



mesa[®] URLA
KEKLİKTEPE



You are now in Urla...
On the shores of the
Aegean Sea

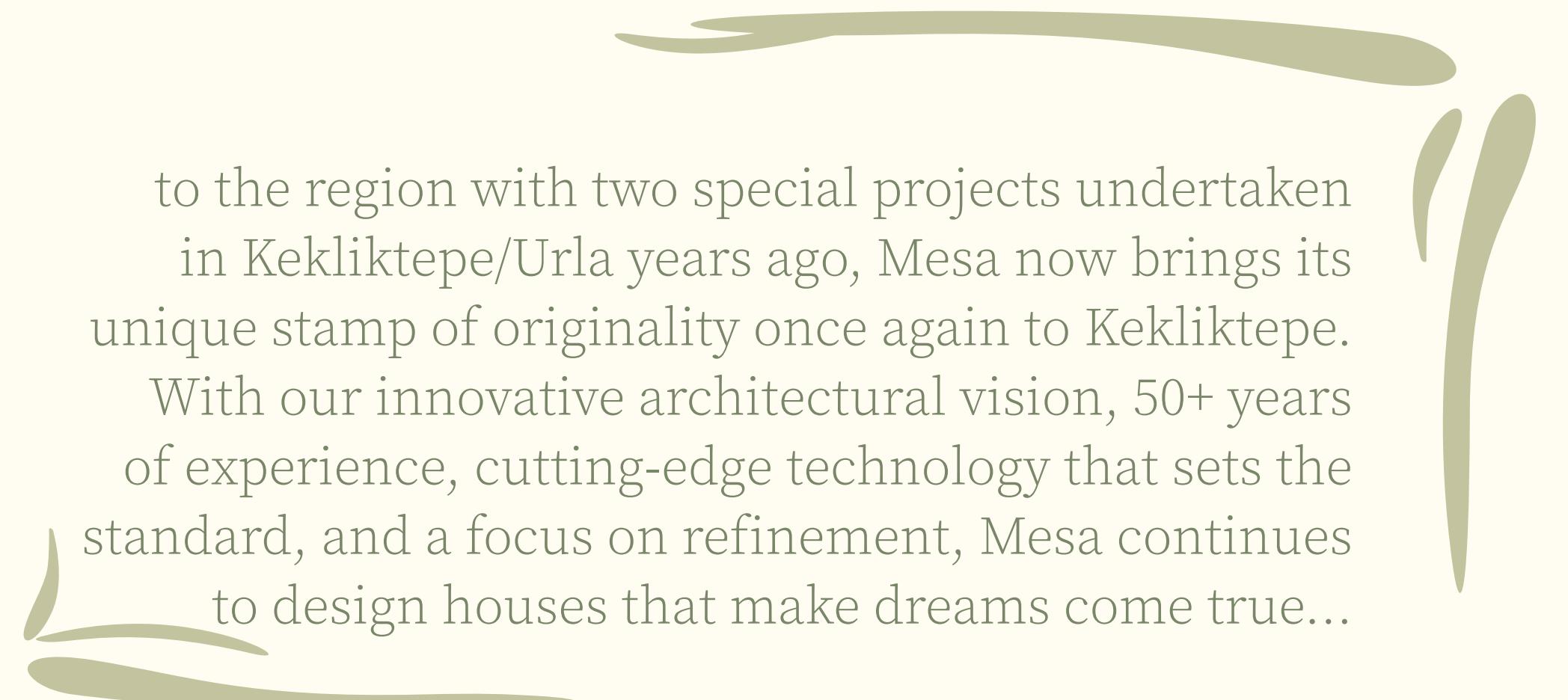
A wide-angle photograph of a vineyard on a hillside. The foreground is filled with rows of green grapevines trained in a fan-like pattern. The vines are supported by black stakes and wires. The hillside slopes upwards, with more vineyard rows visible in the background. The background features rolling hills covered in green vegetation under a clear blue sky.

And in the heart of
vineyards.



to the region with two special projects undertaken in Kekliktepe/Urla years ago, Mesa now brings its unique stamp of originality once again to Kekliktepe.

With our innovative architectural vision, 50+ years of experience, cutting-edge technology that sets the standard, and a focus on refinement, Mesa continues to design houses that make dreams come true...

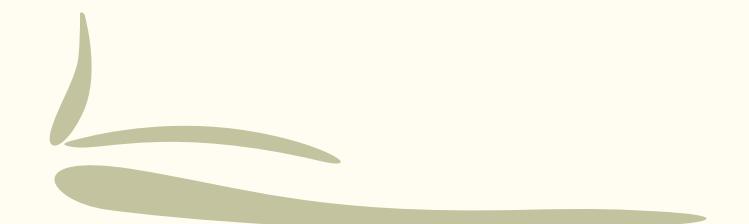


Mesa and Urla

**PEARL OF THE AEGEAN,
URLA ONCE AGAIN
WELCOMES QUALITY MESA
HOMES.**

A magnificent corner in the Aegean, where forty kilometers of coastline meets the blue of the sparkling sea, where nature offers all its generosity in green valleys, accompanied by the still living remnants of history, welcomes Mesa once again...

Exuberant and jovially refreshing, Urla rises to the next level with the arrival of Mesa homes that breathe new life into the region.



Welcoming the rising sun in Urla Starting

the day in Urla

As Urla became one Turkey's the hottest spots in a short span of time, many popular locations in the region began to capture the attention of investors. Kekliktepe is one of these special locations...



Standing out with its nature, tranquility and unique landscape thanks to its location on a small hill, Kekliktepe offers the privilege of living in a detached house in the most elegant way possible.

