



A BLOCK

Visuals	Page 1
Ground Floor Plan	Page 2
First Floor Plan	Page 3
Second Floor Plan	Page 4
Basement Floor Plan	Page 5

B BLOCK

Visuals	Page 6
Ground Floor Plan	Page 7
First Floor Plan	Page 8
Basement Floor Plan	Page 9
Location	Page 10



A BLOCK

Page 1

OUTSIDE VISUALS

NET: 461m² – GROSS: 515m²



GROUND FLOOR PLAN

Located in a total land space of 502 m², the upper blocks of our project consist of a large living room and modern American kitchen on the ground floor. The living space takes up a total of 104m² area, creating a versatile and spacious place for families to relax and unwind. As well as this a further room can be found on the ground floor; the 17m² area is ideal as an en-suite bedroom or at home office. Entrances onto the pool terrace can be found in both the main living space and ground floor bedroom.

The pool takes centre stage outside, with a relaxed seating area, fire pit and BBQ also attracting attention. A landscaped garden can also be found. Furthermore the villas have a private parking space, with the capacity for two cars.



FIRST FLOOR PLAN

A spiralled staircase leads you up to the first floor where two bedrooms can be found. Both double bedrooms have en-suite bathrooms, with the Master suite featuring a Jacuzzi and access to a large 40m² terrace.

On your private terrace a seating group is perfectly placed to look out over Kalkan's bays. In the evenings spectacular sunsets can also be enjoyed with loved ones here.



NET : 85m²



2 BEDROOMS



JACUZZI



SEA VIEW



SECOND FLOOR PLAN

The second floor of the villa consist of one large private space set within a 55m² area. Here, homeowners will find a further en-suite bedroom and another large terrace.

On the terrace a seating area for four, or sun loungers are offered for maximised sunbathing.



NET : 30m²



1 BEDROOM



SEA VIEW



BASEMENT FLOOR PLAN

The villas basement floor is spread over a space of 322m², and has been split into eight useable areas. Designed with entertainment in mind, a cinema room, heated indoor pool, sauna, Turkish bath, mini bar and gym can all be found here. In addition to this a laundry room and storage space can also be found on this floor.

A guest bedroom is ideally placed on this floor, consisting of an en-suite bathroom and Jacuzzi as well as dressing room space.





B BLOCK

Page 6

OUTSIDE VISUALS

NET: 436m² – GROSS: 456m²



GROUND FLOOR PLAN

B Block villas can be found on the lower part of the site, and are set within a 450–500m² shared land space. B Block villas have a total indoor ground space of 77m². Here a spacious living room and American kitchen diner can be found. Furthermore to this a separate room on the ground floor can be found, this may either be used a guest room or a study. Accessing the pool terrace via glass doors, you will find yourself in a landscaped garden, with a private outdoor pool, plenty of seating space and a BBQ and fire pit; perfect for entertaining guests.



FIRST FLOOR PLAN

The upper floor of B Block features a large private roof terrace (54m²), where a seating group or sun loungers can be placed. Here you may soak up the sun's rays or enjoy spending time with loved ones. The villa's Master Suite can also be found on this floor, where a Jacuzzi and dressing room are also featured.



NET : 62m²



JACUZZI



SEA VIEW

BASEMENT FLOOR PLAN

The basement floor is set within 297m² space, and just like A Block is the villas main entertainment area. This floor features aspects such as a heated indoor pool, sauna, Turkish bath, fitness area and mini bar, as well as a cinema room and further bedroom. The bedroom on this floor has its own bathroom and access to a balcony.

 NET : 297m²	 1 BEDROOM	 HEATED POOL	 SAUNA	 HAMAM
 LAUNDRY ROOM	 CINEMA ROOM	 FITNESS	 STORAGE	 MINI BAR



LAND INFORMATION

City	Antalya
County	Kaş
Neighbourhood	Kalkan
Block / Parcel	124 / 3
Number of Villas	4
Land Size	1.945m ²

Located in the İncebel region of Kalkan, our project consists of 4 ultra-luxury villas. Each villa features sea views and its own private garden.

All villas come fully furnished; furnishing are included in the price.

Baransel Group offers each villa a high rental guarantee.

For Prices and More Information;

www.baranselgrup.com

+90 532 664 29 39

+90 532 667 17 26

