







FOLKART VEGA

Folkart, Izmir's prestigious housing brand, has brought you Folkart Vega, the brightest and most elegant project in the city.

This project, located at the heart of the city, has an innovative design. It allows you to live by the sea and embrace the sun.



LOCATION

Folkart Vega makes a difference from its central location. The project is located just 720 meters from the sea. This magnificent project, situated at the heart of Alsancak and close to many transportation options, neighbors Medicana International Hospital, one of the largest private hospitals in Izmir.

The project offers a unique opportunity to live in a region that is constantly rising in value thanks to its rich social amenities.

EDUCATIONAL INSTITUTIONS

Ege University	7.3	km
Dokuz Eylül University	8.7	km
Yaşar University	5.5	km

HEALTHCARE INSTITUTIONS

Medicana International Hospital	500 m
Private Ege City Hospital	2.0 km
Ege University Hospital	6.2 km
Alsancak Özel Kent Medical Center	2.4 km
Gazi Hospital	2.4 km
Alsancak State Hospital	3.1 km
Şifa Hospital	3.4 km
Dokuz Eylül University Hospital	.14.5 km

ίοπο

OTHER PLACES

Kültürpark Fair Area	2.0 km
Alsancak Ferry Station	2.7 km
Alsancak Port	2.0 km
Adnan Menderes Airport	18 km
Alaçatı-Çeşme	55 min
Urla	40 min
Manisa	30 min
Aydın	55 min
Kuşadası	1 hour



FOLKART VEGA



Modern, elegant, and very ambitious

(1)

Folkart Vega will become the city's newest and brightest star with its innovative design and elaborate architecture. Folkart Vega offers a spectacular view of İzmir Bay, which stretches as far as the eye can see, and a landscaped area that is filled with palm trees.

(9)

8

The project comprises a total of **843 and 53 commercial areas**, including **1+1, 2+1, 3+1 duplex, 4+1, 4+1 duplex, and 5+1 duplex apartments.**

LAYOUT PLAN

- 1. A1 Block
- 2. A2 Block
- 3. C Block
- 4. B Block
- 5. Cafe
- 6. Indoor Parking Lot
- 7. Beach Pool
- 8. Cafe
- 9. Playground
- 10. Landscaped Area
- 11. Jogging and Walking Track
- 12. Floor Garden Terrace



BEACH POOL

Folkart Vega stands out with its innovative and elegant design, and hosts **the most exclusive pool in the city**. This pool, designed with real beach sand to make you feel like you are swimming in the sea, adds a new beauty to your life by bringing the sea into your home. Thanks to the beach pool, you can swim in the sea at the heart of the city and enjoy the atmosphere without going to the seaside. You'll rejoice the fresh water while loosening up in both outdoor and indoor pools. The pools, which have a total surface area of **1,000 square meters**, await you at Vega.





