





## ***Is it possible to forget about all those good moments?***

There are some moments...

Those with a flavor that still lingers, sound that echoes in our ears, and those that flood back despite the years that have passed.

The first game you watched with your father, for instance, is it forgettable?  
The first store opened, that money hung on the wall because it brings abundance...  
Birthdays, graduations, weddings of children, can you forget them?

## ***They are unforgettable!***

Because it is memories that are the best way to say “I’m glad that I lived”.



## *Add New Memories to Your Unforgettable Ones With Yeşilyaka!*

As Mesa and Nurol, we have worked for 50 years not only for new homes, but also to collect new memories. Because we believe that the most valuable thing to be collected by someone is their memories. We enjoy the happiness of being the common point of good memories of hundreds of thousands of our friends that have added value to hundreds of our projects and make us one big family.

Now we are offering you Yeşilyaka, where you will add new memories to your beautiful and unforgettable ones, and feel young at all times thanks to its magnificent nature.







## *In Nature, At the Center of Privileges...*

You start the day with the birds tweeting. The smell of colorful flowers is rising from your spacious garden. Your first step is breakfast with all the family, followed by the best decision of the day; a walk by the pond. You will find the 1,600 m2 pond right in front of you in just a few minutes. The harmony of the deep blue picture together with the lush green world on the coast delights you.

Then, you enter the Yeşilyaka Koru. Easy to say, but this is a grove of 3,600 m2. You left your kids safely behind, they are playing with joy in the tree houses. Their happiness makes you and your partner happy.

You keep walking. You pass by each of the colorful gardens, the social facility center, the outdoor cinema and the trails. You smile and feel very lucky to have such a privileged life.

You are, indeed.

After all, you are at Yeşilyaka.

The place where dreams come true...





## *Start A Life Where Happiness Is Measured In Square Groves At Yeşilyaka!*

At Yeşilyaka, we designed the living spaces so that they all become a part of the nature and you can step into nature as soon as you leave your home. So that you experience the refreshing miracle of nature everyday with your family, and feel renewed. We gave the best part of Yeşilyaka to Yeşilyaka Koru.

Single-story and duplex villas make you feel like you are living in the heart of nature, while the green areas that cover 60% of Yeşilyaka bring all the colors of nature to you.

Walking on the 4 Season Road within the 3,600 m2 of Yeşilyaka Koru will calm your soul as the calming effect of water will always be with you thanks to the 1,600 m2 pond.

Yeşilyaka Club will be the new center of your social life while the endless privileges of Yeşilyaka will add colors to your life.





# Location Plan



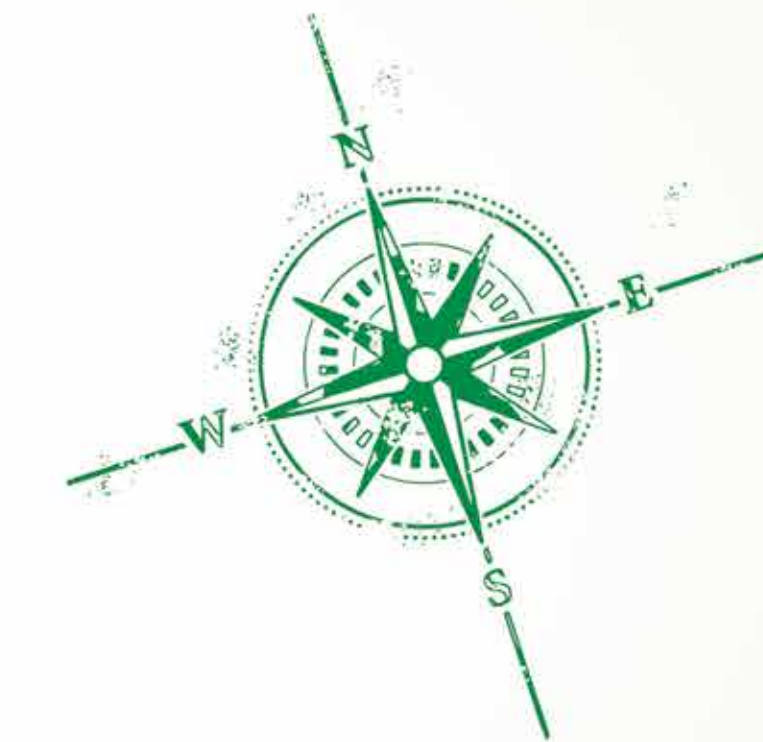
173 villas are waiting for you at Yeşilyaka  
in a 320,000 m2 area with lush green nature.





## The Starting Point of Your New Life: Yeşilyaka

Yeşilyaka is rising at Büyükçekmece, the fastest growing region of İstanbul. Distances get shorter for you at Yeşilyaka, located in the middle of privileges that will meet all your needs from airports to hospitals, shopping centers to educational institutions.



