



## Best property Duplex 2+1 near Astoria Shopping Mall - SH 34522



### Duplex 2+1 near Astoria Shopping Mall

*Suitable for citizenship and investment*

Near several shopping malls and Gayrettepe metro station

### About the Area :

**Location:** Sisli is a vibrant and upscale district of Istanbul on the European side, and is known for its elite neighborhoods. It is famous for its busy city life, history and culture, museums, churches, mosques, lively shopping streets, and shopping malls

### About the property :

Duplex 2+1 BHK

**Suitable for citizenship and investment**

Space : 130 m<sup>2</sup>

Floor : 5th

Closed kitchen with dining area

Closed balcony

**Bathrooms : 2**

### Near :

5 minutes walking distance to Profilo Shopping mall

9 minutes walking distance to Astoria Shopping mall

15 minutes walking distance to Gayrettepe Metro station

17 minutes walking distance to Zincirlikuyu Metrobus station

22 minutes walking distance to Etiler private hospital

**Price : 260,500 \$**

**location** : Turkey Istanbul, Şişli,

**Price** : **\$260,500**

## Why buy this Property

Located in the heart of Istanbul's Şişli district, this property is close to hundreds of restaurants, hotels, schools and education centers. Known for its hustling bazaars and bustling night life- Şişli is the perfect choice for students, families & tourists looking for a taste of local Istanbul life.

Turkey Hospital,Kolan International Hospital,American Hospital,GAYRETTEPE FLORENCE NIGHTINGALE HOSPITAL,Acıbadem Fulya Hospital,Liv Hospital,Private Mecidiyeköy Çevre Hospital,İstanbul Florence Nightingale Hastanesi,Nisantasi Hospital,İstanbul Cerrahi Hastanesi,Özel Levent Hospital,Özel Dora Hospital Hastanesi,Central Hospital Etiler,SBÜ Şişli Hamidiye Etfal Eğitim ve Araştırma Hastanesi,Dr. Cinik Clinic,Beşiktaş Sait Çiftçi State Hospital,Central Hospital Europe,Medicana Zincirlikuyu Hastanesi,HospitalXP Healthcare Group,Special Osmanoğlu Clinics,SDM Dil Okulu,Ziyapaşa Primary School,Nilufer Hatun Primary School,Mustafa Sarıgül Elementary School,Adrian online school and college,Sair Nedim Secondary School,ITA Schools,Free Steps School,Mecidiyeköy İngilizce Kursu - Şişli İngilizce Kursu | EnglishTime,MEF Schools,Saint Michel French High School,Nisantasi British Culture Foreign Language School,Nilufer Hatun Secondary School in Şişli,Selahattin Ayyubid Hamza Saruhan Middle School,Nuppu Toddler Nursery and Pre-school,Nisantasi First Learning School,Erkan Ulu Okulları - Middle School,The School of Business & Management SBM Istanbul,Zişan Alkoçlar Secondary School,Özel Evrim Okulları,Aila Restaurant,Aurora Restaurant Ortaköy,KROREN RESTAURANT LEVENT,Garden Hill Restaurant,Parle,Gyuto,sahra uygur restaurant/SAHRA面馆/中餐,Safir Iranian Restaurant,Kile Restaurant,Venge Etiler | Et | Restaurant İstanbul,Lale Cafe & Restaurant,Seorabeol Korean Restaurant,Güler Ocakbaşı Restaurant,Nappo Kanyon,Hamdi Restaurant Şişli,İOKİ Ulus,Captain Restaurant,Ocakbaşı Zervan Restaurant,Şişli kebab restaurant,Limma Restaurant,İstanbul Cevahir Shopping Mall,Zorlu Center - Shopping Mall,Trump Alışveriş Merkezi,Metrocity,Kanyon Shopping Mall,Akmerkez,City's Nisantasi,ÖzdilekPark Istanbul Shopping Mall,Astoria İş Merkezi,Lotus Walk,AXIS Avm,City's AVM,MMM Migros,Lotus World,Chavahir Hotel,Subway - Trump Towers Avm,Astoria Kepinski Towers,Xiaomi Store Cevahir AVM,MACFit Trump MALL,Cevahir AVM,Airport Transfer Istanbul,Holiday Inn Istanbul Sisli,Days Inn by Wyndham Istanbul Bomonti,Ramada Hotel & Suites by Wyndham Istanbul Sisli,Radisson Blu Hotel, İstanbul Sisli,Hilton Istanbul Bomonti Hotel & Conference Center,Dedeman İstanbul Hotel,The Cettia İstanbul,Gleam Bomonti Hotel,Ibis İstanbul Sisli,Four Points by Sheraton İstanbul Kagithane,Style Hotel Sisli,Molton Monapart Mecidiyeköy,Ramada Encore by Wyndham İstanbul Sisli,Mercure İstanbul Bomonti,Bude Ortaköy,Wyndham Grand İstanbul Levent Hotel & Conference Center,White Monarch Hotel,TRYP By Wyndham İstanbul Sisli,Avantgarde Urban Hotel Levent,Class Hotel Bosphorus,

