



01. BEING A
"LIFE BRAND"

02. THE REAL
ISTANBUL

03. THE GREATEST
LUXURY

04. THE LIMIT OF
REQUESTS

05. PREMIUM
INTERIORS

06. A FIVE
STAR LIFE

01.

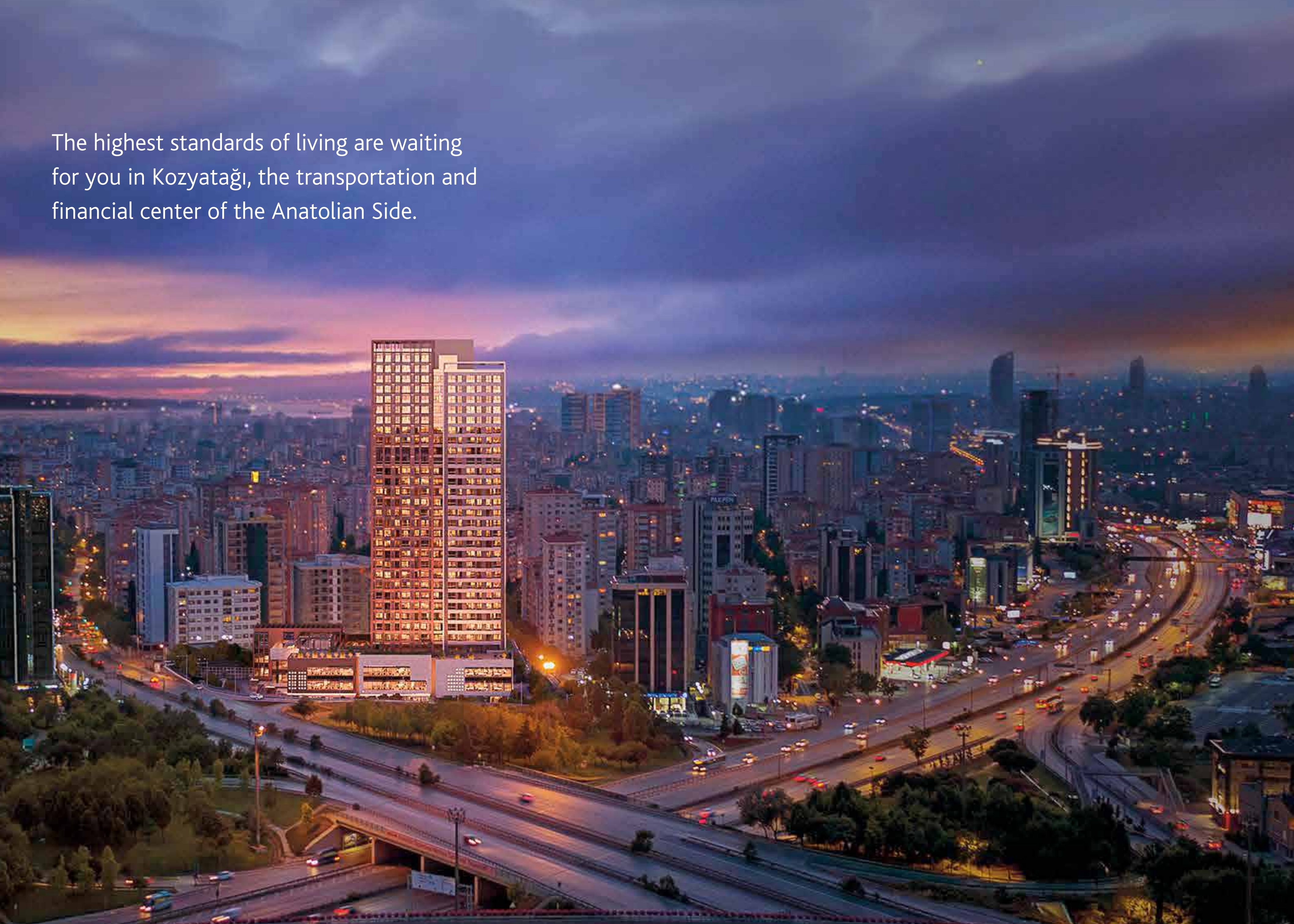
NOT ONLY A PIONEER IN THE SECTOR BUT ALSO A LIFE BRAND: MESA

MESA, which is the home for over 93,000 happy families with its half a century of experience in real-estate sector and expert staff composed of 4,000 people, has become an exclusive life brand symbolizing quality and trust in Turkey with its prestigious projects.

MESA always develops living spaces in very special locations and each project of MESA is eagerly awaited for. And now, MESA gives the answer to the question "Who might add more value to the most valuable location in the Anatolian Side?" and leads the way in the sector with a new project in Kozyatağı.

MESA KOZ

The highest standards of living are waiting
for you in Kozyatağı, the transportation and
financial center of the Anatolian Side.