### Transportation

- Bahçeşehir: 10 minutes
- Büyükçekmece Marina: 15 minutes
- Atatürk Airport: 20 minutes
- West İstanbul Marina: 20 minutes
- Maslak, Levent: 45 minutes

### Educational Institutions

- İstanbul University: 2 minutes
- Kültür High School: 2 minutes
- Community School: 5 minutes
- Alkev Private School: 5 minutes
- Private MEV High School: 6 minutes
- Bahçeşehir High School: 8 minutes
- Doğa High School : 10 minutes

### Hospitals

- Liv Hospital: 10 minutes
- Medicana International Hospital: 15 minutes

### Shopping Centers

- Akbata Shopping Mall: 10 minutes
- Mall of İstanbul: 15 minutes

Based on low traffic density hours

You will see the Yeşilkaya Promotion Office on the same boulevard as Kültür 2000 College in the direction of Hezarfen Airport as soon as you leave the Hadımköy toll booths.



# Yeşilyaka Koru

## *Flowers Will Bloom In Your Soul For Four Seasons at Yeşilyaka Koru!*

Think of a place where you can rest your mind and body, refresh your energy by touching the heart of green, admire the nature, garner strength and recharge for the next day...

So to make you experience the beauties of four seasons, you will feel that feeling everyday at Yeşilyaka Koru. Every day is filled with all the colors of flowers and trees, from drooping willows to hornbeams, spruce to olive trees, cypress to oak, and fruit trees to animals...







## *You Can Be by the Pond or at the Yeşilyaka Koru In a Few Steps!*

Another beauty that is part of Yeşilyaka's nature is its pond to which you can reach in a few steps; while enjoying the view at the pond on an area of 1,600 m2, you will release the tiredness of the whole day with the soothing effect of water.

2.5 km walking and bicycle trails found in the Yeşilyaka Koru covered with flowers in all four seasons will be one of the most enjoyable roads that you have walked. You will always feel the refreshing power of nature on the pond and walking trails of Yeşilyaka which are closed to vehicles and far from noises for you to wander freely.



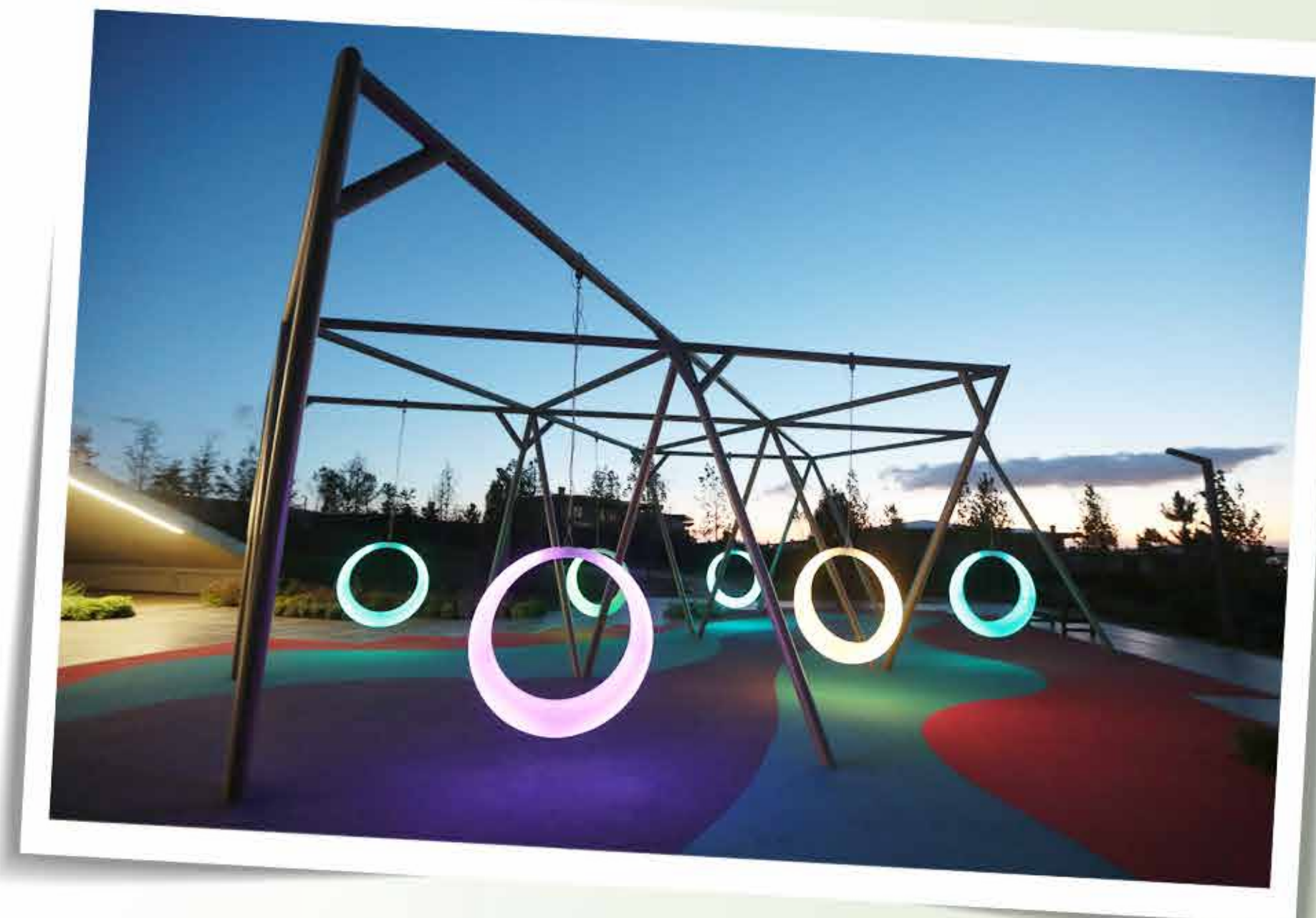




## Who Can Forget About the Childhood Memories?

All children will both grow safely and have the best memories in parks specially equipped with activity areas at Yeşilyaka.