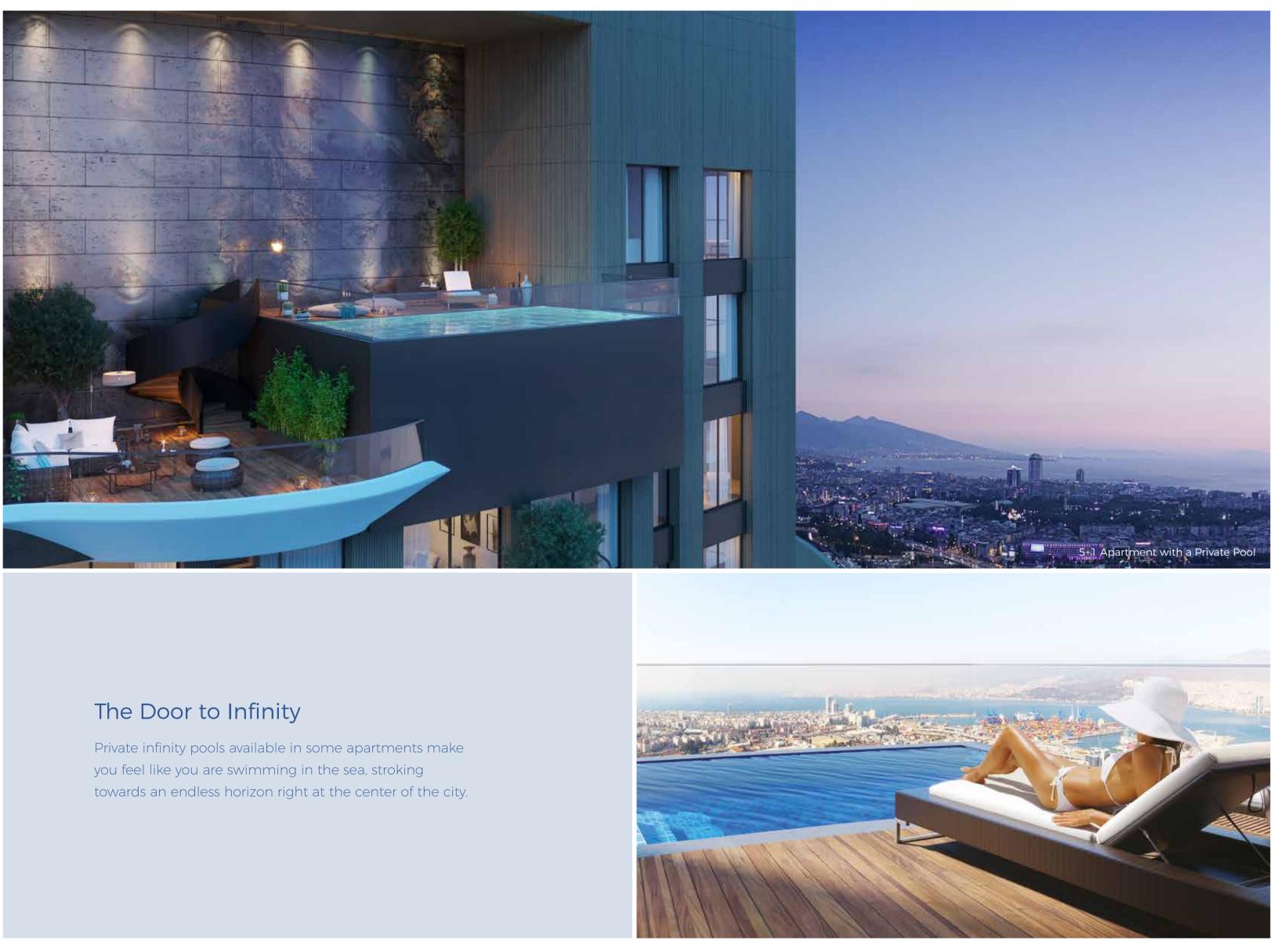


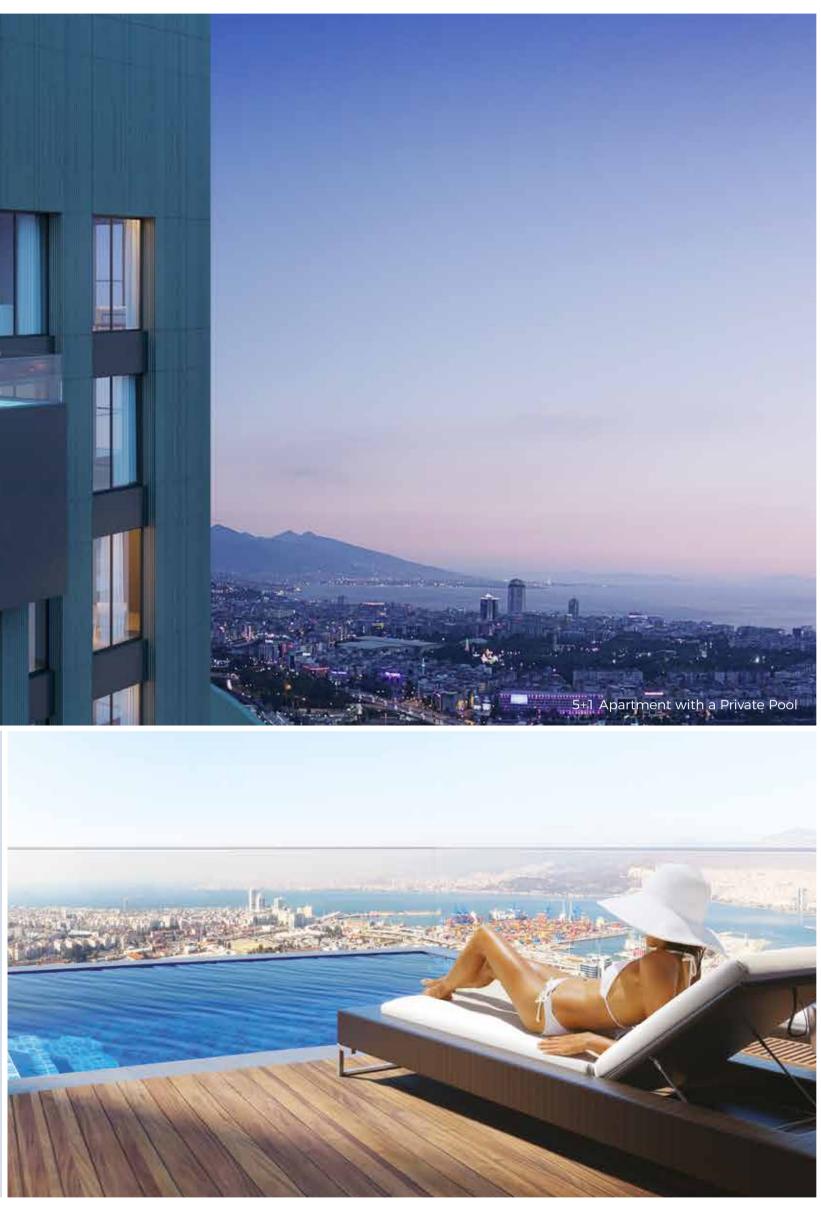












FOLKART **VEG**A





The social amenities of Folkart Vega are designed to meet various expectations.

Living in Folkart Vega, you can enjoy the rhythm of life at a fitness center and find brand new ideas at the library. Your children can be free at outdoor and indoor playgrounds by going with the flow of the game.

Mobile Health Арр

At Folkart Vega, located right beside Medicana International Hospital, every Folkart resident can benefit from a mobile health service with the finest equipment and a professional first-aid and emergency team that will be available 24/7.

Pool — Fitness Center — Doctor's Office — Cafe — Library

Lounge — Outdoor Sitting Area — Meeting Room — Music Room

PlayStation Room — **Mini Movie Theater** — Playgrounds











Every Moment Fulfilled

Folkart Vega is not just an ordinary housing project. It's the Folkart interpretation of an exceptional and exciting lifestyle, offering a fitness center, sauna, spa, cafe, outdoor and indoor swimming pools, and open green spaces.

Social Amenies

- Outdoor pool
- Indoor swimming pool
- Outdoor-indoor cafeteria
- Fitness, Pilates and yoga centers
- Spa and sauna
- Lobby and resting area
- Security cameras
- ✤ 24-hour security
- Indoor parking lot

Automation System Features

- at apartment entrances
- taste of each resident
- Convenient and secure system management from anywhere in the world using any number of mobile devices and computers
- + Data transfer to mobile devices of residents with email and push notification services • Air conditioning control from outside the home with secure remote access technology • Remote 3G-equipped security camera monitoring via mobile devices and touch screens
- thanks to secure remote access technology.