Add value to your life and get high returns on your investment in Mesa Urla Kekliktepe, the most privileged place of valley life in Urla, the rising star of the real estate world.

Are you ready to touch a history dating back to 2000 BC, to see the actual blue of the sea, to listen to the wind in silence, to smell the rich fertile nature in its valleys stretching to infinity

and to feel life in your bones once again?

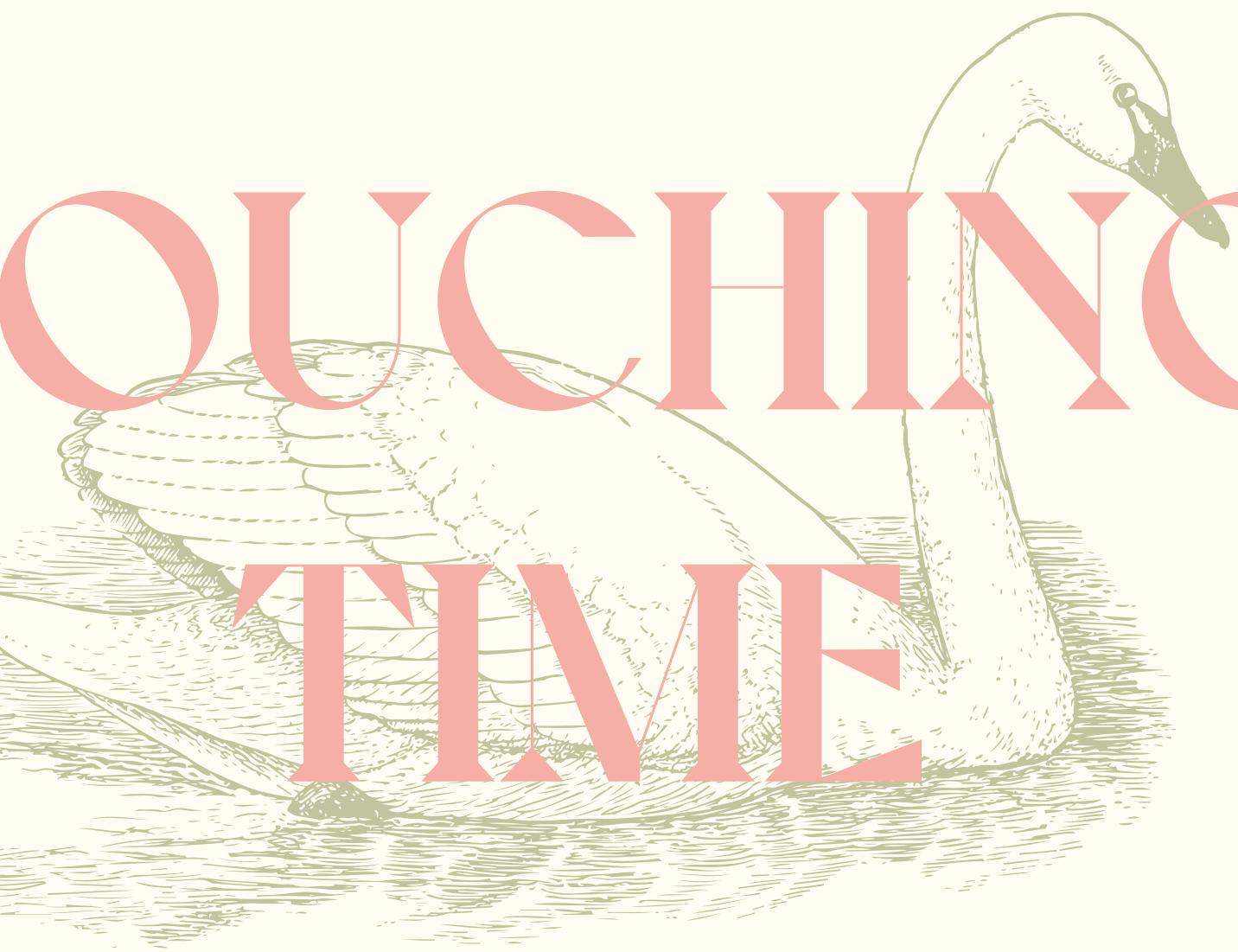
Urla, formerly known as Klazomenai...

Archaeological excavations carried out in these lands, where history blossoms under every stone, unearthed remains that highlight the features of the city such as money, ceramic kilns and blacksmith's workshops.

One of the important ruins of the ancient city is an olive oil factory. The steps you take towards the port in Urla will take you to this archaeological discovery.



TOUCHING TIME



Each time you touch the soil, a journey from ancient times to timelessness begins...





What we call happy moments

are moments when we lose track of time, and you will have these moments often in Mesa Urla Kekliktepe, and in a sense, you will meet a timeless world.