While experiencing the excitement of adrenalin on the Climbing Wall, the sound of laughter comes all day from the Tree Houses which will be the best sound you will hear at Yeşilyaka. Our Skateboard Park will rank among the favorite places of all adventure lovers including the young and adults.







## *You Will Turn the Time You Spend With Your Loved Ones to Joy!*

There is a place in Yeşilyaka where you can have a nice time with your loved ones and neighbors and experience all the beauties of social life; Yeşilyaka Club.

You will feel well in the Yeşilyaka Club that is in harmony with the magnificent nature of Yeşilyaka and filled with privileges. You can make use of all facilities freely throughout the day.

While you enjoy watching movies under the stars in the Outdoor Cinema, the events you will hold in the Party Areas will be the best birthday gifts for your children.

You will stay energetic in mind and body all day long thanks to the Healthy Life Center, Indoor - Outdoor Swimming Pools, Sports and Spa Centers, Sauna and Steam Baths.





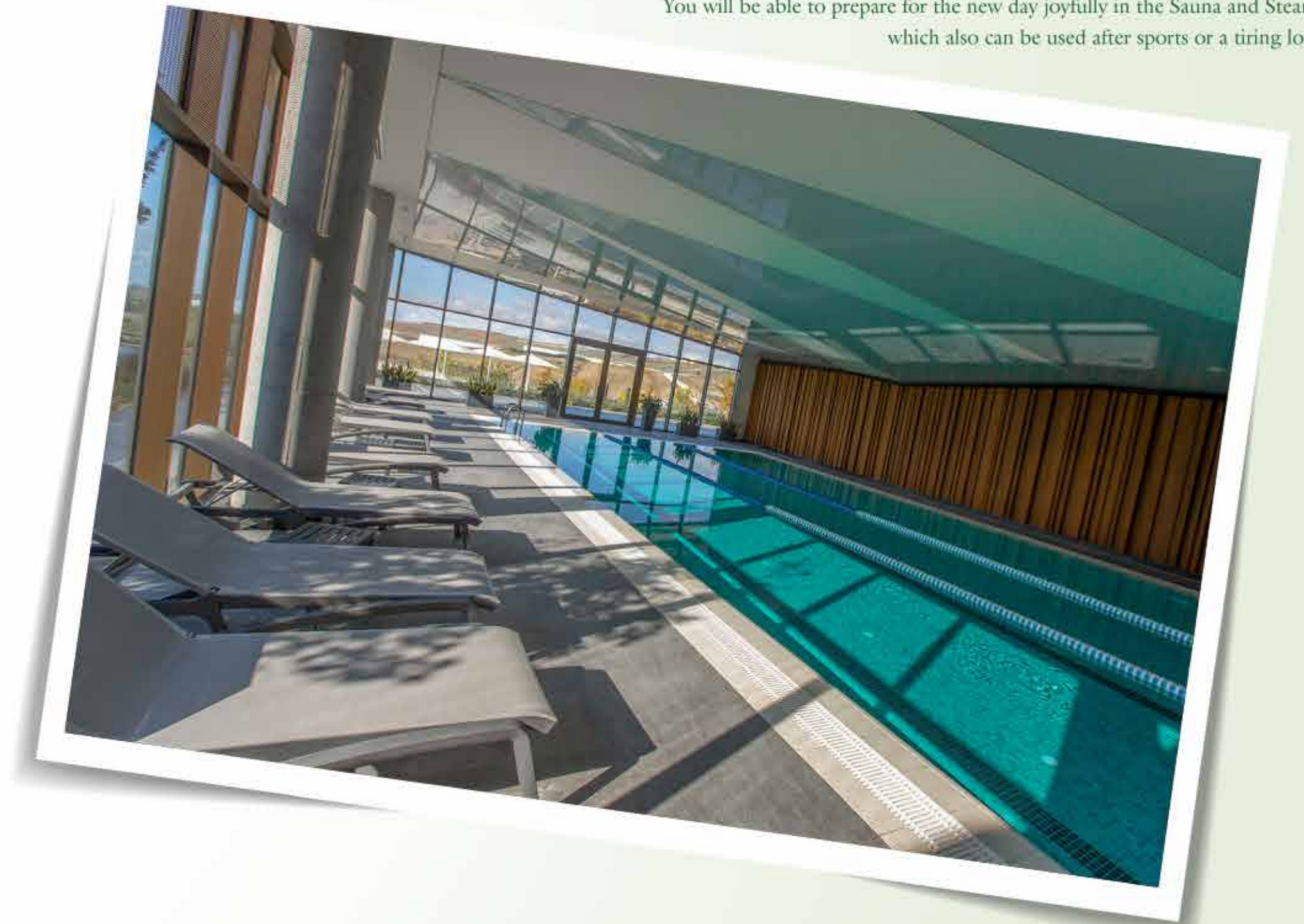


## *Let the Calming Effect of Water Touch Your Life!*

At Yeşilyaka, your soul will remain more peaceful and your life calmer than ever before.