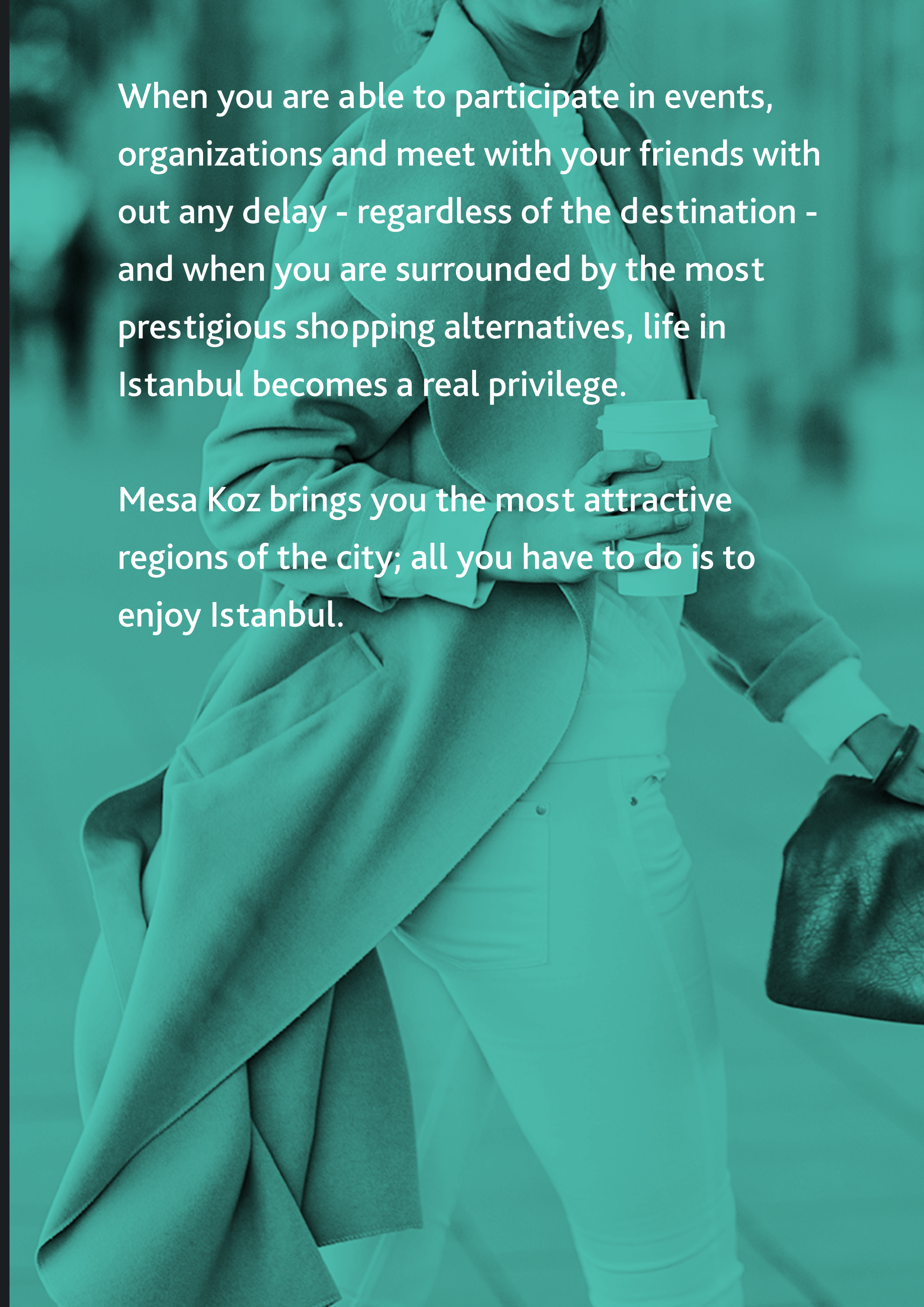


02.

LIVING IN ISTANBUL WILL BECOME A REAL PRIVILEGE.

When you are able to participate in events, organizations and meet with your friends without any delay - regardless of the destination - and when you are surrounded by the most prestigious shopping alternatives, life in Istanbul becomes a real privilege.

Mesa Koz brings you the most attractive regions of the city; all you have to do is to enjoy Istanbul.



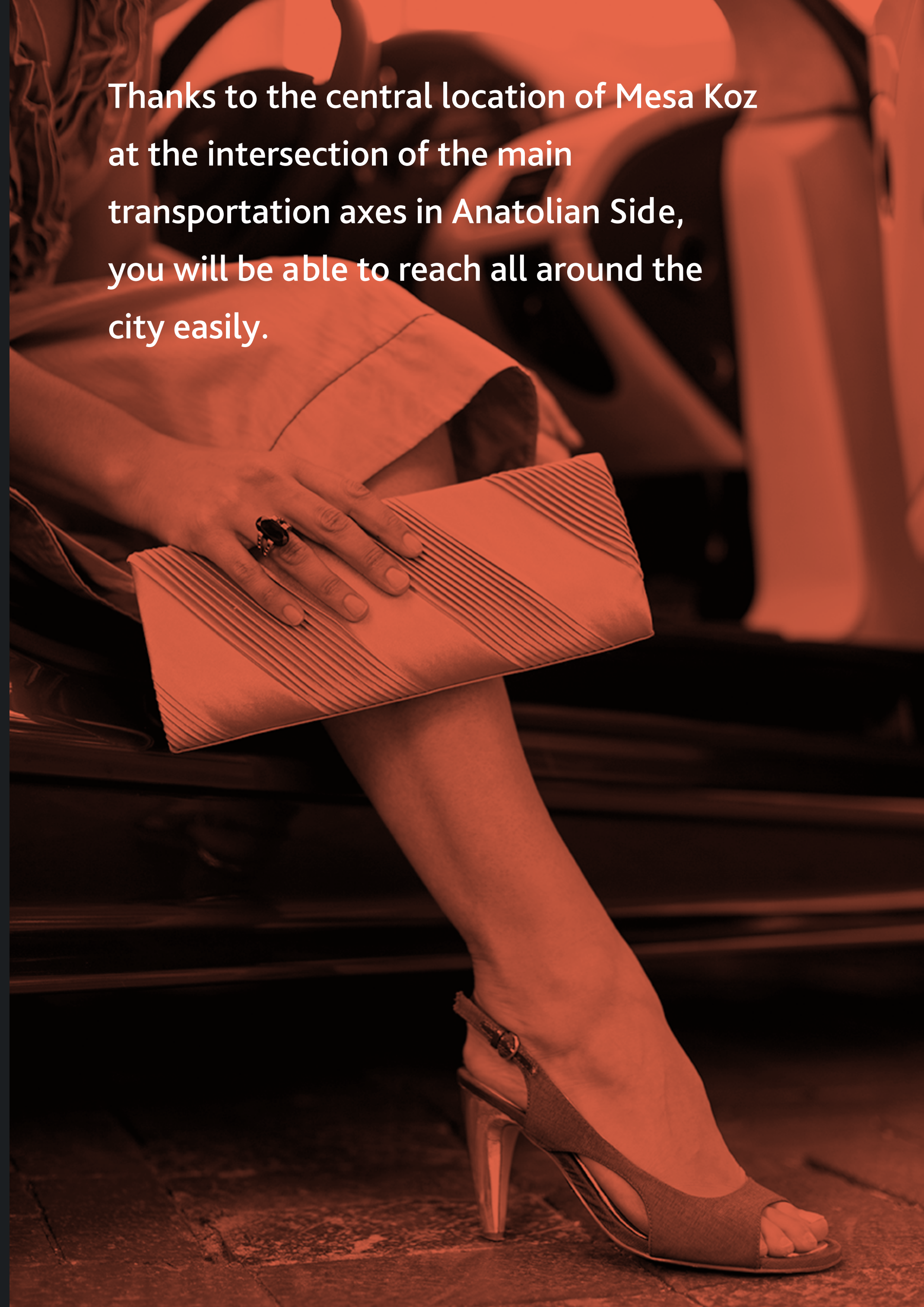
Your answer to those who are asking
you where you live will be “All over Istanbul”.