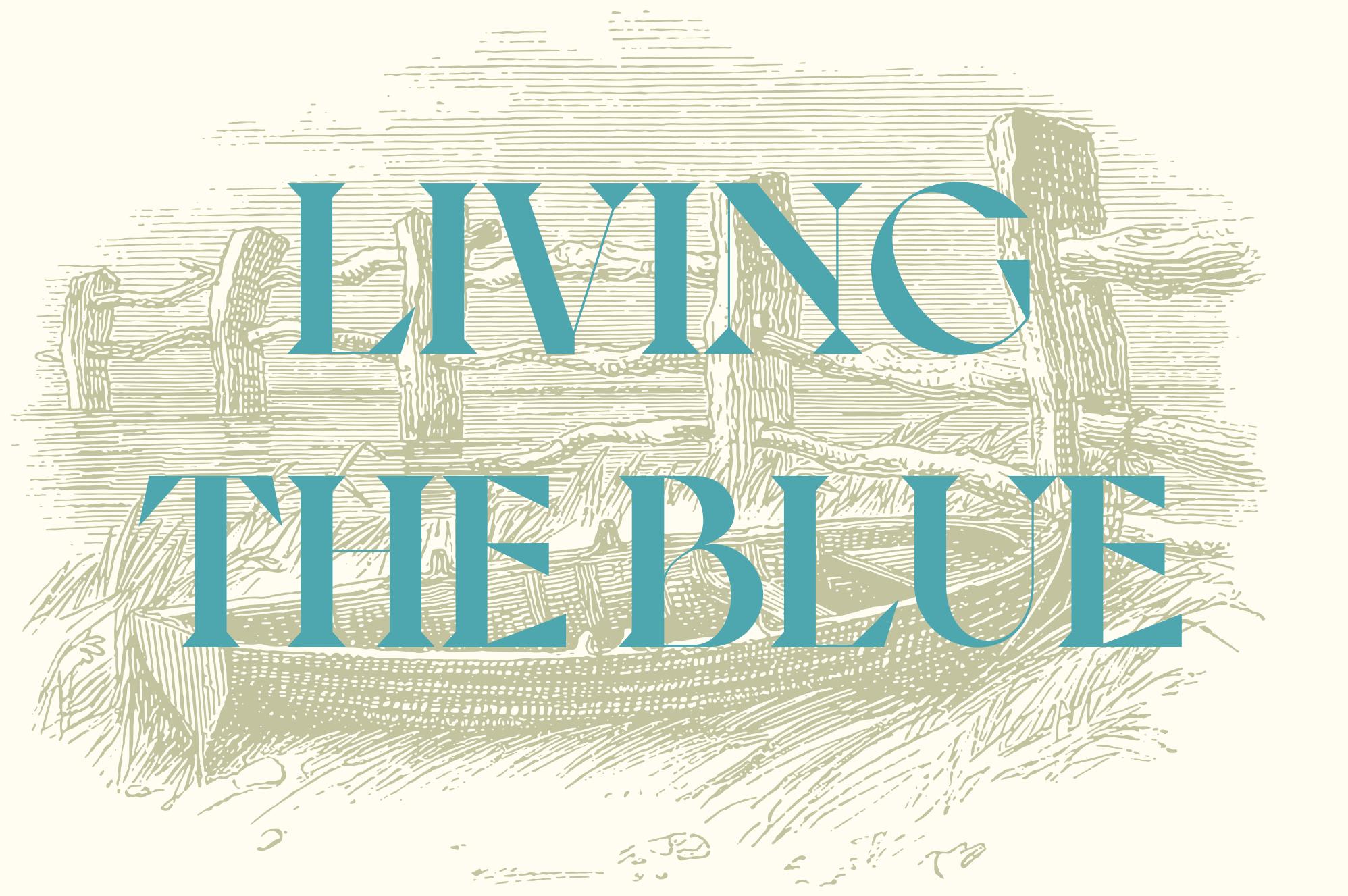
From the very moment you step inside, a 68 acre piece of land will welcome you with a calm atmosphere reminding you of the sweeter side of life.

location

The key to a balanced and meaningful life...

Mesa Urla Kekliktepe has a privileged location in Urla's center where you can enjoy the Aegean vibes all year round. The city center, the airport and many other popular destinations will be within easy reach once you step out of your home.





LIVING THE BLUE

*Waves dance in a dazzling fashion
in the vast blues of the Aegean
sea...*

The most beautiful shores of the Aegean, are now your new home... Dozens of fantastic beaches, only 10 minutes away, or 1 hour at most.

BAYS AND BEACHES

URLA PORT	8 MİN
ÇEŞMEALTI - URLA	15 MİN
BÜYÜK AKKUM BEACH- SEFERİHİSAR	30 MİN
AKARCA - SEFERİHİSAR	35 MİN
ILICA - ÇEŞME	35 MİN
AYA YORGİ BAY- ÇEŞME	38 MİN
DOĞANBEY SAKIZ AĞACI - SEFERİHİSAR	40 MİN
KLEOPATRA BEACH - ALAÇATI	40 MİN
ALTINKUM - ÇEŞME	45 MİN



Have you ever listened to silence?

At that very moment, life stops and nature continues with its sweet symphony...

This experience will be exclusively enjoyed by residents of the 68 villas in Mesa Urla Kekliktepe.

In Mesa Urla Kekliktepe, which offers a unique life experience among olive trees in a special location with the midst of nature, only available to a few, you will feel the "actual life" in your bones.



SMELLING NATURE

*Sometimes olives, sometimes thyme,
refreshing scents offered by nature...*

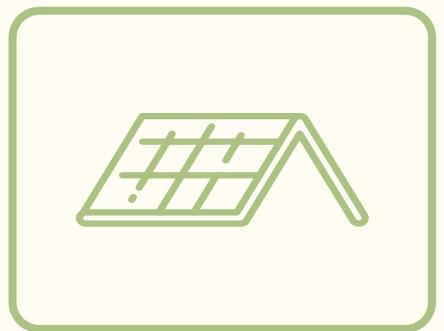




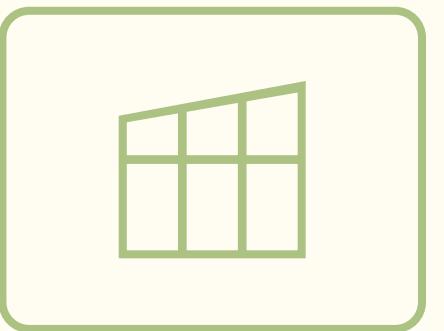
How lucky i am to be here

The green valleys surrounding Mesa Urla Kekliktepe and the fresh oxygen will fill your lungs and help satisfy your indescribable longing for nature.