While experiencing the joy of swimming in four seasons in the Indoor and Outdoor Swimming Pools, you will relieve the tiredness of the day in the Sports and Spa Centers.

You will be able to prepare for the new day joyfully in the Sauna and Steam Bath which also can be used after sports or a tiring long day.







## *Is There Anything Better Than Being Outdoors?*

With each minute you spend in the activity areas of Yeşilyaka that are in touch with nature, your energy will be boosted. These areas will also be the favorite spot of sports lovers and those who want to go back to the fields.

Goals you will score on the Football Field\*. Scores you will win on the Basketball Court\*. Matches you will have on the Tennis Court, and the time you will spend in the activity areas will bring colors both to your life, and your family's.



\*Common space.



# Villas

Söğüt / Sedir / Ardiç / Akasya

## Start Your New Life In Your New Villa!

We designed the new villas at Yeşilyaka so that you will live among green trees and be happy with your family. We built all the living spaces of our new villas as part of nature, for you to enjoy the calming effect of starting the day with birds tweeting, walking among colorful flowers and touching the soil.

We didn't compromise on quality in the duplex and single floor villa alternatives that vary between 272 m2 and 380 m2.

We wanted you to live a peaceful life in your new villa as soon as you make your choice.



Söğüt



Sedir



Ardıç



Akasya



# Söğüt



## *Peace and Nature Are Right Beside You at the Söğüt Villas!*

The 370 m2 duplex Söğüt Villas have been designed to be part of nature. In these green-friendly villas, all doors will lead to a garden.

All you will have to do is for you and your family to live a peaceful life together.





# Söğüt



## GARDEN FLOOR

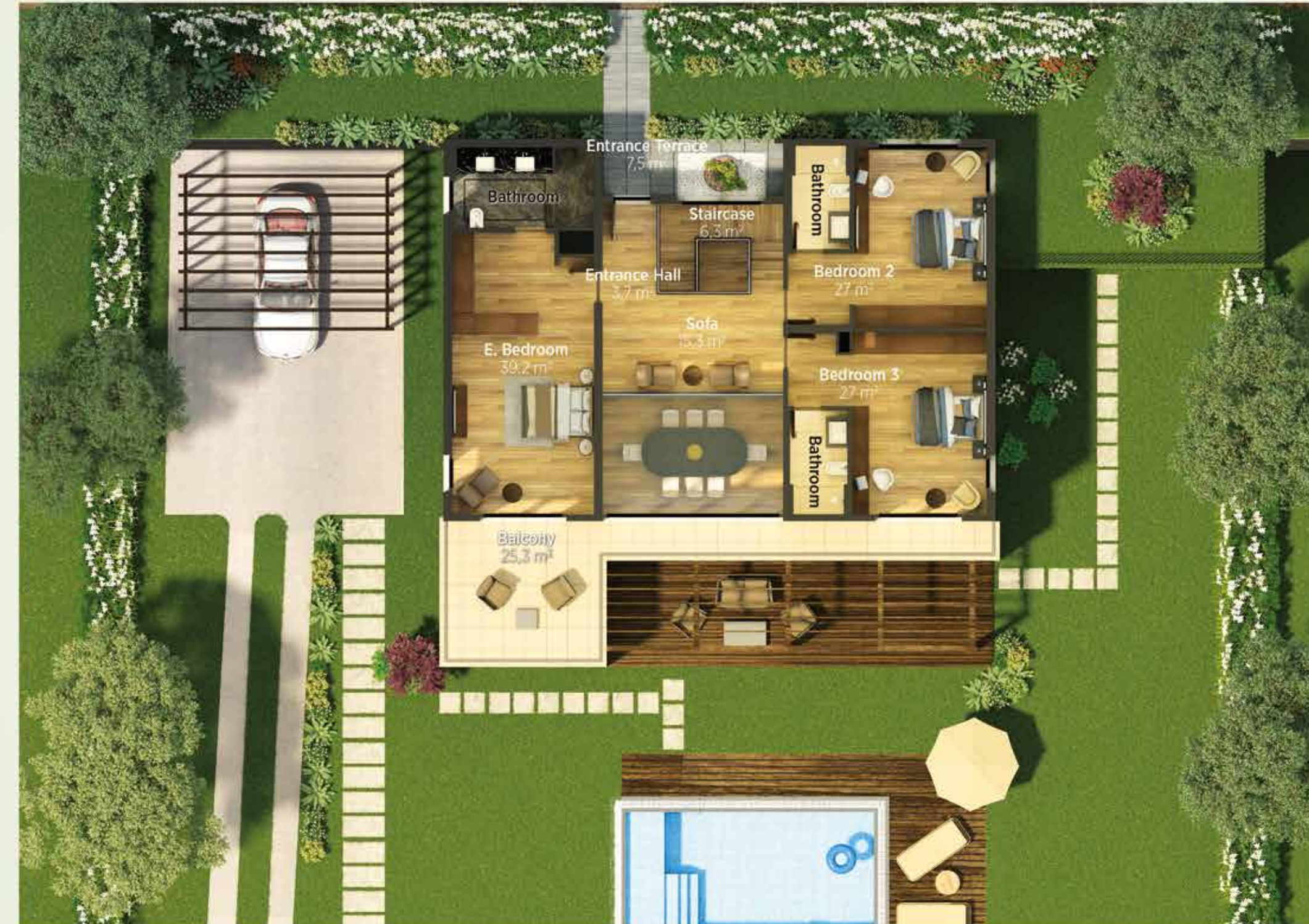
LIVING ROOM	:	59,6 m <sup>2</sup>
BEDROOM 1	:	26,6 m <sup>2</sup>
BATHROOM	:	4,3 m <sup>2</sup>
CARE ASSISTANT'S ROOM	:	18,7 m <sup>2</sup>
BATHROOM	:	3,3 m <sup>2</sup>
WORKING ROOM	:	4,9 m <sup>2</sup>
WC	:	3,1 m <sup>2</sup>
TECHNICAL ROOM	:	2,3 m <sup>2</sup>
HALL + CLOAKROOM	:	6,4 m <sup>2</sup>
ENTRANCE HALL	:	5,1 m <sup>2</sup>
KITCHEN	:	27,2 m <sup>2</sup>
TERRACE	:	37,3 m <sup>2</sup>
STAIRCASE	:	12,6 m <sup>2</sup>