03.

**YOU WILL
EXPERIENCE
THE GREATEST
LUXURY AS AN
ISTANBUL
RESIDENT:
EASY AND RAPID
TRANSPORTATION.**

Thanks to the central location of Mesa Koz at the intersection of the main transportation axes in Anatolian Side, you will be able to reach all around the city easily.





On your way to work

Mesa Koz will not only provide convenience for those who work in Kozyatağı, the financial center of the Anatolian Side, but also for people working in Maltepe, Kartal, Kadıköy and Ataşehir as they will take the advantage of the perfect location by using E-5 and TEM highways.

Mesa Koz will also provide comfort for those working in the European Side by passing the other side in 15 minutes both through Fatih Sultan Mehmet Bridge and 15 Temmuz Şehitler Bridge.

On your way to shopping

You will have many options for a pleasant shopping. It will now be much easier for you to go to Bağdat Avenue which is the biggest and the most prestigious outdoor shopping boulevard in Istanbul or to the most popular shopping malls in the city such as Ataşehir Palladium, Kozy, Akasya Acıbadem, CarrefourSA and Metro Market. You just need to decide where to go!

When using public transportation

From Mesa Koz, using the metro nearby, you will be able to reach Kadıköy in 15 minutes and Kartal in 20 minutes without getting stuck in traffic. You will be able to go to Marmaray station in 5 minutes by getting a minibüs or a bus on E-5 and reach the European Side in 15 minutes. In addition, you will have the opportunity of going through many alternative routes such as; Bostancı Ferry Port (10 minutes by car) and going to many places such as Adalar, Bakırköy, Kadıköy, Yalova, etc.

*Off-peak traffic hours have been considered.



Center of the center, Koz of Kozyatağı

- > Bağdat Avenue, 5 minutes
- > Coastal Road, 7 minutes
- > Coastal station, 2 minutes (on foot)
- > Marmaray station, 5 minutes
- > Next to E-5 and TEM highways
- > Minibus Street, 5 minutes
- > 15 Temmuz Şehitler Bridge and FSM Bridge, 15 minutes
- > Şile Road and Northern Marmara Highway connection, 20 minutes
- > Bostancı Port, 10 minutes
- > Sabiha Gökçen Airport, 25 minutes

**Off-peak traffic hours have been considered.

You will take the biggest
step to come to Mesa
Koz. Only then will you
reach all the privileges
within a single step.



04.

**IF THERE IS NO
LIMIT FOR
REQUESTS,
THEN THERE
IS AN EASY
WAY TO
REACH THEM.**

Even when you do not really want to go out, you will experience the comfort of meeting your daily needs easily through the shopping street located below Mesa Koz which is a place surrounded by a dynamic metropolitan life, popular shopping malls and streets.

