



EMRE AROLAT

Emre Arolat graduated from Galatasaray High School in 1982, and the Mimar Sinan Fine Arts University Faculty of Architecture in 1986. He worked as an assistant architect at Metcalfe Architecture & Design in Washington D.C. from 1986 to 1987, and served as a designer at Arolat Mimarlık from 1987 to 2004.

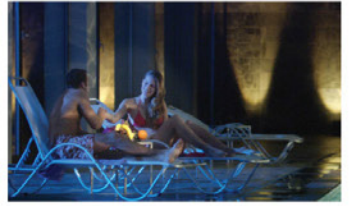
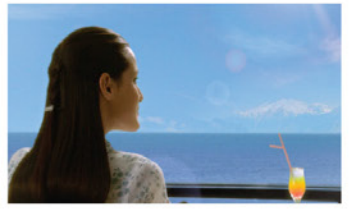
He continues his architectural practice at EAA - Emre Arolat Architecture, which he founded with Gonca Paşolar in 2004. He has won many national and international awards.

Since 1998, he has conducted workshops and served as a jury member at various universities such as Uludağ University, Istanbul Kültür University, Istanbul Technical University, Middle East Technical University, and Yıldız Technical University.

He conducts workshops for the March Program in Architectural Design at Bilgi University.

He has published many articles and essays in a variety of journals. In 2006, he won the AR Awards for Emerging Architecture, Highly Commended, for the Dalaman International Airport. In 2005, his project titled, Minicity Model Park, was among the "Selected Works" of the European Union Prize, the Mies van der Rohe Award.

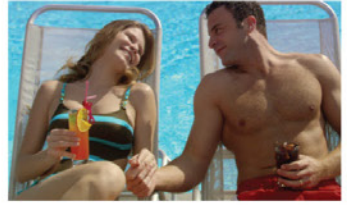
He has won four National Architecture Awards and the "New Prospects in Architecture" Award of the Tepe Foundation for Architecture Awards in 2000.



We offer you a structure beyond your dreams in Narlidere, Izmir. We have created our living spaces for those who want more from life.

At **Folkart Narlidere**, each apartment has a different view and each apartment has a view of the sea without blocking the others' views. **Folkart** offers you all these features and more at Narlidere.

FLOOR PLANS



FLOOR PLANS



TYPE 1
(4 BEDROOMS + 1 LIVING ROOM)
WITH GARDEN PLANS

01 WINDBREAK	4.65 m ²
02 FOYER	11.50 m ²
03 TOILET	2.61 m ²
04 WORKSHOP	3.16 m ²
05 KITCHEN	19.45 m ²
06 LIVING ROOM	43.75 m ²
07 BEDROOM	14.67 m ²
08 MASTER BEDROOM	16.56 m ²
09 DRESSING ROOM	6.07 m ²
10 MASTER BATHROOM	4.78 m ²
11 BEDROOM	13.68 m ²
12 BEDROOM	12.83 m ²
13 BATHROOM	6.47 m ²
14 CORRIDOR	9.68 m ²
15 GARDEN	168 m ²

TOTAL NET AREA	255.86 m ²
TOTAL GROSS AREA	368.70 m ²
OVERALL GROSS AREA	397.95 m ²

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



TYPE 1
(4 BEDROOMS + 1 LIVING ROOM)
WITH TERRACE

01 WINDBREAK	4.65 m ²
02 FOYER	11.50 m ²
03 TOILET	2.61 m ²
04 WORKSHOP	3.16 m ²
05 KITCHEN	19.45 m ²
06 LIVING ROOM	43.75 m ²
07 BEDROOM	14.67 m ²
08 MASTER BEDROOM	16.56 m ²
09 DRESSING ROOM	6.07 m ²
10 MASTER BATHROOM	4.78 m ²
11 BEDROOM	13.68 m ²
12 BEDROOM	12.83 m ²
13 BATHROOM	6.47 m ²
14 CORRIDOR	9.68 m ²
15 TERRACE	87 m ²