As you sit in your house's garden that is in perfect harmony with nature, next to centuries-old olive trees, the words "How lucky I am to be here" will naturally rise from your heart like a poet.



Characteristic roof style



Large windows that let the Aegean sun into your home



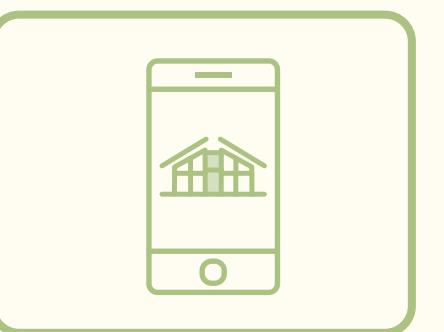
Large gardens where you will spend time with your family



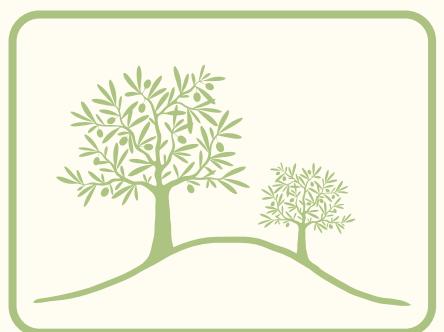
Generously spaced buildings to enjoy the scenery



Spacious apartment plans



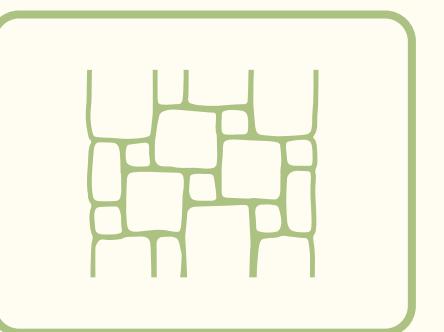
State of the art smart home system that makes life easier



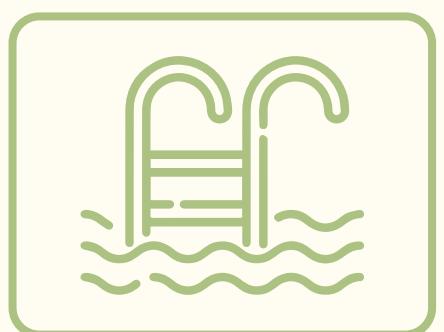
Plants and olive trees reflecting the rich vegetation of Urla



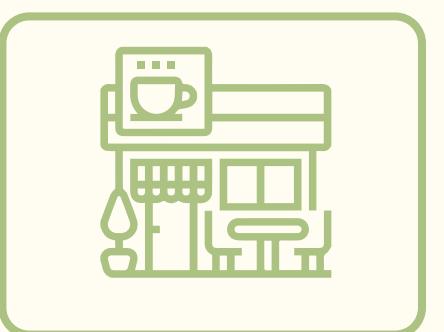
A landscape design featuring green



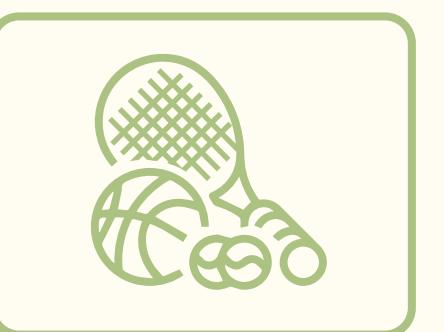
Walking paths paved with nature friendly materials



Pools



Cafes and restaurants



Sport areas



Design work that adds a fine touch to Urla...

Mesa Urla Kekliktepe takes advantage of the gently sloping terrain, making the region's lush texture a unique landscape for each villa. It masterfully blends the serenity, olive trees, tweeting birds and the earthy scent of vineyards with the elements of modern life.

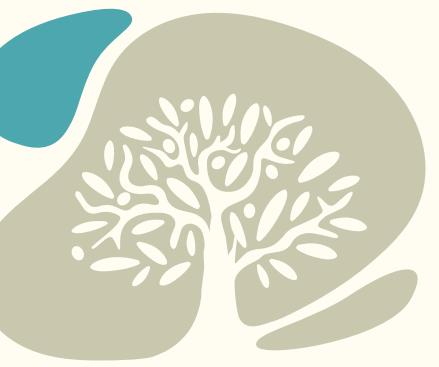




Here the three
miracles of
nature are hand
in hand...



VALLEY



SEA



EARTH



Respect for a sustainable life...

Protecting nature, caring about the environment, and recycling in every project, Mesa continues the tradition of eco-friendly construction with the Urla Kekliktepe project. It once again puts our stamp on a sustainability project with eco-friendly materials and a landscape design in tune with olive trees, the symbol of Urla.



Steps taken for self-renewal...



The natural vegetation of the Aegean meets your spacious gardens. A healthy and peaceful life awaits you here. Go for a hike on natural jogging and walking tracks among the scents of olive trees and thyme.



The sparkling waters of your private pool will welcome you once you step out of your home. You will experience the therapeutic feeling of water every day in your personal pool, which you can use for pleasure or for fitness. The pool, which you can enjoy anytime during the day, will become an indispensable part of your home.