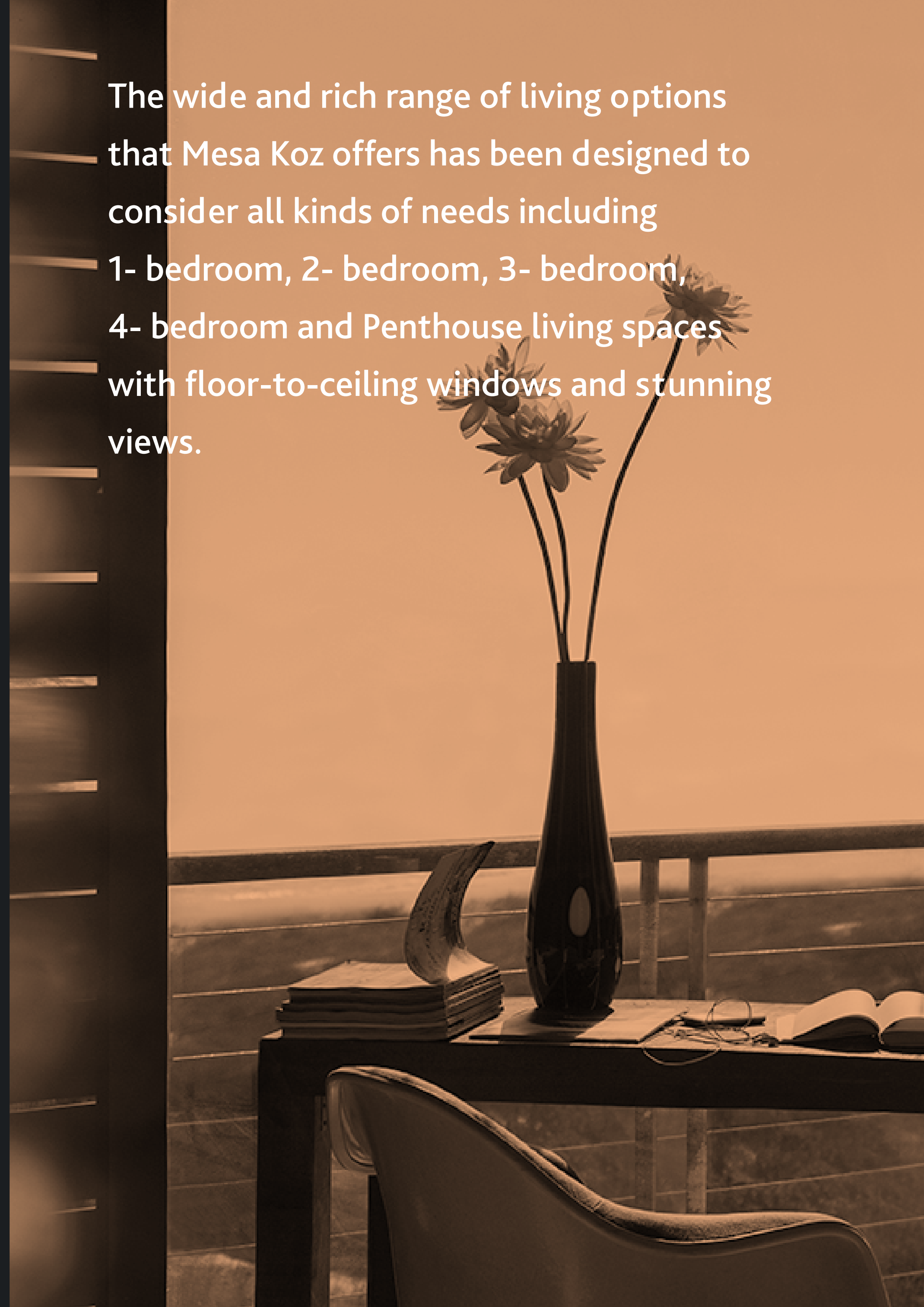


Your new neighbor, The Shopping Street



05.
**PREMIUM
INTERIORS
APPEALING TO
YOUR INNER
WORLD ARE
SPACIOUSLY
DESIGNED FOR
YOUR
COMFORT.**

The wide and rich range of living options that Mesa Koz offers has been designed to consider all kinds of needs including 1- bedroom, 2- bedroom, 3- bedroom, 4- bedroom and Penthouse living spaces with floor-to-ceiling windows and stunning views.



Number one in Kozyatağı; Mesa Koz.





Panoramic View

28 -storey Mesa Koz will captivate you with both its unique Princes' Islands (Adalar) and sea view and also its panoramic view of Istanbul extending along the historical peninsula.

Balconies bringing outdoor pleasure into your homes.

Mesa Koz is offering a very exclusive living space alternative which is designed for those who always want to be different in this life.

12 square-meter wide balcony area in 2+1 duplex options are for those who want to enjoy every moment of life...

Penthouse Luxury

Four special Penthouses are located on the top two floors with floor-to-ceiling windows, stunning views and services the same as hotel services, the Penthouses at Mesa Koz promise a life beyond the usual luxury standards for those who want to experience the MESA quality at its finest.