TOTAL NET AREA	255.86 m ²
TOTAL GROSS AREA	287.70 m ²
OVERALL GROSS AREA	316.95 m ²

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



FLOOR PLANS



TYPE 2 (6+1)
DUPLEX APARTMENT
WITH GARDEN FIRST FLOOR PLAN

01 WINDBREAK	8.48 m ²
02 FOYER	25.93 m ²
03 TOILET	3.99 m ²
04 ROOM	12.27 m ²
05 SERVANT'S ROOM	11.42 m ²
06 SERVANT'S BATHROOM	4.68 m ²
07 KITCHEN	18.56 m ²
08 LIVING ROOM	58.51 m ²
09 GARDEN	195 m ²

FIRST FLOOR TOTAL NET AREA _____ 210.84 m²
FIRST FLOOR TOTAL GROSS AREA _____ 359.20 m²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS
CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS
AND PRIVATE STORAGE SPACES IN THE BASEMENT.



TYPE 2 (6+1)
DUPLEX APARTMENT
WITH GARDEN SECOND FLOOR PLAN

01 CORRIDOR	16 m ²
02 MASTER BEDROOM	25.35 m ²
03 DRESSING ROOM	7.99 m ²
04 MASTER BATHROOM	3.99 m ²
05 BEDROOM	15.05 m ²
06 BEDROOM	14.83 m ²
07 BEDROOM	15.14 m ²
08 BATHROOM	6.57 m ²
09 GALLERY	_____
10 TERRACE	67 m ²

SECOND FLOOR TOTAL NET AREA _____ 171.92 m²
SECOND FLOOR TOTAL GROSS AREA _____ 231.20 m²
DUPLEX APARTMENT TOTAL NET AREA _____ 382.76 m²
DUPLEX OVERALL GROSS AREA _____ 620.75 m²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS
CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS
AND PRIVATE STORAGE SPACES IN THE BASEMENT.



FLOOR PLANS



TYPE 2 (6+1)
DUPLEX APARTMENT
 WITH TERRACE FIRST FLOOR PLAN

01 WINDBREAK	8.48 m ²
02 FOYER	25.93 m ²
03 TOILET	3.99 m ²
04 ROOM	12.27 m ²
05 SERVANT'S ROOM	11.42 m ²
06 SERVANT'S BATHROOM	4.68 m ²
07 KITCHEN	18.56 m ²
08 LIVING ROOM	58.51 m ²
09 TERRACE	67 m ²

FIRST FLOOR TOTAL NET AREA _____ 210.84 m²
 FIRST FLOOR TOTAL GROSS AREA _____ 231.20 m²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS
 CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS
 AND PRIVATE STORAGE SPACES IN THE BASEMENT.



TYPE 2 (6+1)
DUPLEX APARTMENT
 WITH TERRACE SECOND FLOOR PLAN

01 CORRIDOR	16 m ²
02 MASTER BEDROOM	25.35 m ²
03 DRESSING ROOM	7.99 m ²
04 MASTER BATHROOM	3.99 m ²
05 BEDROOM	15.05 m ²
06 BEDROOM	14.83 m ²
07 BEDROOM	15.14 m ²
08 BATHROOM	6.57 m ²
09 GALLERY	_____
10 TERRACE	67 m ²

SECOND FLOOR TOTAL NET AREA _____ 171.92 m²
 SECOND FLOOR TOTAL GROSS AREA _____ 231.20 m²
 DUPLEX APARTMENT TOTAL NET AREA _____ 382.76 m²
 DUPLEX OVERALL GROSS AREA _____ 492.75 m²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS
 CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS
 AND PRIVATE STORAGE SPACES IN THE BASEMENT.