## Our clients Testimonials

**-Юлия Гаврилова**

Выражаю огромную благодарность компании Азад за такую выгодную сделку Теперь я обладатель квартиры в центре Стамбула , спасибо!!

## **Ali Haji**

“Azad Properties was extremely helpful in finding us a perfect apartment investment in Istanbul. Their real estate team is highly knowledgeable, diligent, and responsive. They are the go-to experts for real estate in Turkey.”

## **Nadeem Saleh, Dubai**

AZAD - Affordable, Zealous (about their work), Attentive, Dependable

## **Munir Trunkwala, Pakistan**

Shaan Bro. Allah Paak ap ko aur khushia aur barkatey den. You have a gift ☐ from Allah , which gift is superior to all gifts, and it's not only a gift, it's a blessing, rather , worlds most biggest blessing , and it's not only a blessing but it's a master key to every success , and that's your high akhlaaq and humbleness Ma'Shaa'Allah Ma'Shaa'Allah . May Allah bless you more and more آمين يَا رَبَّ الْعَالَمِينَ ﴿٤﴾  
You guys are the best! Stay blessed...

## **Mohammad Ali Usman, Canada**

Azad Properties Istanbul We had the privilege to work with Azad Properties based in Istanbul when we applied for our Turkish citizenship. We have found them to be an extremely professional unit. The entire process of buying the properties and the applying process was handled with utmost care. The follow up post receipt of our documents has also been diligently done and all accounts properly submitted. Mr. Shaan Agha (also the partner/owner) leads a very dedicated team. He is very pleasing personality and easy to work with. We wish them continued success.

## **Amir Ibrahim**

Azad property in Turkey is one of most reliable and trustworthy organization who helping Indian Pakistani community to settle down in Turkey and I am one of the witness of their services.

## **- Сергей Леонидов**

Была цель купить квартиру для получения гражданства. Обратился в компанию Azad Properties, и получил тот сервис который я хотел и даже лучше. Быстро и оперативно все оформили.

## **Imran Javed, Pakistan**

From the moment I landed in Istanbul to the end of my stay there, I never got the feeling of being alone in a foreign land. Got excellent advice for making the right investment and all the necessary paperwork was handled in the most professional way. I thank you all at Azad properties for your support and help in buying the property and also for taking care of all other matters such as hotel bookings, airport pick and drop, etc. Yes, I'd like to remain anonymous. Thank you.

# **REAL ESTATE INVESTMENT. PROPERTY MANAGEMENT. CONSULTANCY.**

Property viewing and filtering, executing sales contracts and receiving Title Deeds and property management are the core services of Azad Properties.

We are one of the few companies that allows foreign investors to invest directly in the local secondary market , guiding investors through this process to make the choice most suited to their needs.

Property management includes maintenance, rentals both long term and short term. esale is also extended to its clients.

We also provides Turkish Citizenship and Residence consultancy to foreigners through the investor program.

Azad Properties is a one-stop shop for investors in the Turkish Real Estate market.

We fill the cracks that are created though language and cultural barriers meshed in the Turkish bureaucracy that can sometimes overwhelm foreign buyers. We pride ourselves in playing the part that puts the puzzle together.

Our core aim is to build life long relationships with our clients. And mission is to excel in customer service, grow client capital and exceed investor expectations.

Azad Properties has its head office in Istanbul and is a subsidiary of Azad Brothers Turkey.