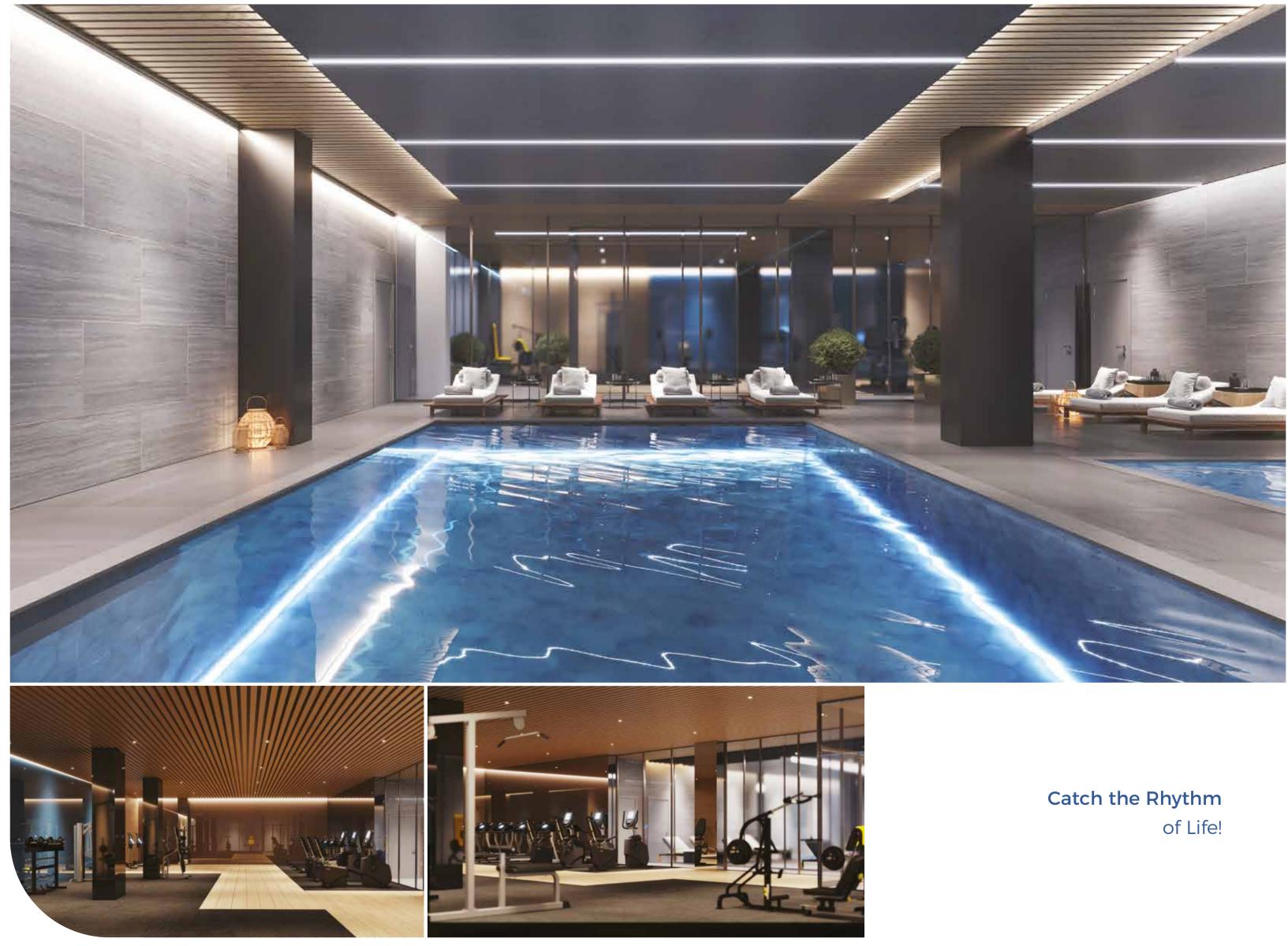


Equipment

- ✤ Built-in appliances
- VRV heating and cooling system
- Underfloor heating that can be controlled remotely
- Smart home automation system
- Laminated flooring in all rooms

Concierge and housekeeping services with touch screens with IP video intercom

