





**INTRODUCING  
TIME PROJECT  
ISTANBUL FINANCE  
CENTER**



# "THE PROJECT WITH THE HIGHEST CAPITAL APPRECIATION POTENTIAL OF ISTANBUL"

**- FORBES**  
*SEPTEMBER 10, 2019*

In an independent research conducted by Forbes magazine on ongoing sales projects in Istanbul, Time Project was selected as the project that has the highest living standards and highest potential of return on investment.



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# ISTANBUL FINANCE CENTER

## One Of Istanbul's Megaprojects

- IFC aims to make Istanbul a center for Finance
- It represents an important base for financial operations across the world
- Massive growth of the service sector
- More than 30.000 employees
- Given its strategic location, IFC will serve as a global hub for financial & trade systems



ISTANBUL FINANCE CENTER (IFC), ATAŞEHİR

“Turkey wants to make Istanbul Finance Center (IFC) a global center for finance. Turkey will take brave and decisive steps in alternative finance in the days to come to assume its rightful place on the world stage.”

**RECEP TAYYİP  
ERDOĞAN**



Central Bank of Turkey



Halk Bank



Is Bank



Ziraat Bank



Vakif Bank

# BY 2022, THE FOLLOWING ORGANIZATIONS WOULD MOVE THEIR HEADQUARTERS TO IFC.

- Central Bank of the Republic of Turkey
- Halk Bank
- Is Bank
- Ziraat Bank
- Vakif Bank
- BDKK
- Capital Markets Board SFK

More than 30.000 employees would be hired to work in these institutions.





# WHY INVEST IN TIME TOWER?

Time Tower is located in the heart of Istanbul Finance Center

...

Premium project with high standard of living

...

The project with the highest potential of return in investment

...

Includes a Culture and Congress Center

...

Full on-site amenities including, 2 metro stations, shopping center, hotel and a city park

# TIME TOWER DESIGNER APARTMENTS

Time Tower features modern and elegant design homes with European style facades, fully-finished kitchens and bathrooms. It is made of 34 floors and units are ranging from 0+1 to 4+1 and prices start from 115.000\$.



Time Tower is part of a large project that includes: Time Palace Residences, Time Park & Offices and Time Tower itself.

The project has a living area of 250.000 m<sup>2</sup> built on a total land area of 3.200.000 m<sup>2</sup>.

# TIME TOWER BY NIGHT

Time Tower lies in the heart of  
Istanbul Finance Center

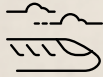


# RECREATIONAL AREA OF TIME TOWER

Designed as a small city, this project offers a wide range of on-site amenities and the privilege of living near the new Istanbul Finance Center (IFC) with easy access to TEM and E-5 highways and metro links.



Sabiha Gökçen  
Airport  
Driving Distance  
35 min



Marmaray  
Train Station  
Driving Distance  
5 min



Hospital and Other  
Health Institutions  
Driving Distance  
5 min



Yatch Marina &  
Ferryboat Station  
Driving Distance  
10 min



University  
& Schools  
Driving Distance  
5 min



Shopping Mall  
& Branded Shops  
Driving Distance  
5 min



- Fully-Serviced Apartments
- Suitable For Citizenship
- Title Deed Ready



# LOCATION MAP AND NEARBY TRANSPORTATION LINKS



**Metro Stations**  
(Walking Distance)  
2 min



**E-5 Highway**  
(Driving Distance)  
2 min



**TEM Highway**  
(Driving Distance)  
5 min



**Sea Bus**  
(Driving Distance)  
13 min



**Marina**  
(Driving Distance)  
10 min



**Coastal Line**  
(Driving Distance)  
12 min



**Bagdat Avenue**  
(Driving Distance)  
10 min

 E-5 Highway

 TEM Highway



# ATAŞEHİR ISTANBUL'S MOST DYNAMIC LOCATION

A dynamic district in the Anatolian side of Istanbul offering the comfort and growing at a fast pace. Ataşehir is surrounded by nature, close to the new Istanbul Finance Center (IFC) which will impact the value of land in this area. An easy access to the metro station including, Marmaray train and all transportation links that lead to the city's most popular streets. In addition to a variety of shopping malls, branded shops and restaurants. Ataşehir is slowly becoming the most popular neighborhood in the area due to the large investments conducted in the zone and its closeness to Istanbul's finest districts.

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# MAIN ATTRACTIONS CLOSE TO ISTANBUL FINANCE CENTER



Bosphorus Bridge

Kalamis Marina is located in one of the most beautiful coves of Istanbul and is only 10 minutes away from IFC by car.



Kalamış Marina

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# BAĞDAT AVENUE



Bagdat Avenue runs approximately 14 km from East to West in the Maltepe area.

