

FOLKARTILICA

Ç E Ş M E



IN THE MOST SPECIAL PART OF ÇEŞME
A UNIQUE FOLKART PROJECT



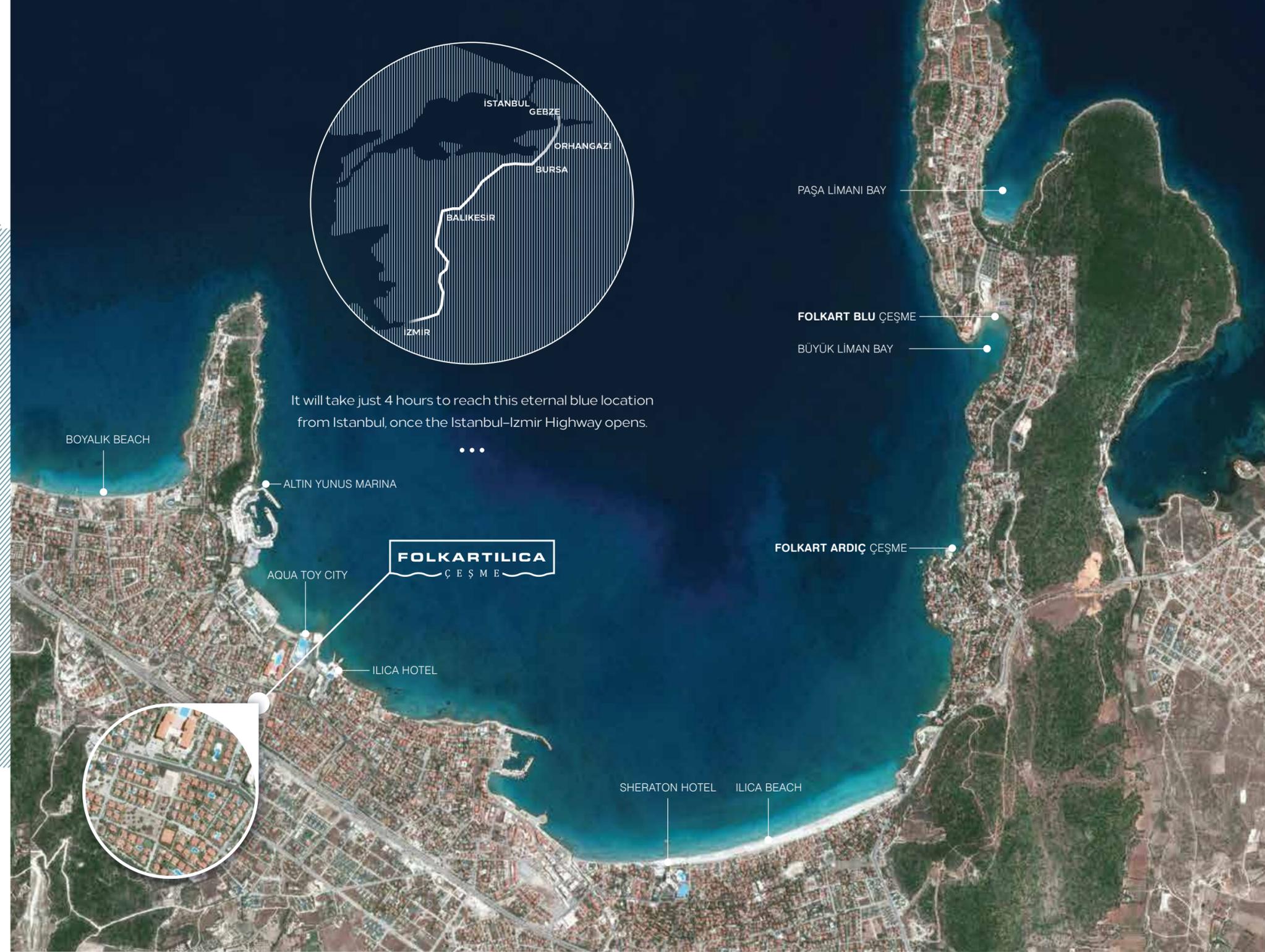
THE MOST APPEALING LIFESTYLE IN ÇEŞME...

Çeşme is the bluest point of Izmir...

Folkart Ilica Çesme is inviting you a unique life located in the core of this blue. Folkart Ilica Çesme, which is located in the most central place of the peninsula and close to all coves, is as beautiful as Çeşme in every aspect.

MESAFELER

İLİCA HOTEL	200 m
AQUA TOY CITY	300 m
ALTIN YUNUS MARINA	1 km
İLİCA BEACH	2 km
BOYALIK BAY	2 km
SHERATON HOTEL	2.7 km
ALAÇATI MARKET	5 km
AYA YORGİ BAY	5 km
ÇEŞME MARINA	5.6 km
PAŞALİMANI BAY	8 km
PORT ALAÇATI	9 km

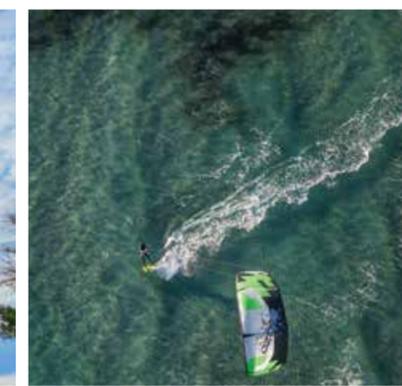


ÇEŞME



LAND OF ENDLESS WONDERS...