+ Lighting, air conditioning and curtain controls designed to appeal to the personal





Lounge Room









World-renowned brands, diverse tastes, fun activities, and exclusive offers await you at Folkart Vega.







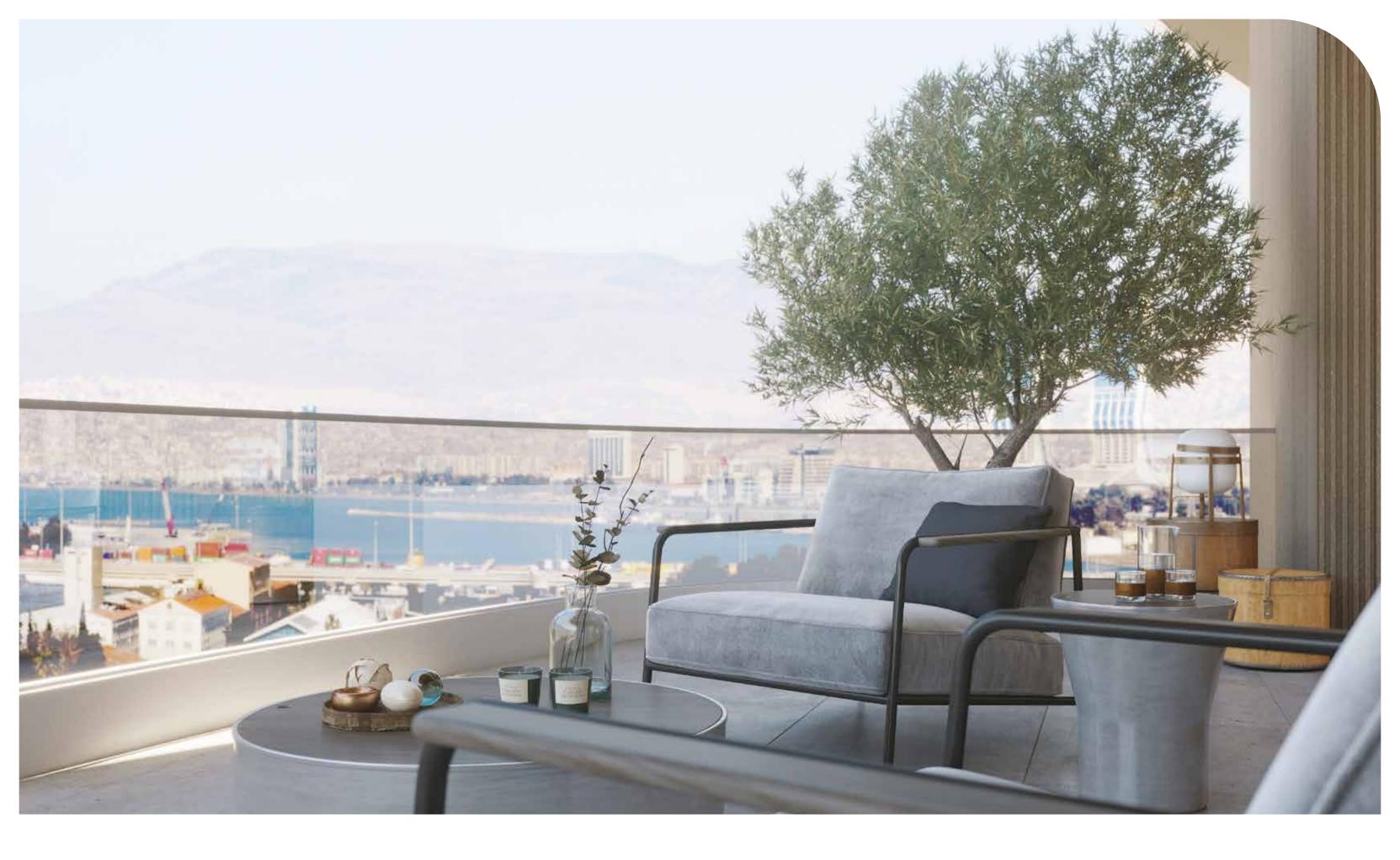
Living Like a Star at the Star of the City

