



\$239,999

SMART INVESTMENT OPPORTUNITY NEAR UNIVERSITIES & HOSPITAL | HIGH RENTAL DEMAND

<https://sunsands-invest.com>

A Complete Lifestyle Hub - Hotel, Shopping Mall, Hospital & Universities in One Integrated Center This unique mixed-use development is located on the European side of [...]

- 1 bed
- 1 bath
- Apartment
- For sale
- 76 m²



agent2

Basics



Category: For sale

Bathrooms: 1 bath

Total rooms: 2

Floor level: 2

Lot size: 45 m²

Type: Apartment

Bedrooms: 1 bed

Floors: 6 floors

Area: 76 m²

Year built: 2026

Overview

Why buy this property: All-in-One Lifestyle Concept A unique mixed-use development combining residences, hotel units, a shopping mall, a hospital, and universities in one integrated hub—ensuring constant demand and daily activity. **Prime Location on the E-5 Highway** Directly located on one of Istanbul's most important transportation arteries, offering fast and easy access across the European side and to major business and lifestyle centers. **High Rental Income Potential** Continuous rental demand driven by students, medical staff, visitors, and professionals, thanks to the presence of universities and a university hospital within the project. **Strong Investment Returns** Designed as a GYO project, with no property appraisal required, making it attractive for both local and international investors. **Prestigious Academic & Medical Presence** Hosting Biruni University Hospital and Arel University, which significantly increases the project's value, credibility, and long-term stability. **Excellent Connectivity** Just minutes from the Metrobus, major universities, shopping malls, and key city landmarks, with convenient access to Istanbul Airport. **Future-Ready Investment** Delivery in March 2026, allowing investors to benefit from capital appreciation during the construction phase.

Rooms

Total Rooms: 1+1

Building Details

Cooling features: Split A/C

Garage spaces: 1

Exterior material: Brick

Heating features: floor heating

Floor covering: Carpet

Parking: Carport

Amenities & Facilities



Amenities: Dishwasher, Oven **Facilities:** 24/7 Security, Balcony, Fire alarm, Heating

Project Views: City

Nearby

Transportation: Metro, Metrobus, Bus **Surroundings:** University, School, Drug Store, Shopping Mall, Market, Mosque

Suitable For: Citizenship

Projects

Project Layouts: 1+1 Min/Max sqm

Project Delivery: Delivery Date