Çeşme is being dreamed of by more and more people with its authentic architecture, historical and natural beauties, rich cuisine, non-stop social life and coves reaching an eternal blue. With all these features, it is really a privilege to live in Çeşme, which is competing with the world-famous holiday resorts..



32 OUTSTANDING VILLAS

If you are seeking a private life within walking distance of the sea in Ilica, where you can experience all the tones of the blue together, Folkart Ilica Çeşme is just for you.





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FOR THOSE WHO DO MORE THAN JUST DREAM

Folkart Ilica Çeşme is the rendering of Çeşme life that is intrinsic to Folkart. This life consisting of 32 twin villas is designed with new generation architecture and the most beautiful state of the luxury is reflected on every inch of your villa. Folkart Ilica Çeşme is the most privileged villa project of Çeşme with 2 outdoor pools, large rooms, and splendid landscape.





FOLKARTILICA
ÇEŞME



LIFE IS CLOSER NOW

The way of living Çeşme at its best is Folkart Ilıca Çeşme. This is because this unique Project is located in one of the most central points of Çeşme and it ensures you take advantage of all opportunities of Çeşme with its location close to the sea. Now, you are only a couple of minutes far from the downtown, magnificent coves, social and life and all beauties.





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SOCIAL LIFE

Social Living Area:

- Outdoor pool
- Children's pool
- 24-hour security
- Camera security system

Features:

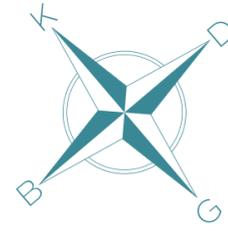
- Built-in appliances
- VRV heating and cooling system
- Generator (all areas and villas)

Common Area services

- Home management, featuring 10-inch touch screens with IP video intercom at villa entrances, as well as concierge and housekeeping services.
- Lighting, air conditioning and curtain controls designed to appeal to the personal taste of each resident.
- With 4 sight service, convenient and secure system management of any number of mobile devices and computers from anywhere in the world.
- Data transfer to mobile devices with email and push notification services.
- Air conditioning control from outside the home with remote control technology.
- Remote 3G-technology security camera monitoring via mobile devices, touch screen and television interfaces.
- Folkart Ilica Çeşme employs the Control 4 system that supports IP, Wi-Fi, RF and KNX operation protocols.



LAYOUT PLAN



A2 Type Floor Plans

NET AREA _____ 149.7 m²
GROSS AREA _____ 247.8 m²

1 Entrance Hall	7.3 m ²
2 Kitchen	7.0 m ²
3 Living Room	29.8 m ²
4 Toilet	2.4 m ²
5 Floor Stairs	4.8 m ²
6 Terrace1	21.7 m ²
7 Terrace2	18.1 m ²
8 Hallway	5.1 m ²
9 Bedroom1	21.3 m ²
10 Bathroom1	5.8 m ²
11 Bedroom2	10.9 m ²
12 Bathroom2	3.0 m ²
13 Terrace3	1.4 m ²
14 Basement Stairs	3.9 m ²
15 Hallway2	5.1 m ²
16 Bedroom3	13.8 m ²
17 Bathroom3	4.2 m ²
18 Bedroom4	13.9 m ²
19 Bathroom4	3.1 m ²
20 Laundry Room	4.9 m ²
21 Storage room	3.4 m ²



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

A3 Type Floor Plans

NET AREA _____ 157.8 m²
GROSS AREA _____ 250.5 m²

1 Entrance Hall	7.3 m ²
2 Kitchen	7.0 m ²
3 Living Room	32.2 m ²
4 Toilet	2.4 m ²
5 Floor Stairs	4.8 m ²
6 Terrace1	21.9 m ²
7 Terrace 2	18.2 m ²
8 Hallway1	5.1 m ²
9 Bedroom1	23.6 m ²
10 Bathroom1	5.8 m ²
11 Bedroom 2	10.9 m ²
12 Bathroom2	3.0 m ²
13 Terrace 3	1.4 m ²
14 Basement Stairs	3.9 m ²
15 Hallway 2	5.1 m ²
16 Bedroom 3	13.2 m ²
17 Bathroom 3	4.2 m ²
18 Bedroom 4	13.9 m ²
19 Bathroom4	3.1 m ²
20 Laundry Room	5.1 m ²
21 Storage room	2.8 m ²



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B3 Type Floor Plans

NET AREA _____ 132.6 m²
 GROSS AREA _____ 239.4 m²

1 Entrance Hall	5.3 m ²
2 Kitchen	10.1 m ²
3 Living Room	25.8 m ²
4 Toilet	2.6 m ²
5 Floor Stairs	6.1 m ²
6 Terrace1	26.1 m ²
7 Terrace2	19.8 m ²
8 Hallway1	3.5 m ²
9 Bedroom1	19.5 m ²
10 Bathroom1	4.5 m ²
11 Bedroom2	11.5 m ²
12 Bathroom2	3.0 m ²
13 Terrace3	1.4 m ²
14 Basement Stairs	3.9 m ²
15 Hallway2	3.9 m ²
16 Bedroom3	12.1 m ²
17 Bathroom3	3.6 m ²
18 Bedroom4	12.5 m ²
19 Bathroom4	3.0 m ²
20 Laundry Room	1.7 m ²
21 Storage room	7.9 m ²



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www.folkartcesme.com

For All Folkart Projects:

www.folkart.com.tr

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

Tasarım :  NEVCREATIVE