Enjoyable moments of friendship are awaiting for you right here, with 24/7 services for residents who can enjoy the common area for pleasant moments while they can also fully enjoy their privacy. Whether you are tasting rich flavors in different meals or enjoying entertaining moments with your neighbors or in common sports areas, the feeling of “how lucky I am to be here” will never leave you.



A life intertwined with nature is the most valuable legacy we can pass down to our children. A life in the heart of nature, where your children will grow stepping on soil, rediscovering what nature has to offer every day, running around, playing, and having fun...



Fully equipped social areas where you can easily enjoy your regular sports activities with a range of equipment, refresh yourself with different social opportunities and increase your rhythm of life.

TASTING LIFE



Add flavor to your life and enjoy the favorite region of gourmets and world-famous chefs...



THE GASTRONOMIC CAPITAL OF AEGEAN CUISINE:

Urla

Whether in different regions of Urla, the new capital of gastronomy, in gourmet restaurants where gusto and organic flavors come together or on your tables equipped with organic Aegean flavors that you will set up in the garden of your home... The fresh flavors offered by nature will not only feed your body but also your soul, becoming an integral part of your life.



Fresh options for
seafood lovers
and gourmet
restaurants...

In Mesa Urla Kekliktepe, you can discover a
brand new taste every day.

No special occasions needed, you can celebrate
any moment in the garden of your detached
villa, on your Aegean dinner tables.



In the shade of olive trees, in the joy of wine harvest festivals that feeds your soul, in its gourmet flavors, in its blue and green...

in every corner of Urla, it is now time to reconnect with your feelings.





Urla awaits you!