At Folkart Vega, you will feel like a star thanks to its range of privileged features from its location and architecture to its social amenities.

Folkart Vega is a world that has been specifically tailored to your expectations, one that will polish up your life. The parabolic facades, developed with special manufacturing processes that achieved a first in Izmir, will become the new aesthetic symbols of Vega's outside appearance.

Picturesque Beauty of the Gulf of Izmir

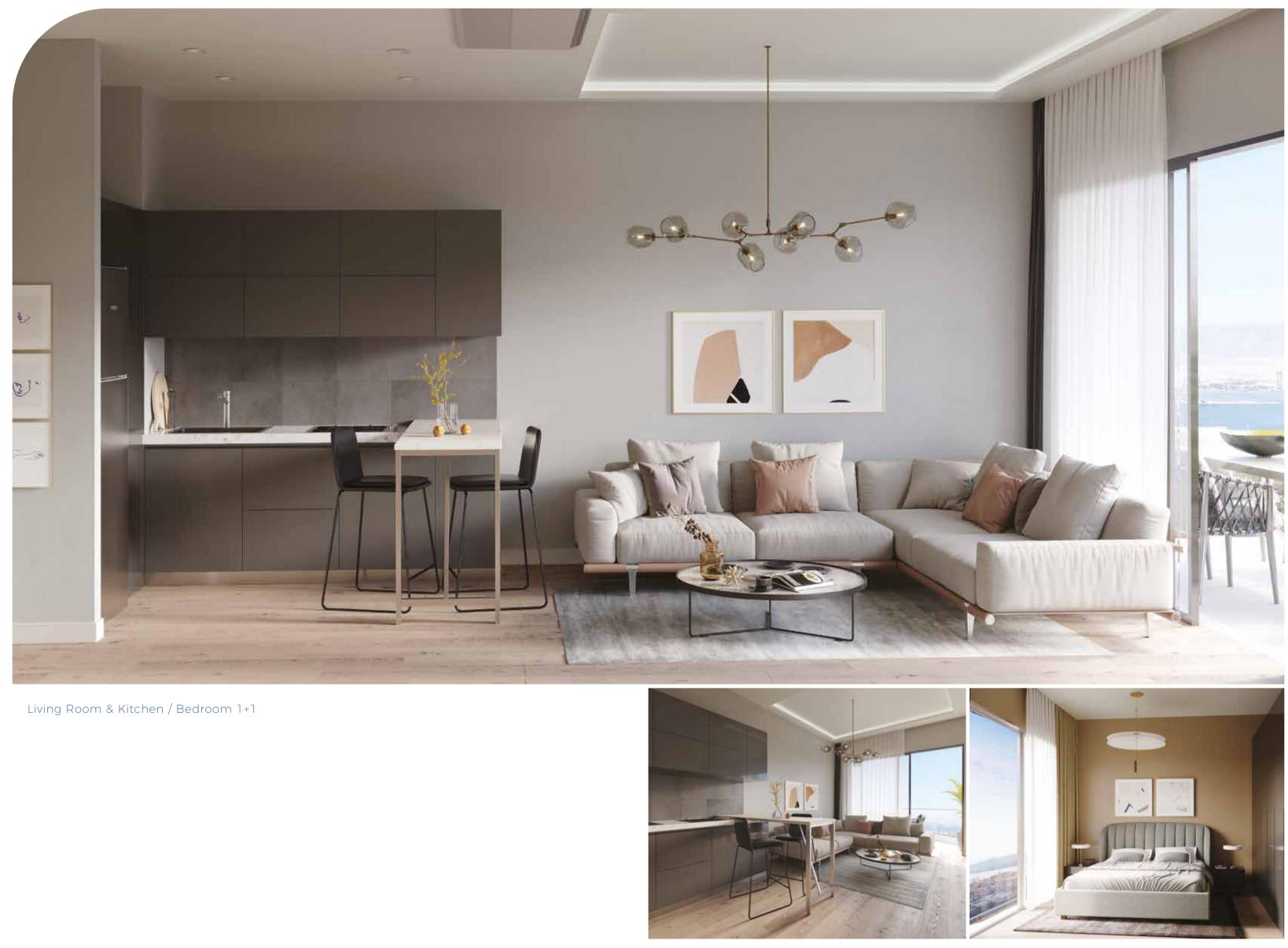


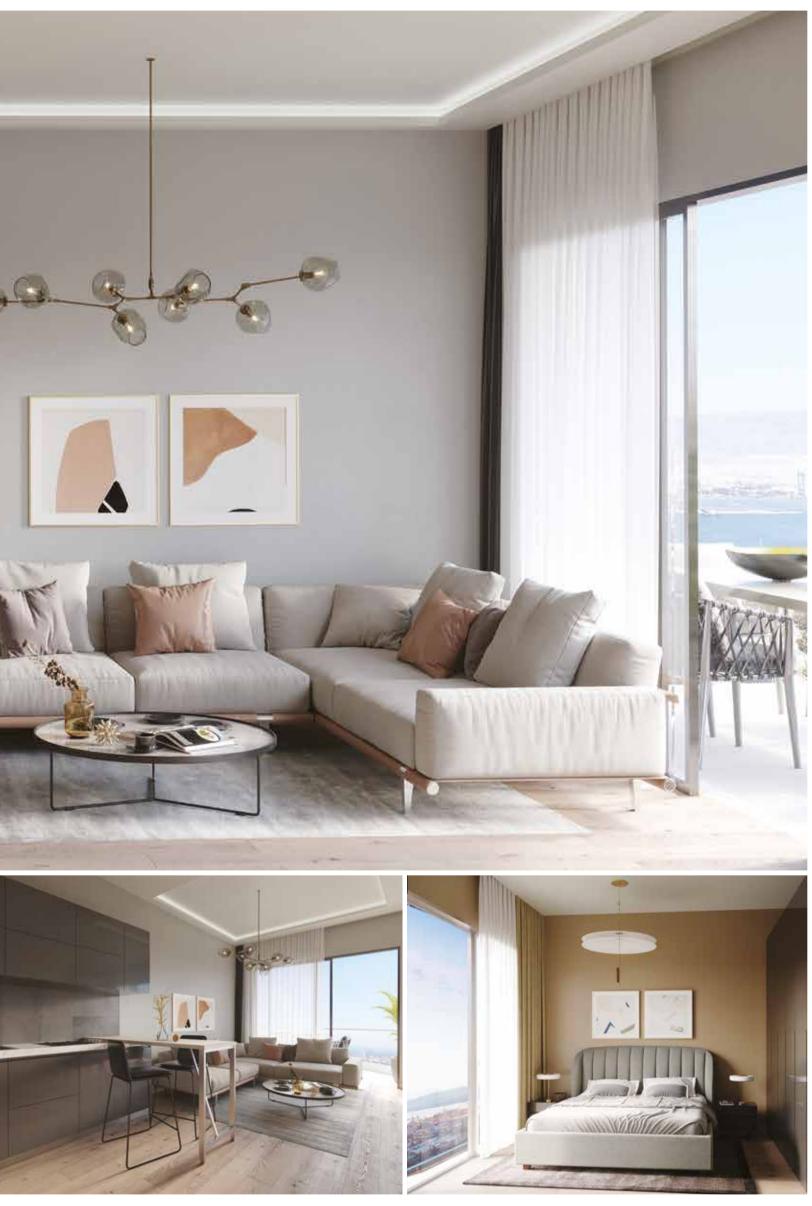


Vega's Door to the Gulf of Izmir

You'll enjoy summer nights with Vega's charming view. You'll watch the magnificent İzmir Bay under the stars, while feeling the cool breeze of the Aegean summer wind.

