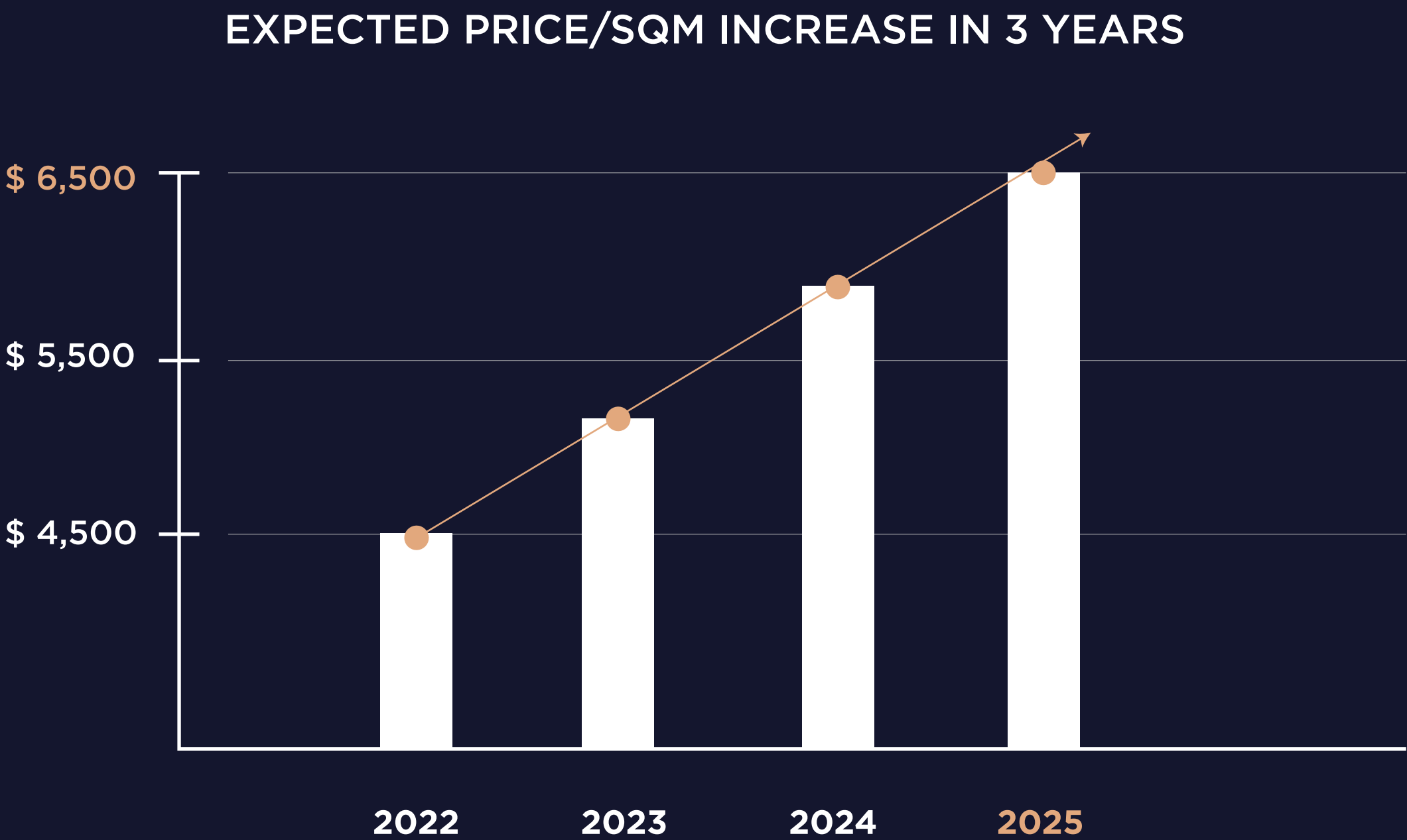
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Branded furnished suites
have high rental income with professional
property management service.