FLOOR PLANS



TYPE 3 (5+1)
WITH GARDEN

01 FOYER	10.83 m ²
02 TOILET	2.26 m ²
03 LIVING ROOM	60.65 m ²
04 KITCHEN	21.59 m ²
05 BEDROOM	14.69 m ²
06 BEDROOM	14.69 m ²
07 BEDROOM	14.69 m ²
08 BEDROOM	15.20 m ²
09 MASTER BEDROOM	25.97 m ²
10 MASTER BATHROOM	5.90 m ²
11 DRESSING ROOM	7.31 m ²
12 BATHROOM	5.82 m ²
13 BATHROOM	3.83 m ²
14 WORKSHOP	4.70 m ²
15 CORRIDOR	12.74 m ²
16 GARDEN	131 m ²

TOTAL NET AREA	300.87 m ²
TOTAL GROSS AREA	385.20 m ²
OVERALL GROSS AREA	428.20 m ²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



TYPE 3 (5+1)
WITH TERRACE

01 FOYER	10.83 m ²
02 TOILET	2.26 m ²
03 LIVING ROOM	60.65 m ²
04 KITCHEN	21.59 m ²
05 BEDROOM	14.69 m ²
06 BEDROOM	14.69 m ²
07 BEDROOM	14.69 m ²
08 BEDROOM	15.20 m ²
09 MASTER BEDROOM	25.97 m ²
10 MASTER BATHROOM	5.90 m ²
11 DRESSING ROOM	7.31 m ²
12 BATHROOM	5.82 m ²
13 BATHROOM	3.83 m ²
14 WORKSHOP	4.70 m ²
15 CORRIDOR	12.74 m ²
16 GARDEN	80 m ²

TOTAL NET AREA	300.87 m ²
TOTAL GROSS AREA	334.20 m ²
OVERALL GROSS AREA	377.20 m ²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



FLOOR PLANS



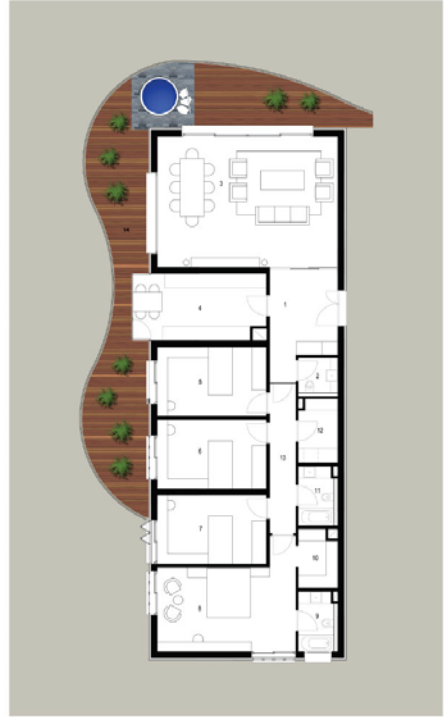
TYPE 4 (4+1)
WITH GARDEN

01 FOYER	111.43 m ²
02 TOILET	2.41 m ²
03 LIVING ROOM	40.87 m ²
04 KITCHEN	15 m ²
05 BEDROOM	13.06 m ²
06 BEDROOM	13.04 m ²
07 BEDROOM	12.98 m ²
08 MASTER BEDROOM	21.63 m ²
10 MASTER BATHROOM	3.71 m ²
11 DRESSING ROOM	3.81 m ²
12 BATHROOM	3.65 m ²
13 WORKSHOP	4.25 m ²
15 CORRIDOR	6.85 m ²
16 GARDEN	173 m ²

TOTAL NET AREA	213.29 m ²
TOTAL GROSS AREA	353.40 m ²
OVERALL GROSS AREA	382.65 m ²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



TYPE 4 (4+1)
WITH TERRACE

01 FOYER	111.43 m ²
02 TOILET	2.41 m ²
03 LIVING ROOM	40.87 m ²
04 KITCHEN	15 m ²
05 BEDROOM	13.06 m ²
06 BEDROOM	13.04 m ²
07 BEDROOM	12.98 m ²
08 MASTER BEDROOM	21.63 m ²
10 MASTER BATHROOM	3.71 m ²
11 DRESSING ROOM	3.81 m ²
12 BATHROOM	3.65 m ²
13 WORKSHOP	4.25 m ²
15 CORRIDOR	6.85 m ²
16 TERRACE	60.60 m ²

TOTAL NET AREA	213.29 m ²
TOTAL GROSS AREA	241.00 m ²
OVERALL GROSS AREA	270.25 m ²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS AND PRIVATE STORAGE SPACES IN THE BASEMENT.