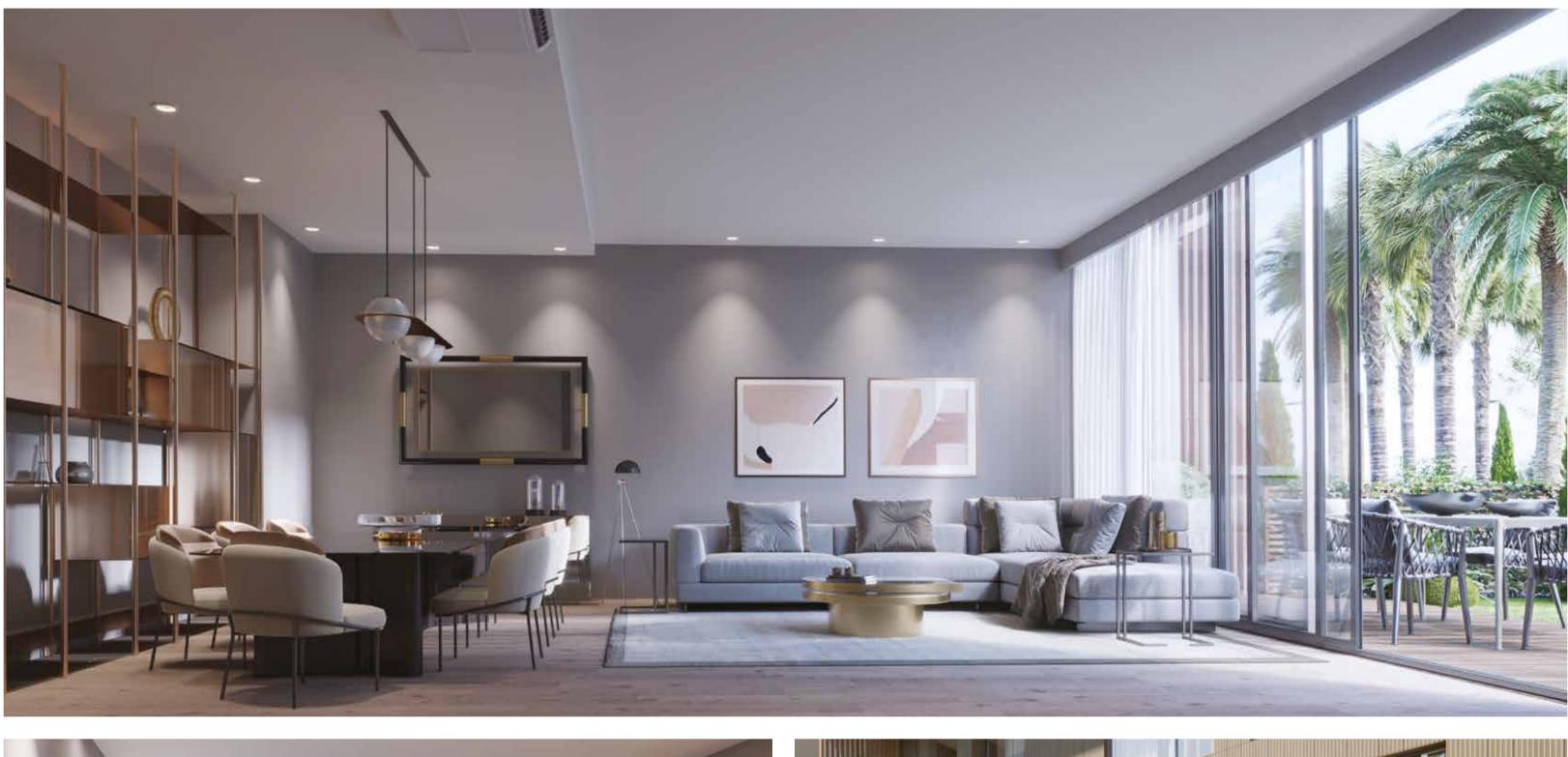






















*
2
I
4

	+1	NET AREA (Excl. Balc TOTAL GROSS AREA OVERALL GROSS ARE	
1	Living Room	+ Kitchen17,3	m²
2	Entrance Hall.		m ²
3	Bathroom		m ²
4	Bedroom		m ²

. 12,9 m² 5 Balcony...

NET AREA (Exc TOTAL GROSS OVERALL GROS





cl. Balcony) 65,8	m²
AREA91,1	m²
SS AREA130,3	m²



1	Living Room + Kitchen 24,8	m²
2	Entrance Hall	m²
3	Bathroom	m²
4	Bedroom17,2	m²
5	Bedroom10,8	m²
6	Balcony12,7	m²







3+1	NET AREA (Excl. Balcon TOTAL GROSS AREA OVERALL GROSS AREA	143,0 m²	
1 Living Room	29,8 m²	6 Bedroom	18,5 m²
2 Kitchen	15,5 m ²	7 Bedroom	11,4 m ²
3 Entrance Hall	10,1 m²	8 Bedroom	
4 Bathroom	4,2 m ²	9 Balcony	

5 Master Bathroom......4,5 m²

OLKART YAPI A.Ş. reserves the right to make any changes it deems tee	chnically necessary
Floor garden, terrace and apartments have been decorated for prese	ntation purposes.