WELL-STRUCTURED EXIT STRATEGY

Units offering high ROI are always easier to exit. Capital appreciation is already realized due to the below market value pricing.



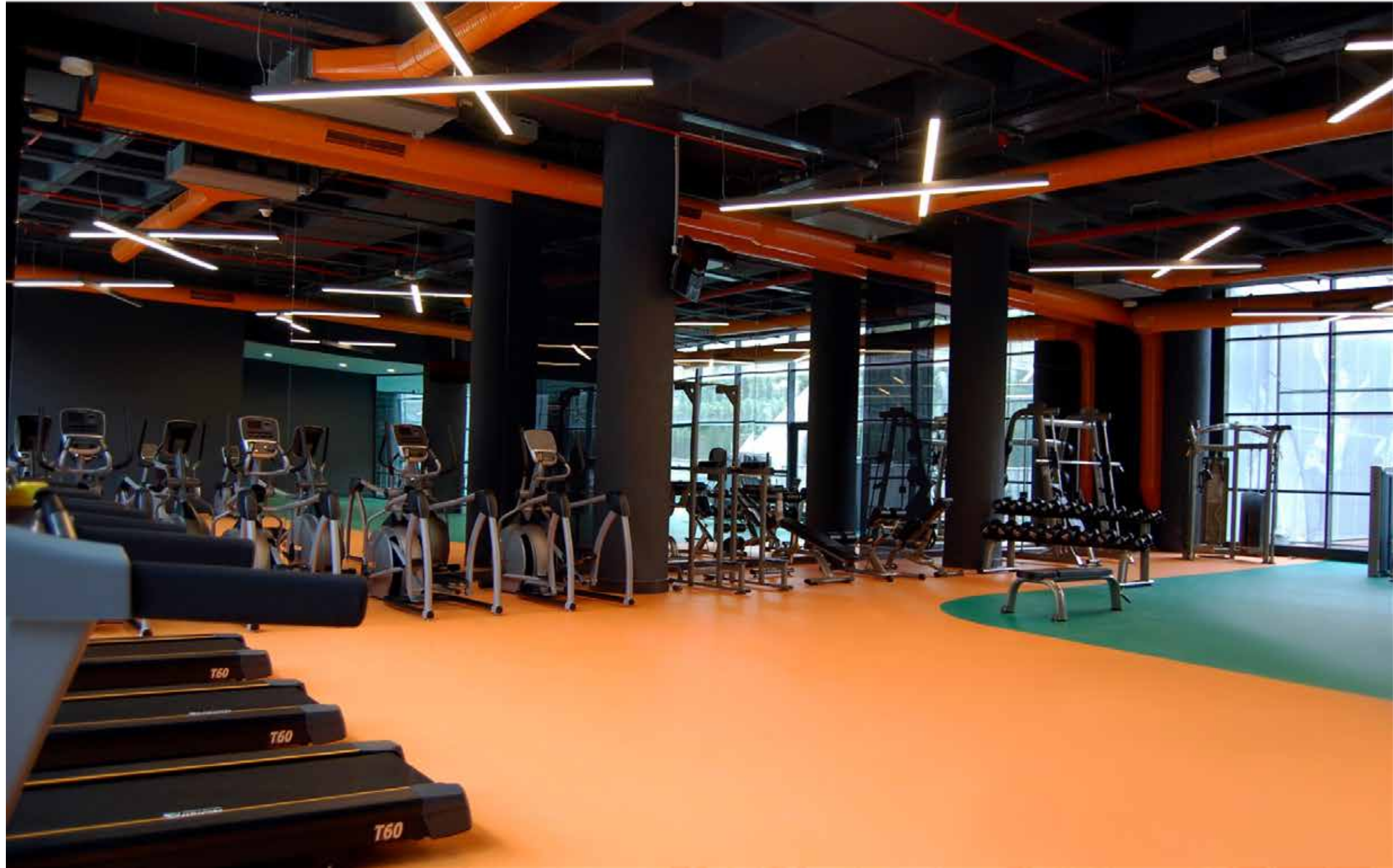












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