VILLA GROSS AREA	:	369,5 m <sup>2</sup>
TOTAL GROSS AREA	:	Average 394 m <sup>2</sup>

MULTI-PURPOSE ROOM	:	25 m <sup>2</sup> on average.
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\*Please note that the pool is available on payment of an additional fee.  
 \*The size of the multi-purpose rooms is indicated in average terms. The size of these areas may differ according to the selected independent section.  
 \*Mesa-Nurul has the right to make changes to the project due to architectural and technical requirements.

# Söğüt



## UPPER FLOOR

E. BEDROOM	:	39,2 m <sup>2</sup>
BATHROOM	:	8,5 m <sup>2</sup>
BEDROOM 2	:	27 m <sup>2</sup>
BATHROOM	:	4,5 m <sup>2</sup>
BEDROOM 3	:	27 m <sup>2</sup>
BATHROOM	:	4,5 m <sup>2</sup>
SOFA	:	15,3 m <sup>2</sup>
ENTRANCE TERRACE	:	7,5 m <sup>2</sup>
ENTRANCE HALL	:	3,7 m <sup>2</sup>
STAIRCASE	:	6,3 m <sup>2</sup>
BALCONY	:	25,3 m <sup>2</sup>

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*Sedir*



## *A Good Reason to Get off to a Good Start to the Day: Sedir Villas*

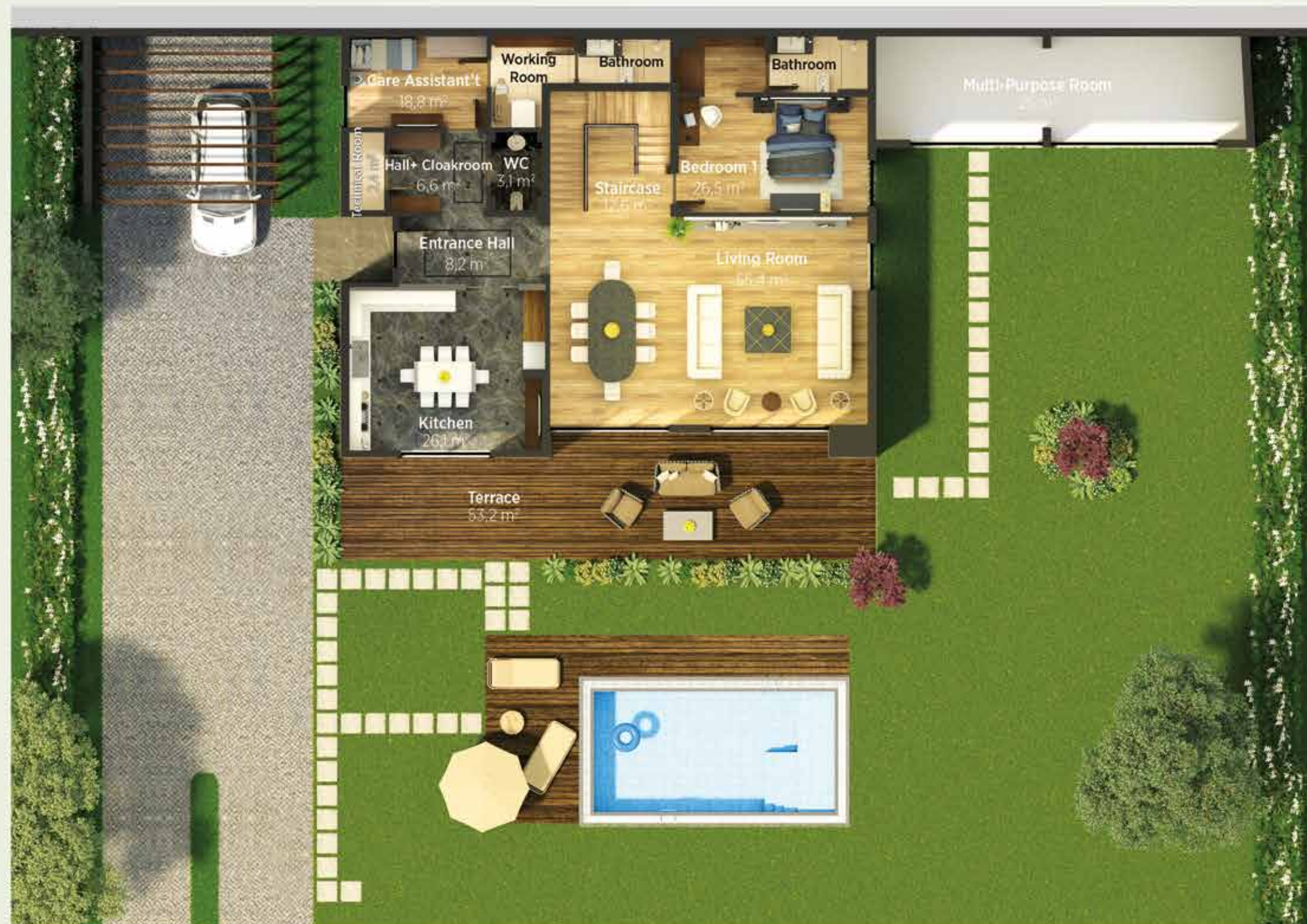
A duplex villa of 380 m2 in size set in a lush garden ...