		TOTAL GR	OSS .	AREA	131,4 m ² 176,7 m ² 252,7 m ²	4+1
1 Liv	ving Room	34,7	m²	7	Master Bathroom	
2 Ki	tchen		m²	8	Bedroom	20.7 m ²
3 Er	ntrance Hall		m²	9	Bedroom	11,0 m²
4 Ba	athroom	4,1	m²	10	Bedroom	9,7 m²
5 To	ilet	2,4	m²	11	Bedroom	14,7 m²
6 La	undry Room	1,9	m²	12	Balcony	21,1 m ²













3+1	
DUPLEX	

NET AREA (Excl. Balcony)126,5	m²
TOTAL GROSS AREA	m²
OVERALL GROSS AREA278,9	m²

1	Living Room 41,1	m
2	Entrance Hall	m
3	Toilet	m
4	Kitchen10,5	m
5	Terrace	m
6	Garden19,6	m
7	Bedroom17,5	m

8	Master Bathroom4,3	m²
9	Dressing Room 5,6	m²
10	Bedroom10,2	m²
11	Bedroom11,9	m²
12	Bathroom4,6	m²
13	Laundry Room 2,7	m²
14	Hallway6,0	m²

NET AREA (Excl. Balcony)151,5	m²
TOTAL GROSS AREA	m²
OVERALL GROSS AREA 339,6	m²

1	Living Room	m
2	Entrance Hall11,7	m
3	Bathroom 3,2	n
4	Kitchen19,1	m
5	Terrace	n
6	Garden	m
7	Bedroom12,5	n
8	Bedroom 87	m







1 ²	9	Bedroom10,4	m²
ר ²	10	Bedroom16,2	m²
1 ²	11	Master Bathroom 4,8	m²
ר ²	12	Dressing Room	m²
1 ²	13	Storage Room	m²
ר ²	14	Hallway 9,0	m²
1 ²	15	Laundry Room2,3	m²
ר ²	16	Bathroom 4,1	m²

FOLKART YAPI A.Ş. reserves the right to make any changes it deems technically necessary. Floor garden, terrace and apartments have been decorated for presentation purposes.



Every night at Vega will become a colorful feast with special lighting designs created by Florian Licht



GÖKHAN AKTAN ALTUĞ

He was born in 1966 in Eskişehir. In 1987, he graduated from the Faculty of Architecture of Istanbul Technical University. Between 1987 and 1993, he worked as a lecturer at Eskişehir Anadolu University's Faculty of Architecture, Department of Building Technology. In 1991, he earned a Master of Architecture degree from the Faculty of Architecture of Istanbul Technical University.

In 1995, he founded Tago Architects with Tatsuya Yamamoto. Apart from his Istanbul office, he has also completed various projects at the Dubai, Bucharest, Tokyo, and Kiev office of the company. He has received many awards from national and international competitions for a veriety of projects. Well-experienced in designing high-rises, Altuğ is renowned for its innovative, modern, human-oriented, and rational architectural solutions. His projects, buildings, articles, and interviews have been featured in various architectural publications.

TAGO ARCHITECTS

Tago Architects was founded by **Gökhan Aktan Altuğ** and **Tatsuya Yamamoto** in 1995. The office, which has earned a reputation for its unique architectural designs performed in Turkey and other countries around the world, combines today's living needs with universal design and comfort standards.

Since its establishment, **Tago Architects** has designed over 700 architectural and interior architecture projects, implemented significant projects of different scales and typologies, and received many awards in different categories.

The company stands out with technically innovative and cost- and resource-effective projects. **Tago Architects** creates high-quality architectural products by combining the synthesis of various data, such as structural necessities, content, employer demands and so on, with timeless solutions that will last into the future.

ABOUT THE PROJECT

Each floor has a different style of balconies and terraces with a spiral effect that creates a shadow show across different angles, enhancing the visual effect of the project. The architectural design of each floor and block reflects the significance of semi-open spaces in the daily life of Mediterranean climate. Each unit has its own balcony in the high-rises, while podium floors and garden floors are equipped with terrace gardens and special-purpose gardens that serve the same function. Apart from the landscaped area, each floor boasts a different type of green space with the podium floor housing green terraces and the higher floors featuring sky gardens. The landscaped area offers an outdoor relaxation space and a playground with its controlled shadows, where you can spend your day at different hours and integrates the design with the materials and function. The outdoor pool with beach concept and playground areas provide users with many activities that they can even enjoy on the weekend.



As Bright as the Stars As Unique as Izmir







FOLKART YAPI A.Ş. reserves the right to make any changes it deems technically necessary.