general layout plan





Stage 1 and 2 location plan

new project area location plan



villa plans

A brand-new life



VILLA SAKIZ



4+1

11 VILLAS

Net Enclosed Area

145,46m²

Net Total Area

152,17 m²

B. Gross Area

189.00 m²



VILLA SAKIZ



4+1

11 VILLAS

Net Enclosed Area

145,46m²

Net Total Area

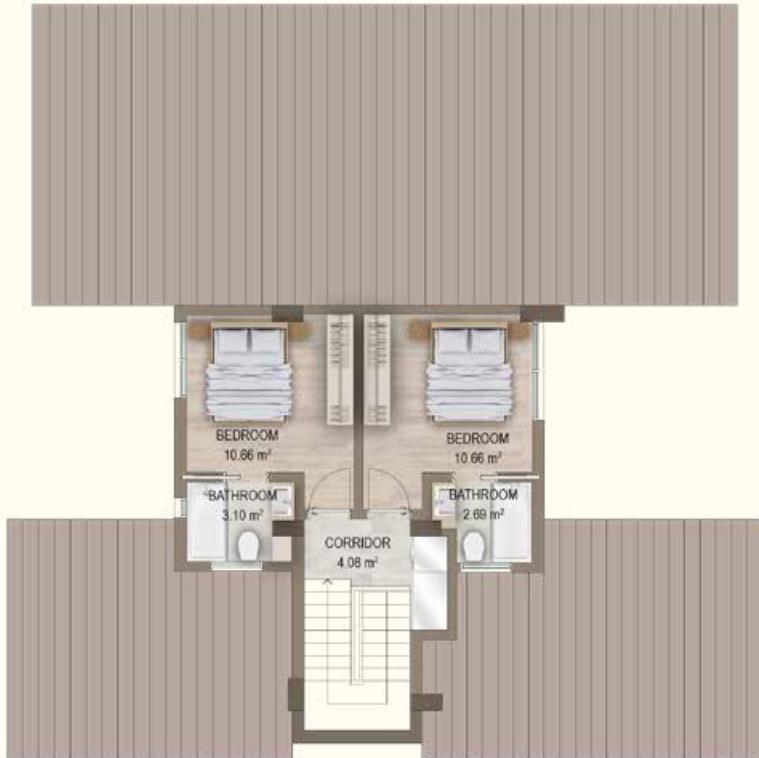
152,17 m²

B. Gross Area

189.00 m²



Ground Floor Plan



Top Floor Plan

VILLA SALKIM



4+1

5 VILLAS

Net Enclosed Area

148.87 m²

Net Total Area

183.32 m²

B. Gross Area

225.40 m²



VILLA SALKIM



4+1

5 VILLAS

Net Enclosed Area

148.87 m²

Net Total Area

183.32 m²

B. Gross Area

225.40 m²



Ground Floor Plan



Top Floor Plan

VILLA ZEYTİN



4+1

20 VILLAS

Net Enclosed Area

140.64 m²

Net Total Area

188.82 m²

B. Gross Area

234.03 m²



VILLA ZEYTİN



4+1

20 VILLAS

Net Enclosed Area

140.64 m²

Net Total Area

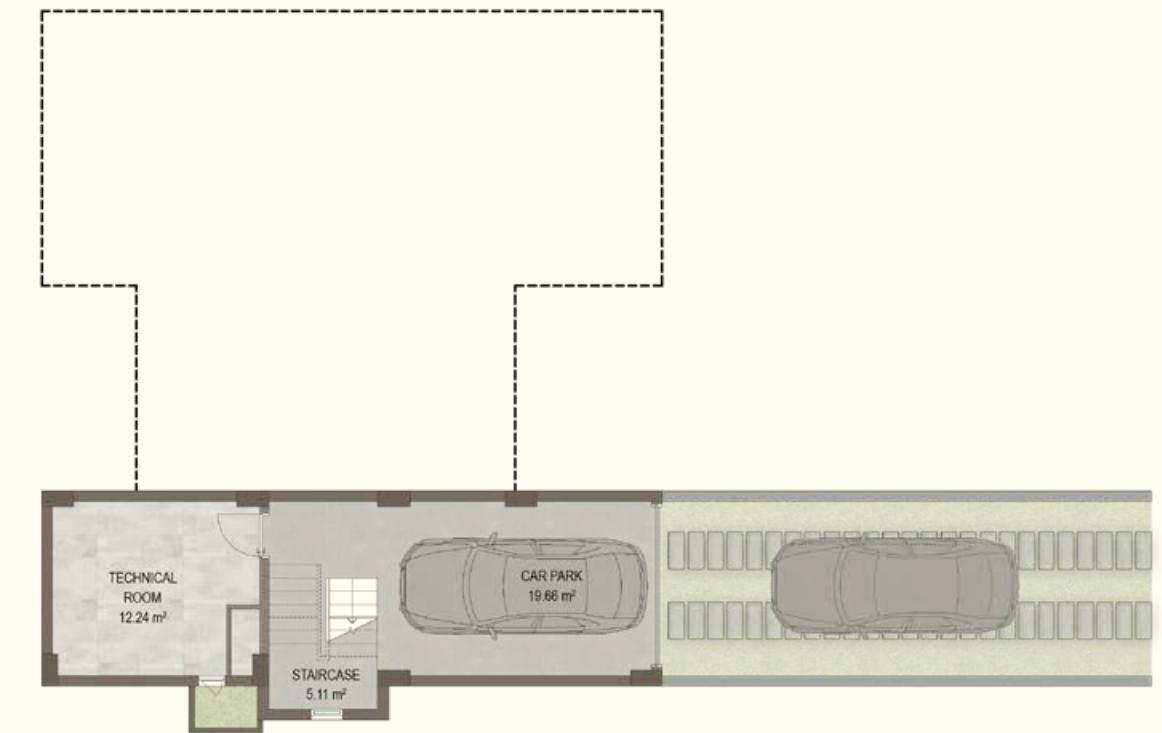
188.82 m^2

B. Gross Area

234.03 m^2