You will enjoy all these privileges at Sedir Villas and find more than your expectations. When you start the day, you will be accompanied by fresh air and extensive areas of the color green and you will feel very good.





# Sedir

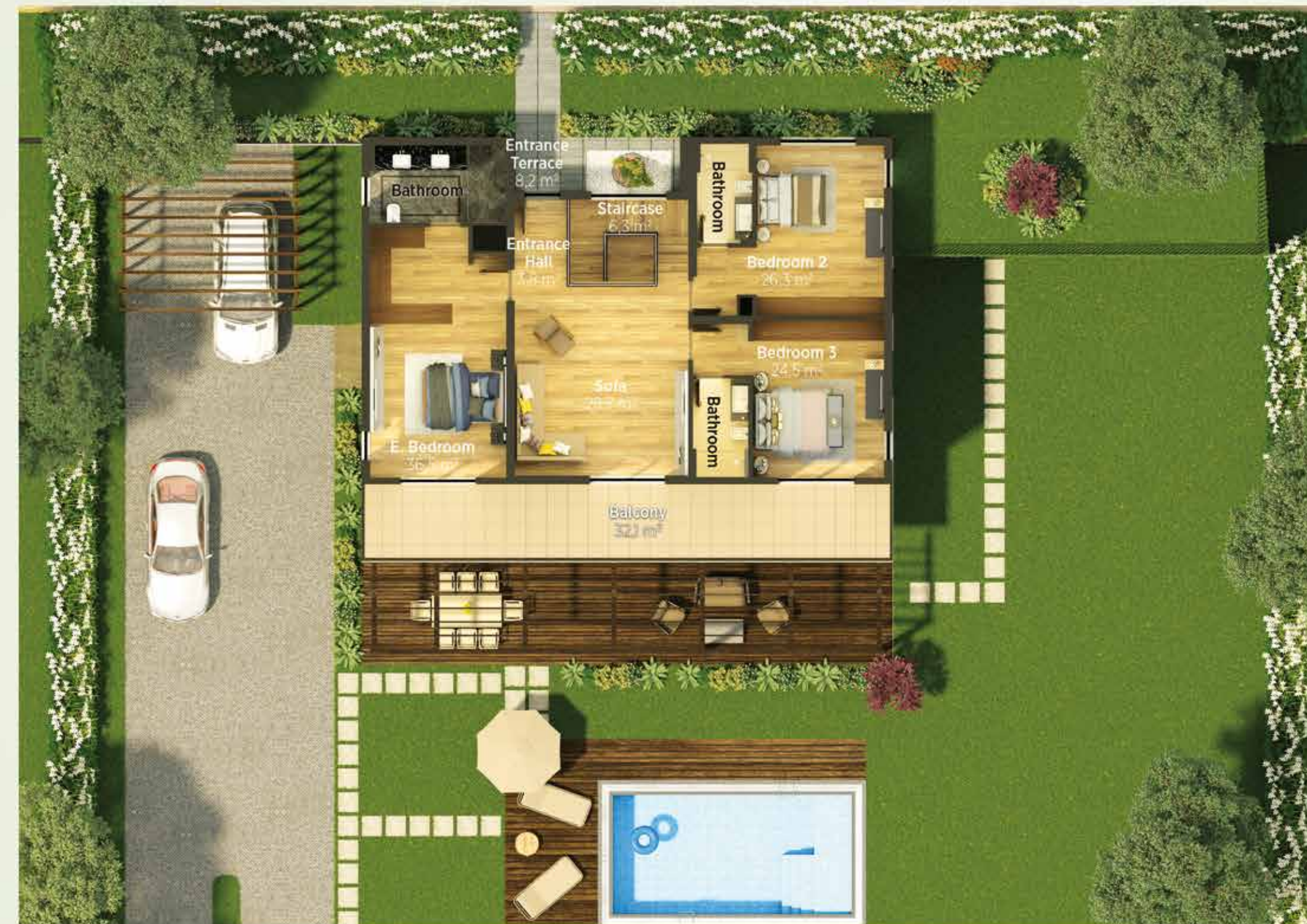


## GARDEN FLOOR PLAN

LIVING ROOM	:	55.4 m <sup>2</sup>
BEDROOM 1	:	26.5 m <sup>2</sup>
BATHROOM	:	4.3 m <sup>2</sup>
CARE ASSISTANT'S ROOM	:	18.8 m <sup>2</sup>
BATHROOM	:	3.3 m <sup>2</sup>
WORKING ROOM	:	4.9 m <sup>2</sup>
WC	:	3.1 m <sup>2</sup>
TECHNICAL ROOM	:	2.4 m <sup>2</sup>
HALL + CLOAKROOM	:	6.6 m <sup>2</sup>
ENTRANCE HALL	:	8.2 m <sup>2</sup>
KITCHEN	:	26.1 m <sup>2</sup>
TERRACE	:	53.2 m <sup>2</sup>
STAIRCASE	:	12.6 m <sup>2</sup>
VILLA GROSS AREA	:	379.8 m <sup>2</sup>
TOTAL GROSS AREA	:	Average 404 m <sup>2</sup>
MULTI-PURPOSE ROOM	:	25 m <sup>2</sup> on average.

\*Please note that the pool is available on payment of an additional fee.  
 \*The size of the multi-purpose rooms is indicated in average terms. The size of these areas may differ according to the selected independent section.  
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# Sedir



## UPPER FLOOR

E. BEDROOM	:	36.5 m <sup>2</sup>
BATHROOM	:	8.5 m <sup>2</sup>
BEDROOM 2	:	26.3 m <sup>2</sup>
BATHROOM	:	4.5 m <sup>2</sup>
BEDROOM 3	:	24.5 m <sup>2</sup>
BATHROOM	:	4.4 m <sup>2</sup>
ENTRANCE TERRACE	:	8.2 m <sup>2</sup>
ENTRANCE HALL	:	3.8 m <sup>2</sup>
STAIRCASE	:	6.3 m <sup>2</sup>
SOFA	:	28.7 m <sup>2</sup>
BALCONY	:	32.1 m <sup>2</sup>

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 \*Mesa-Nurul has the right to make changes on the project due to architectural and technical requirements.



Ardıç



## Say Hi to A New Life With A Garden with Ardıç Villas!

Comfort, modern design, ease of use, elegance and quality come together for Ardıç Villas!