FLOOR PLANS



TYPE 5 (3+1)

01 FOYER	6.15	m ²
02 TOILET	2.48	m ²
03 LIVING ROOM	34.23	m ²
04 KITCHEN	14.87	m ²
05 BEDROOM	13.07	m ²
06 BEDROOM	13.05	m ²
07 MASTER BEDROOM	20.48	m ²
08 TERRACE	24.27	m ²
09 DRESSING ROOM	2.92	m ²
10 MASTER BATHROOM	3.92	m ²
11 BATHROOM	4.25	m ²
12 WORKSHOP	2.28	m ²
13 CORRIDOR	6.54	m ²
14 TERRACE	64	m ²

TOTAL NET AREA	212.51	m ²
TOTAL GROSS AREA	244.40	m ²
OVERALL GROSS AREA	282.30	m ²

TERRACE AREAS AND DESIGNS AND WINDOW LAYOUTS
CHANGE ACCORDING TO THE LOCATION OF THE UNIT.

OVERALL GROSS AREAS INCLUDE CIRCULATION AREAS
AND PRIVATE STORAGE SPACES IN THE BASEMENT.



SOCIAL LIFE

- Automation systems for social facilities, lighting, and air conditioning
- Automated irrigation in the landscaped areas
- Light-sensitive automatic outdoor lighting
- Thermowood-plated terrace, exterior corridors and suspended ceilings
- Hot water compatible with thermal and natural gas
- Full power generator with full back up
- Landscape elevators



Folkart Narlıdere is situated in an industry-free zone, on one of Izmir's most valuable pieces of property. It is only 15 minutes from the airport and 1 hour from vacation spots such as Çeşme, Urla and Kuşadası. Folkart Narlıdere is only 1,500 meters away from the coast. The area between Folkart Narlıdere and the coast is designated as a protected area and contains only fruit and vegetable groves. Right behind it is the Çatalkaya Mountain, dense with pine trees. In addition, there are many world-class hotels operating in the region with rich geothermal resources. There are outstanding hospitals and educational institutions around Folkart Narlıdere. 9 Eylül University Hospital is just 5 minutes away. One of the best schools in Izmir, the Deutsche Schule Izmir is next to Folkart Narlıdere.

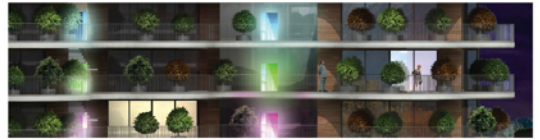


SOCIAL LIFE

- 24-hour security
- Closed circuit camera security system at 50 points around the complex
- Motion-sensitive cameras in the parking areas
- Face recognition system at the entrance of the complex
- Automatic barriers
- OGS entrance/exit
- Security cameras monitor the entrances of the complex
- Natural gas, smoke and fire detectors are installed throughout the site
- Carbon monoxide detectors and alarm systems in the parking lots
- Central fire detection and alarm system
- Two parking spaces for each apartment
- Guest parking areas
- Card entry system for guests
- Earthquake sensors and warning system



SOCIAL LIFE

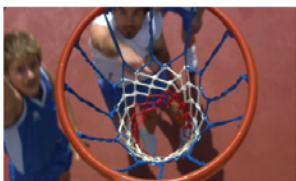


LED lighting of terrace separators in various colors



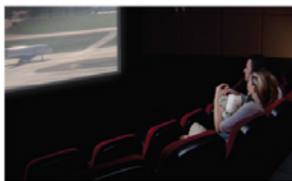
- Thermowood-plated facade with 1,200 trees in the vertical forest Ecological atrium
- Microclimatic cooling pools
- Tree-lined corridors
- Viewing terraces
- Bridged apartment connections
- Front and back gardens for the ground floors
- 491-m² Outdoor Swimming Pool
- 235-m² Indoor Swimming Pool
- 7-m² Children's Swimming Pool
- 39-m² Children's Play Pool
- 100-m tall waterfall
- Lilly pond
- Market, hairdresser and dry cleaning