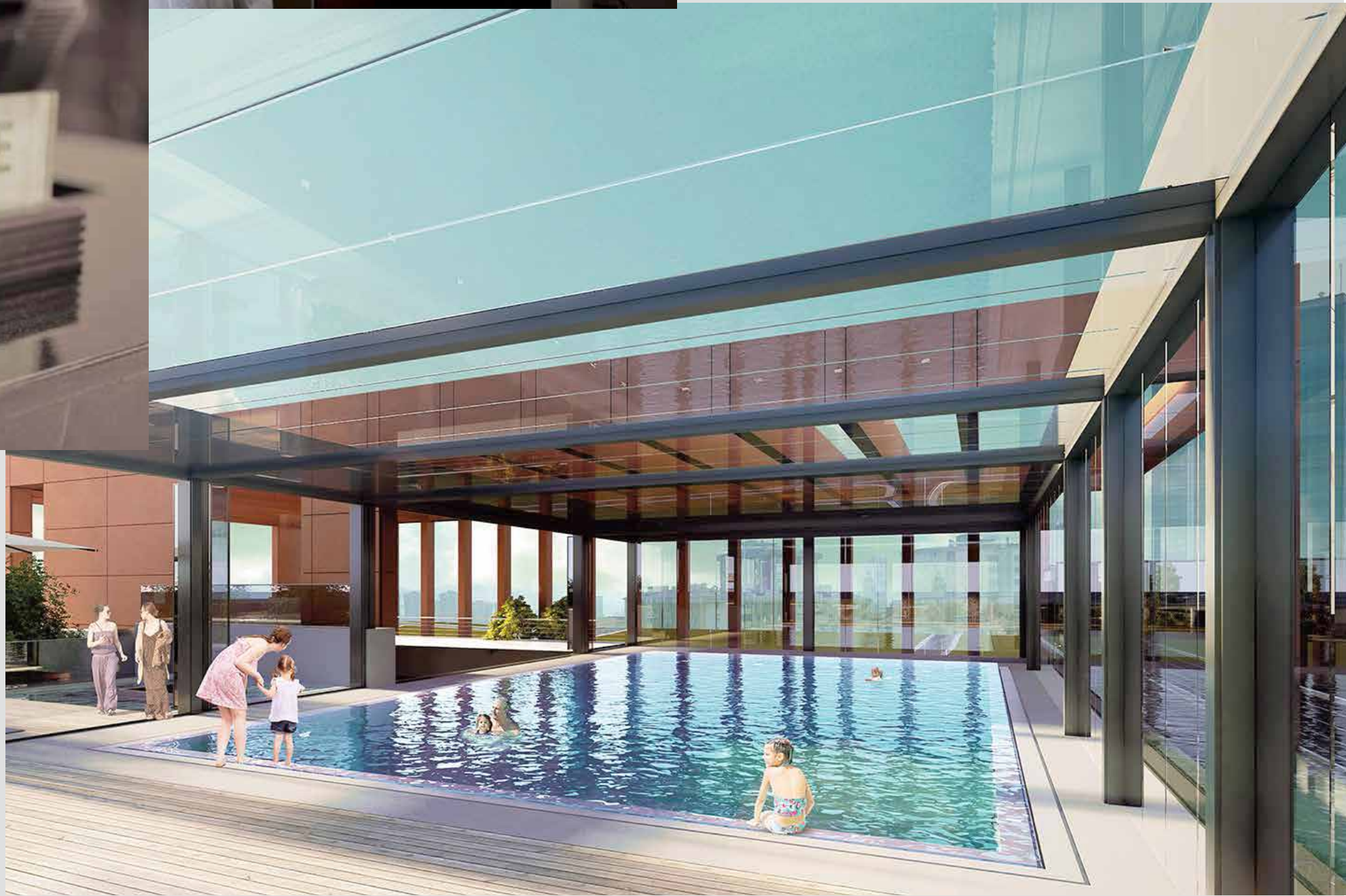
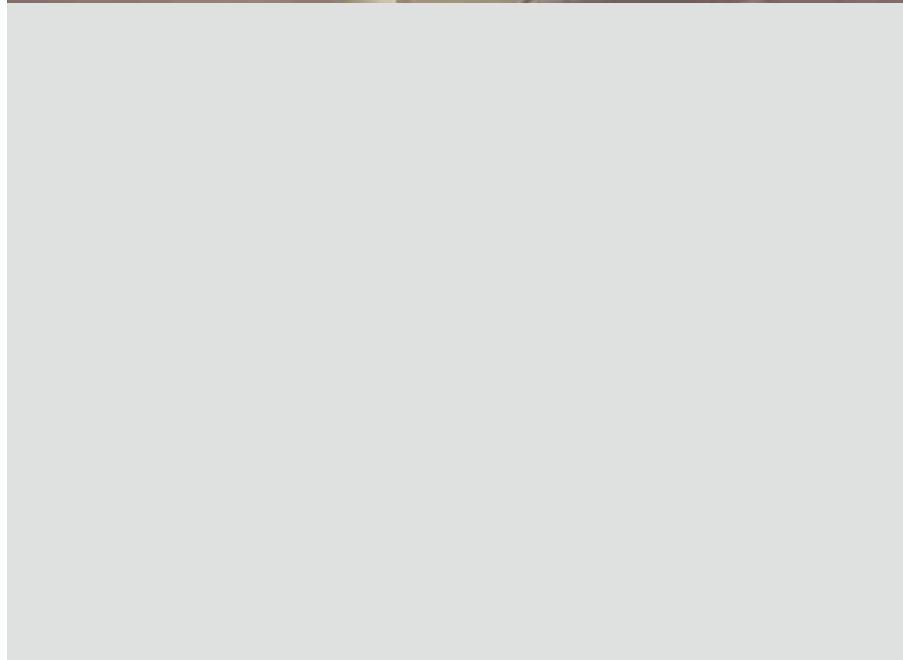
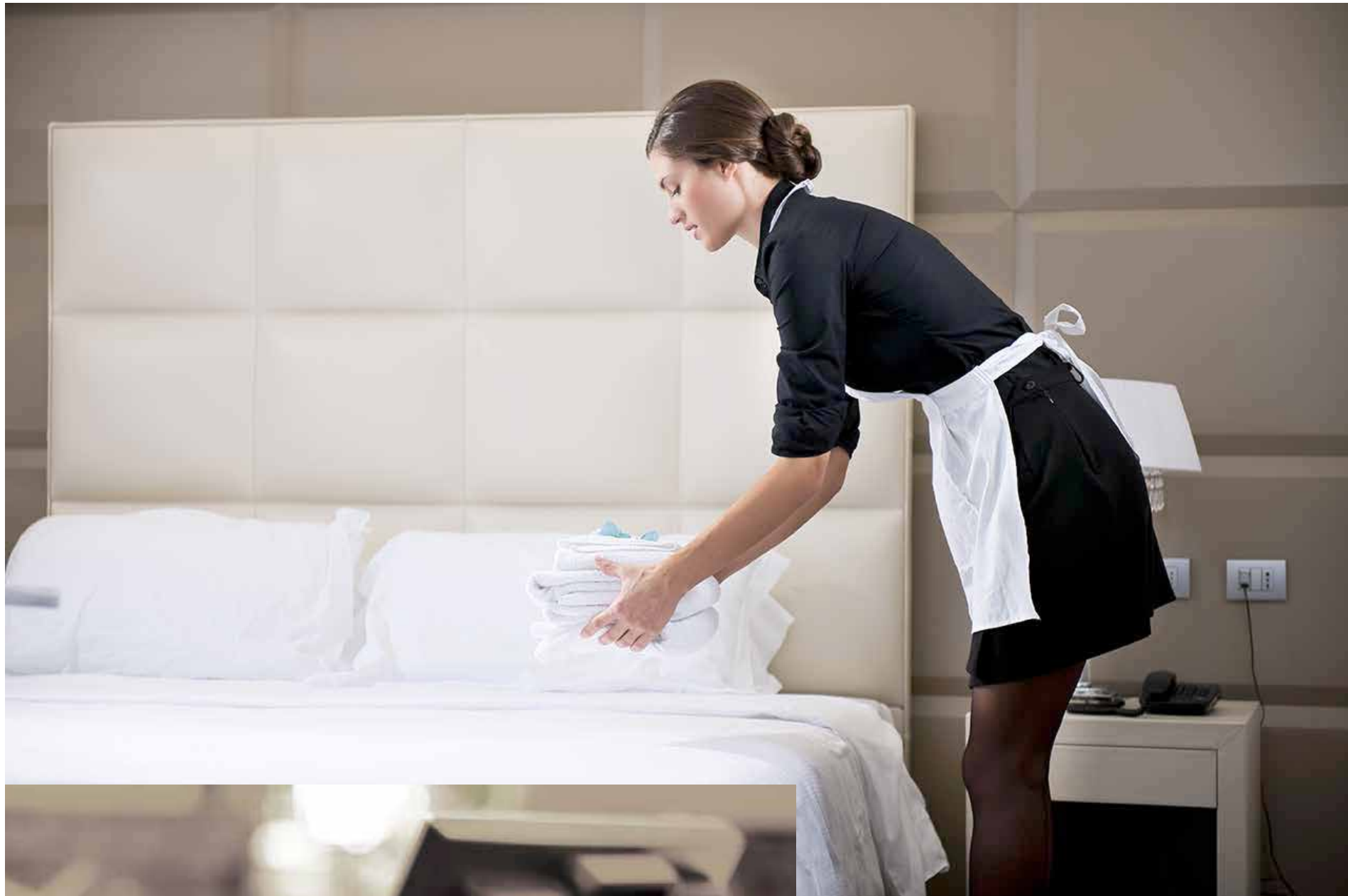
06.