These villas, which are 272 m2 in size, are among the best examples of the duplex villa life. Promising a new life with a garden to enjoy, the Ardıç Villas are the best choice for you and





# Ardıç



## GARDEN FLOOR PLAN

LIVING ROOM	:	49 m <sup>2</sup>
BEDROOM 1	:	13,7 m <sup>2</sup>
CARE ASSISTANT'S ROOM	:	16,8 m <sup>2</sup>
BATHROOM	:	3,1 m <sup>2</sup>
WC	:	2,1 m <sup>2</sup>
TECHNICAL ROOM	:	3,3 m <sup>2</sup>
WORKING ROOM	:	4,4 m <sup>2</sup>
CLOAKROOM	:	2,6 m <sup>2</sup>
ENTRANCE HALL	:	10,4 m <sup>2</sup>
KITCHEN	:	15,6 m <sup>2</sup>
TERRACE	:	22,2 m <sup>2</sup>
STAIRCASE	:	11,8 m <sup>2</sup>

VILLA GROSS AREA : 288,7 m<sup>2</sup>  
TOTAL GROSS AREA : Average 311 m<sup>2</sup>

MULTI-PURPOSE ROOM : 23,25 m<sup>2</sup> on average.

\*Please note that the pool is available on payment of an additional fee.  
\*The size of the multi-purpose rooms is indicated in average terms. The size of these areas may differ according to the selected independent section.  
\*Mesa-Nurol has the right to make changes to the project due to architectural and technical requirements.

# Ardıç



## UPPER FLOOR

E. BEDROOM	:	25.8 m <sup>2</sup>
BATHROOM	:	6.5 m <sup>2</sup>
BEDROOM 2	:	12.5 m <sup>2</sup>
BATHROOM	:	3.6 m <sup>2</sup>
BEDROOM 3	:	12.1 m <sup>2</sup>
STAIRCASE	:	7.9 m <sup>2</sup>
HALL	:	8.9 m <sup>2</sup>
BALCONY	:	25.7 m <sup>2</sup>

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# Akasya



## *A Single-Story Life, Double Happiness...*

We wanted you and your family to have quality life and to be happy, and so we have launched the project Akasya Villas. The 370 m2 single-story villas with a garden are spacious and also practical.

Be ready to gather unforgettable memories after choosing the villa you want!