SOCIAL LIFE

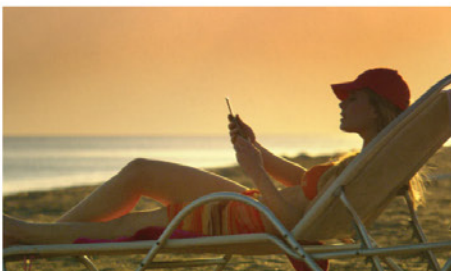
- Sauna
- Basketball court
- Tennis courts
- Gym
- Vitamin bar
- Children's playground
- Poolroom
- Table tennis hall
- Multipurpose hall
- Cine-vision hall
- Indoor, semi-indoor and outdoor multipurpose areas



The most beautiful, elegant, and prestigious...
The most robust, developed, and technologically advanced...
These are the standards at Folkart Narlıdere.
It's important to make life worth living with features that
create a difference.



YOUR
HOME

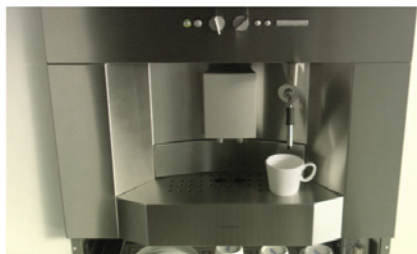


YOUR HOME

- Honeywell smart home automation and security systems
- Apartment security systems (panic alarm, entry with magnetic contact and password)
- Fingerprint accessible apartment doors
- Smart locks
- Cable and wireless data system (through internet connection or Wi-Fi)
- Video (color) intercom system (via touchscreen)
- Color touch screen, apartment control panel
- Monitoring and control of apartment automation systems
- Changing room temperature set points
- Control of living modes (I'm home, I'm outside, I'm at a party, etc.)
- Site-specific web and news pages viewing
- Monitoring of the intercom entry camera
- Colored, wireless remote control panel
- Automatic Curtain Control System (optional)
- Lighting automation (DIM and on/off control)
- If anyone enters the apartment without using the password, a "forced entry" warning message is sent
- Fire detection and warning system
- Gas detection and warning system
- Multi-split air-conditioning control via infrared (living room, master bedroom)
- Emergency call button
- Shopping through the internet connection of the complex
- System checks and status updates via mobile phone
- Vocal Turkish status update via the phone:
 - Opening the door
 - Remote air-conditioning control with the "I'm home" mode
 - Remote control of the security system, electricity and water with the "away" mode (except for the refrigerator line)
 - Built-in oven on/off



YOUR HOME



- Crystal, Home or HomeTelaio models of the Scavolini brand
- Award-winning American DuPont Corian workbench with a health certificate
- 11 pieces of high quality home appliances by Gaggenau
 - Cappuccino/espresso machine
 - Cup heating drawer
 - Dishwasher
 - Gas stove
 - Barbecue
 - 215-cm refrigerator with elevator and water and ice dispensers
 - Electric glass ceramic oven
 - Steel microwave oven
 - Steam oven with a water tank
 - Steel oven
 - 120-cm steel hood and air ducts



YOUR HOME



- Heat-insulated aluminum joints
- Thermopane with LOW-E combination
- Wooden modular interior doors
- Wood-plated steel exterior door
- Satin dyes on satin plaster
- First class ceramic or natural stone floor tiles
- First class laminated parquet
- Jacuzzi with glass panels and windbreakers on terraces
- Italian RIFRA bathroom cabinets
- Italian Pianca walk-in closets