A FIVE STAR LIFE...

A living alternative beyond usual luxury standards providing services that are identical to the services in exceptional hotels...

For those who want to experience the MESA quality at its best.





24/7 Concierge

An expert team that will perform many services for you, including guest-welcoming, getting birthday gifts, helicopter renting, meeting room catering service, getting air tickets, appointments and many other organizations which are within the Concierge services is available from below your home.

Housekeeping

Housekeeping service will be carried out by an expert team at Mesa Koz including cleaning and arrangement of the living spaces in order to enable you to experience a 5-star hotel comfort.

Lounge Floor

On the 19th floor of Mesa Koz that faces the beautiful Princes' Islands (Adalar) and the spectacular view of Istanbul, there is a Lounge Floor which all the independent units can benefit. In this private space you can find a café, a restaurant and comfortable recreational areas, residents can spend quality time, organize their meetings, entertain their guests in a prestigious atmosphere and build warm relationships with neighbors.

Retractable Pool

Shading

You will have the opportunity to swim in all seasons and take a rest in a pleasant pool side atmosphere.

Are you ready to join a boutique life in
which you will share all privileges with only
280 families?



LIVING OPTIONS

1+1 A1

Net Area	: 39,25 m ²
Balcony Area	: 1,23 m ²
Total Net Area	: 40,48 m ²
Gross Area	: 66,80 m ²

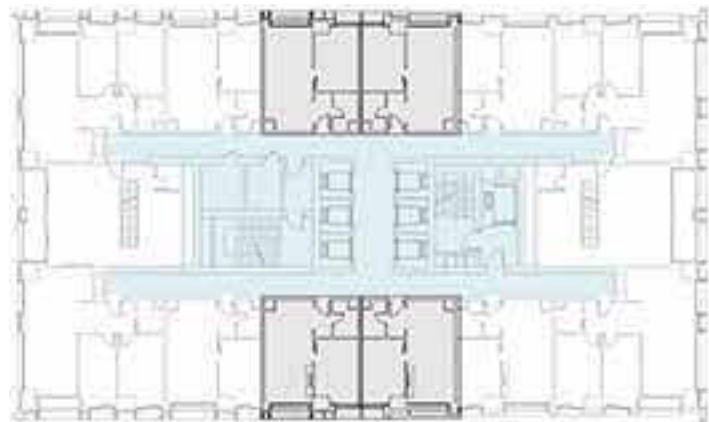
- Living Room: 13,28 m²
- Kitchen: 7,69 m²
- Bedroom: 11,78 m²
- Bathroom: 3,52 m²
- Entrance: 2,98 m²
- Balcony: 1,23 m²