# Akasya

## FLOOR PLAN

LIVING ROOM	:	75.4 m2
DINING ROOM	:	37.1 m2
MASTER BEDROOM	:	48 m2
DRESSING ROOM	:	16.3 m2
BATHROOM	:	9.3 m2
BEDROOM 1	:	22.4 m2
BATHROOM	:	4 m2
BEDROOM 2	:	22.1 m2
BATHROOM	:	4 m2
GUEST ROOM	:	20.7 m2
BATHROOM	:	5.3 m2
CARE ASSISTANT'S ROOM	:	14 m2
BATHROOM	:	3.8 m2
KITCHEN	:	35 m2
WINDBREAK AREA	:	6.1 m2
ENTRANCE	:	16.1 m2
CLOAKROOM	:	4.7 m2
WC	:	3 m2
LAUNDRY ROOM	:	5.3 m2
TECHNICAL ROOM	:	3.6 m2
CORRIDOR	:	15.1 m2
TERRACE 1	:	20.3 m2
TERRACE 2	:	18.2 m2
STORAGE	:	5.4 m2
VILLA GROSS AREA:	:	368.9 m2

Settle Down in Yeşilyaka and  
Live a Comfortable Life Nestled amongst Nature!

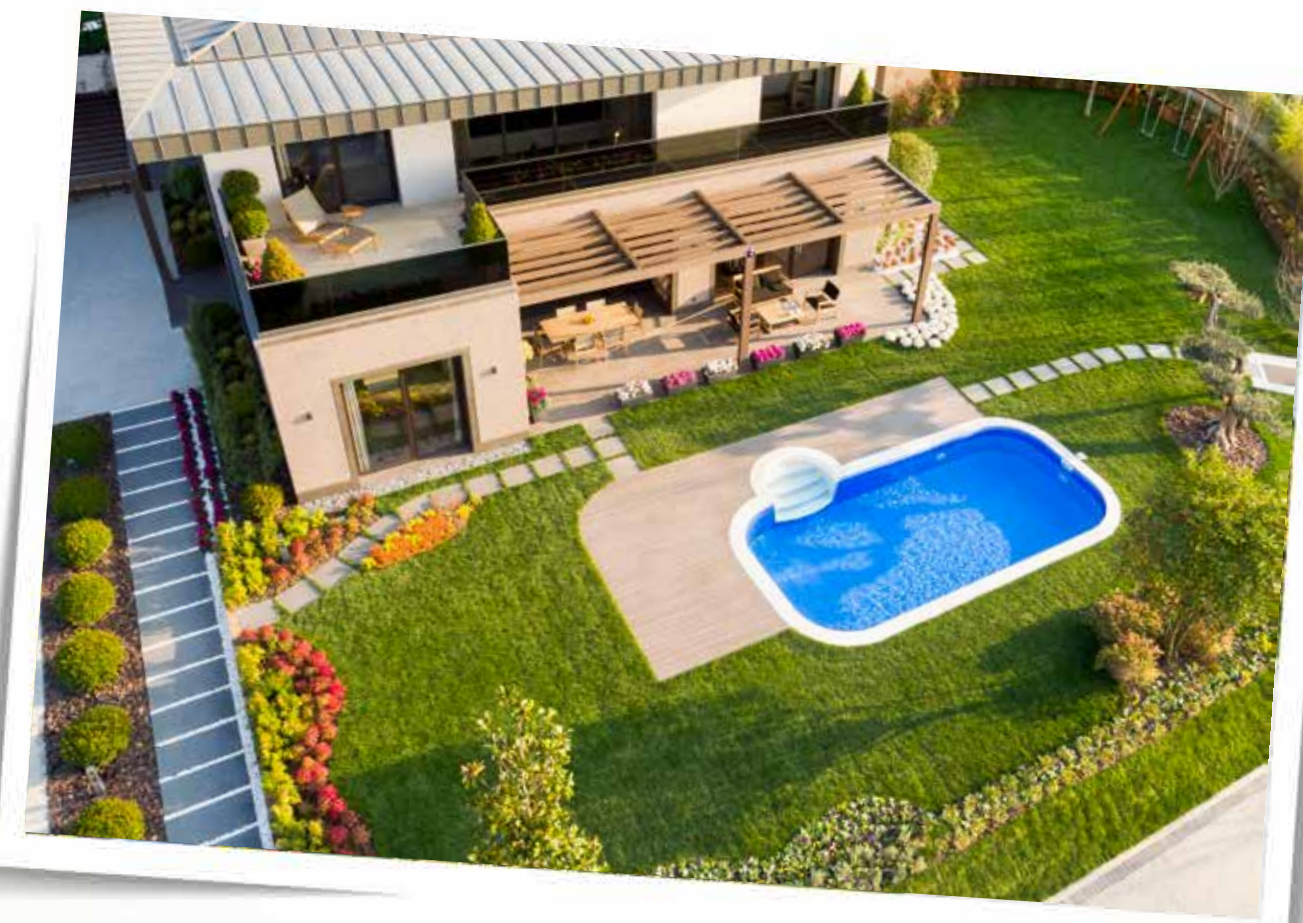


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\*Mesa-Nurol has the right to make changes to the project due to architectural and technical requirements.  
Settle Down in Yeşilyaka and Live a Comfortable Life Nestled amongst Nature!



## *Have You Seen Our Sample Villa?*

Visit our sample villa as soon as possible and get an idea on what kind of villas are awaiting you at Yeşilyaka.







**444 0 986**

[www.yesilyakakoru.com](http://www.yesilyakakoru.com)

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