Ground Floor Plan



Basement Floor Plan

VILLA KUMSAL



4+1

10 VILLAS

Net Enclosed Area

144.43 m²

Net Total Area

190.67 m²

B. Gross Area

236.50 m²



VILLA KUMSAL



4+1

10 VILLAS

Net Enclosed Area

144.43 m²

Net Total Area

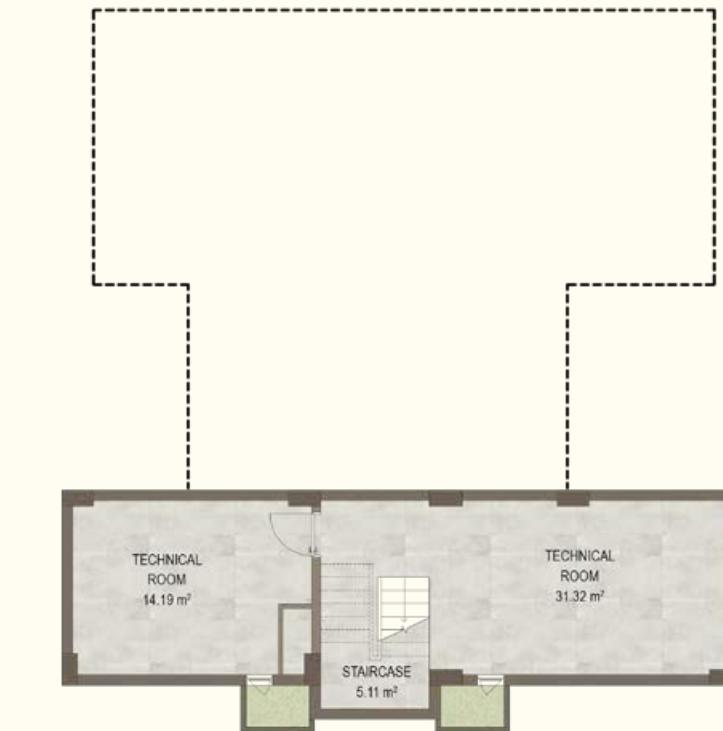
190.67 m²

B. Gross Area

236.50 m²



Ground Floor Plan



Basement Floor Plan



Top Floor Plan

VILLA VADI



4+1

5 VILLAS

Net Enclosed Area

145.29 m²

Net Total Area

233.74 m²

B. Gross Area

286.15 m²



VILLA VADI



4+1

5 VILLAS

Net Enclosed Area

145.29 m²

Net Total Area

233.74 m²

B. Gross Area

286.15 m²



Ground Floor Plan



Basement Floor Plan



Top Floor Plan

VILLA TOPRAK



6+1

1 VILLA

Net Enclosed Area

214.06 m²

Net Total Area

299.47 m²

B. Gross Area

358.45 m²



VILLA TOPRAK



6+1

1 VILLA

Net Enclosed Area

214.06 m²

Net Total Area

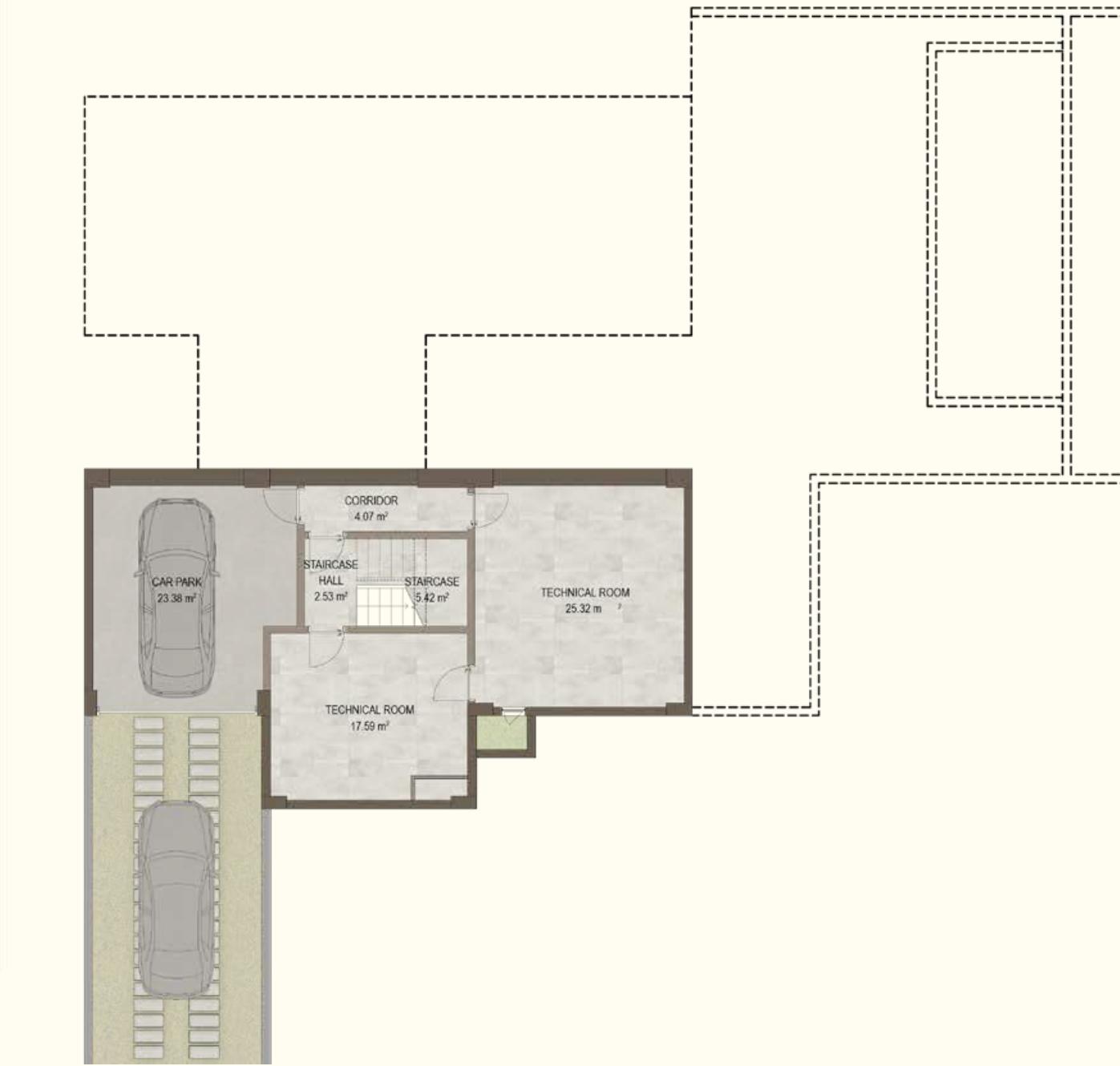
299.47 m²

B. Gross Area

358.45 m²



Ground Floor Plan