1+1 A2

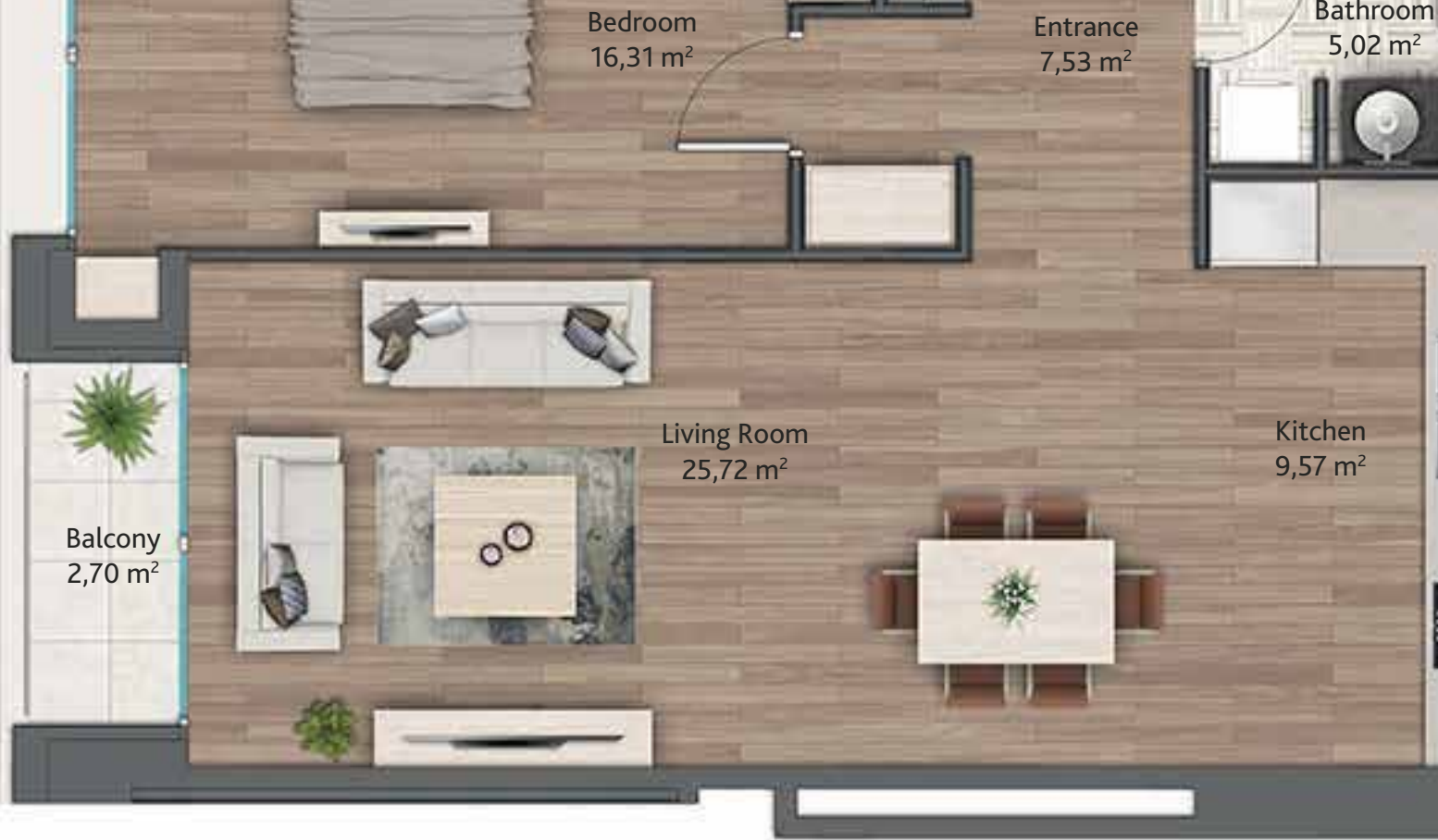
Net Area	: 38,84 m ²
Balcony Area	: 1,16 m ²
Total Net Area	: 40,00 m ²
Gross Area	: 65,80 m ²

Living Room: 13,23 m²
Kitchen: 7,65 m²
Bedroom: 11,48 m²
Bathroom: 3,50 m²
Entrance: 2,98 m²
Balcony: 1,16 m²

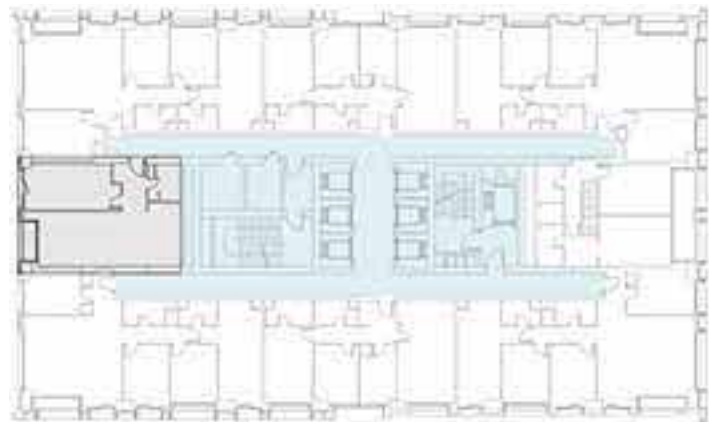


1+1 C

Net Area	: 64,15 m ²
Balcony Area	: 2,70 m ²
Total Net Area	: 66,85 m ²
Gross Area	: 104,40 m ²



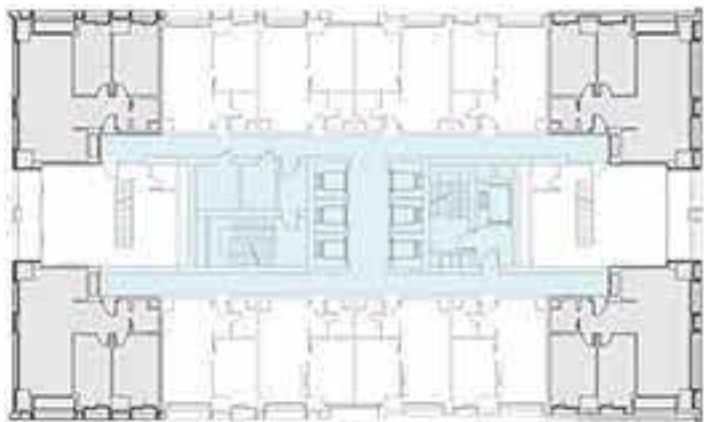
Living Room: 25,72 m²
Kitchen: 9,57 m²
Bedroom: 16,31 m²
Bathroom: 5,02 m²
Entrance: 7,53 m²
Balcony: 2,70 m²



2+1 A

Net Area : 65,54 m²
Balcony Area : 2,15 m²
Total Net Area : 67,69 m²
Gross Area : 113,00 m²

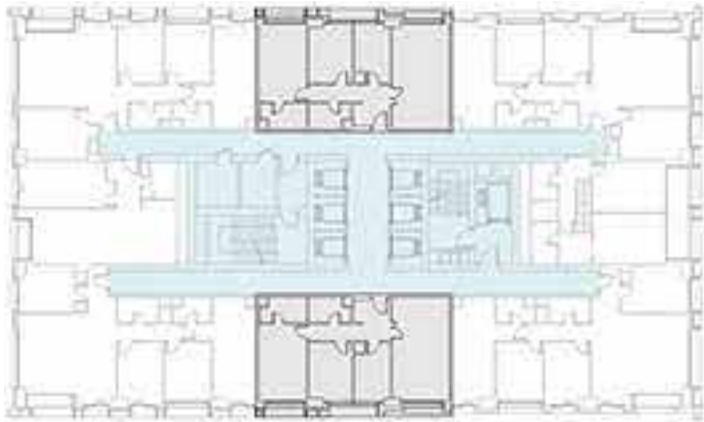
Living Room: 14,25 m²
Kitchen: 15,32 m²
Bedroom: 13,62 m²
Bedroom: 11,47 m²
Bathroom: 3,23 m²
Entrance: 7,65 m²
Balcony: 2,15 m²



2+1 B

Net Area : 80,07 m²
Balcony Area : 2,32 m²
Total Net Area : 82,39 m²
Gross Area : 131,60 m²

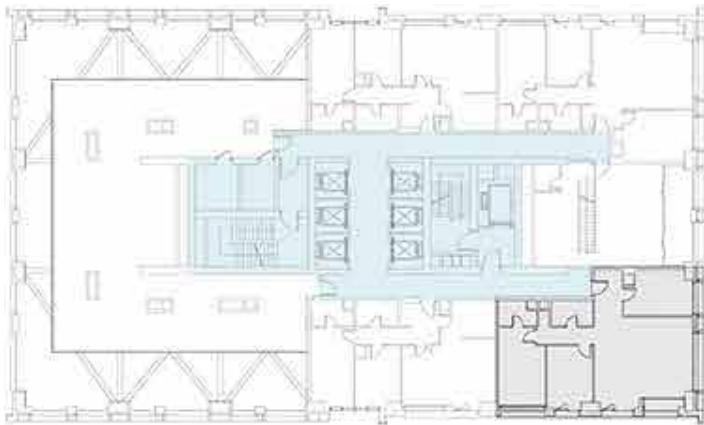
Living Room: 25,37 m²
Kitchen: 8,60 m²
Master Bedroom: 20,16 m²
Bedroom: 11,27 m²
Bathroom: 4,72 m²
Entrance: 5,92 m²
Balcony 1: 1,16 m²
Balcony 2: 1,16 m²
Corridor: 4,03 m²



2+1 E

Net Area : 92,63 m²
Balcony Area : 3,39 m²
Total Net Area : 96,02 m²
Gross Area : 152,90 m²

Living Room: 35,49 m²
Kitchen: 11,56 m²
Master Bedroom: 18,55 m²
Bedroom: 12,00 m²
Bathroom: 4,58 m²
Entrance: 5,51 m²
Balcony 1: 1,23 m²
Balcony 2: 2,16 m²
Laundry Niche: 0,77 m²
Corridor: 4,17 m²



2+1 Duplex

Net Area : 100,96 m²
Balcony Area : 12,89 m²
Total Net Area : 113,85 m²
Gross Area : 191,90 m²

Living Room: 29,85 m²
Kitchen : 14,05 m²
Entrance: 4,34 m²
WC: 2,82 m²
Balcony: 12,89 m²
Master Bedroom: 23,61 m²
Bedroom: 14,36 m²
Bathroom: 4,17 m²
Laundry Room: 2,18 m²
Corridor : 5,58 m²



3+1 A

Net Area : 108,94 m²
Balcony Area : 3,45 m²
Total Net Area : 112,39 m²
Gross Area : 179,80 m²



Living Room: 33,47 m²
Kitchen: 14,35 m²
Master Bedroom: 25,22 m²
Bedroom 1: 11,93 m²
Bedroom 2: 11,59 m²
Bathroom: 3,86 m²
Entrance: 3,85 m²
Corridor: 4,67 m²
Balcony 1: 2,16 m²
Balcony 2: 1,29 m²



• As a result of the legal obligation required by Article 3 of Construction Law, the nature of the independent sections has been determined as "Independent Units" in accordance with Article 24 of the Regulation on the Certification and Qualification of Tourism Facilities.

• This catalog is for presentation and information purposes only. The Contractor has the right to make any changes if need be. If there is a contradiction with the size of the Independent Areas and the technical specifications only, the information on the application project and the contract will be considered.