Basement Floor Plan



Top Floor Plan

VILLA DENİZ



6+1

13 VILLAS

Net Enclosed Area

214.06 m²

Net Total Area

308.02 m²

B. Gross Area

367.04 m²



VILLA DENİZ



6+1

13 VILLAS

Net Enclosed Area

214.06 m²

Net Total Area

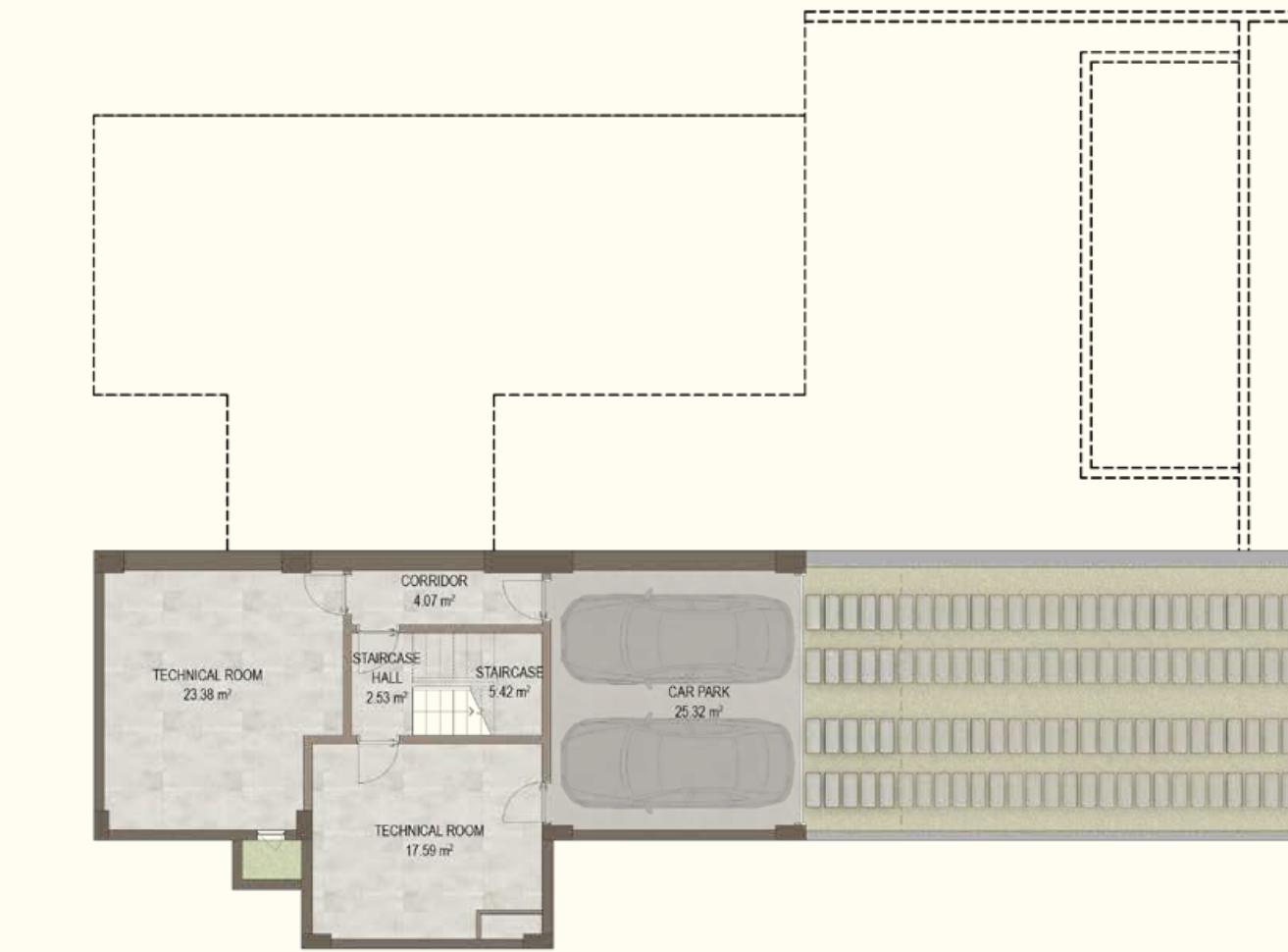
308.02 m²

B. Gross Area

367.04 m²



Ground Floor Plan



Basement Floor Plan



1st. Floor Plan

VILLA EGE



7+1

3 VILLAS

Net Enclosed Area

239.38 m²

Net Total Area

343.25 m²

B. Gross Area

406.18 m²



VILLA EGE



7+1

3 VILLAS

Net Enclosed Area

239.38 m²

Net Total Area

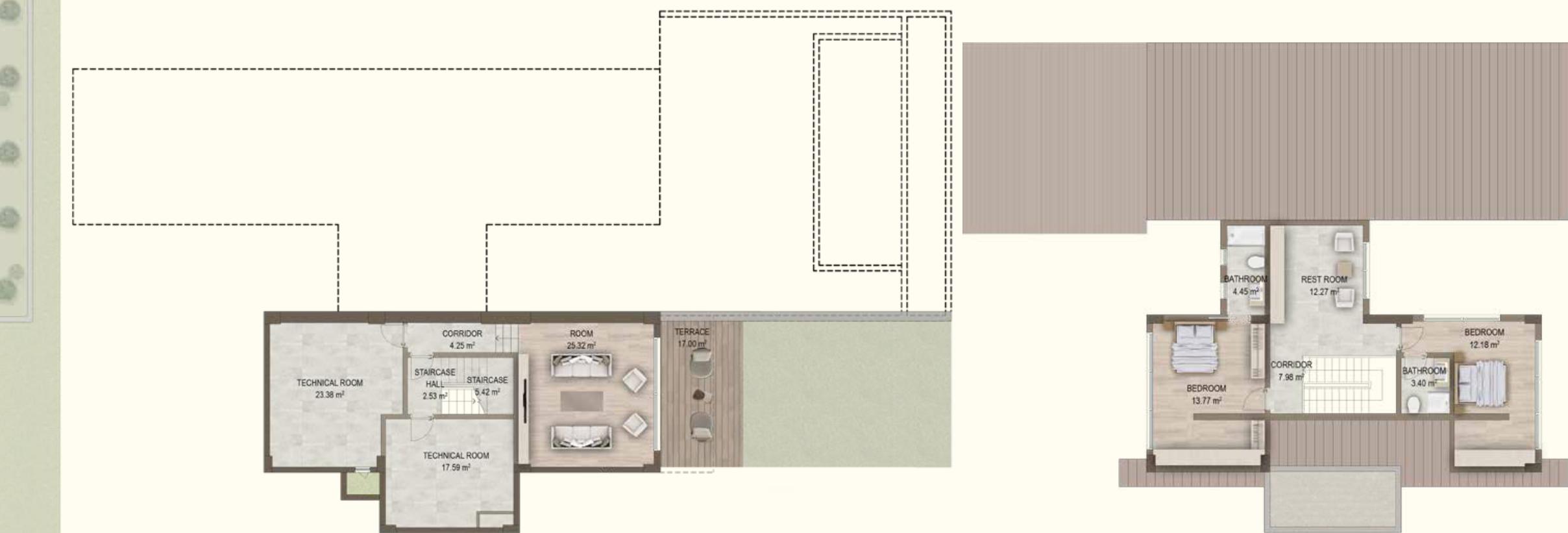
343.25 m²

B. Gross Area

406.18 m²



Ground Floor Plan



Basement Floor Plan



Top Floor Plan















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In case of inconsistencies between the size of independent sections and technical specifications, project details and contract contents shall prevail.



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