The longest and most prestigious shopping district in Istanbul. It is parallel to the coastline of the Marmara Sea. An ideal location for shopping lovers and leisure seekers.



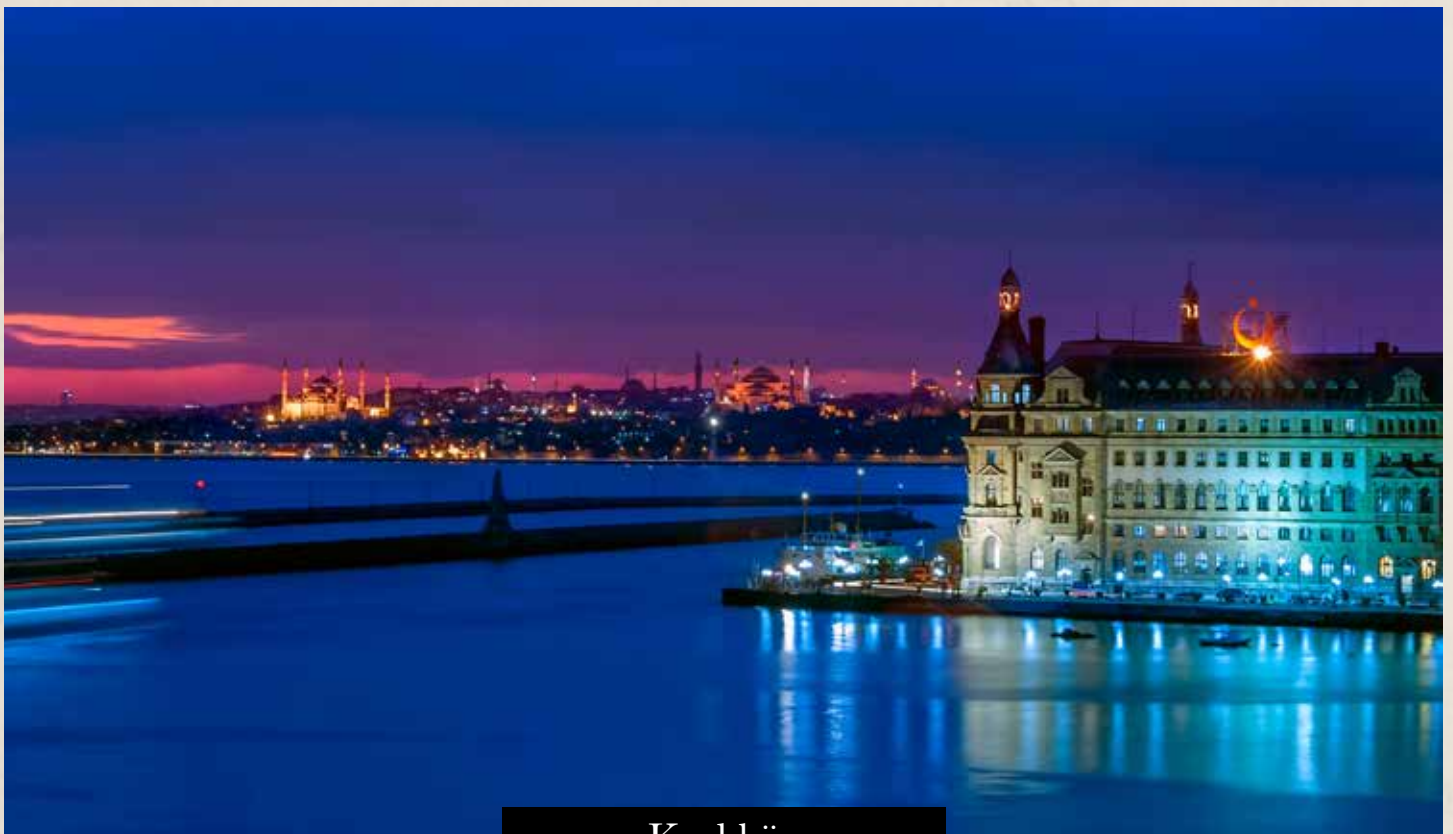
# ISTANBUL'S LANDMARKS

Only 15 minutes away from  
Times Tower,

**YOU CAN EXPLORE  
THE HISTORICAL  
NEIGHBORHOODS  
THAT SURROUND  
THE ANATOLIAN SIDE.  
ÜSKÜDAR, WHERE YOU  
CAN TASTE THE LOCAL  
AND TRADITIONAL  
FOOD AND HANG OUT IN  
KADIKÖY, MODERN AND  
TRENDY NEIGHBORHOOD,  
WHERE YOU CAN ENJOY  
A CUP OF TEA OR COFFEE  
AFTER A LONG BUSY DAY.**



Üsküdar



Kadıköy



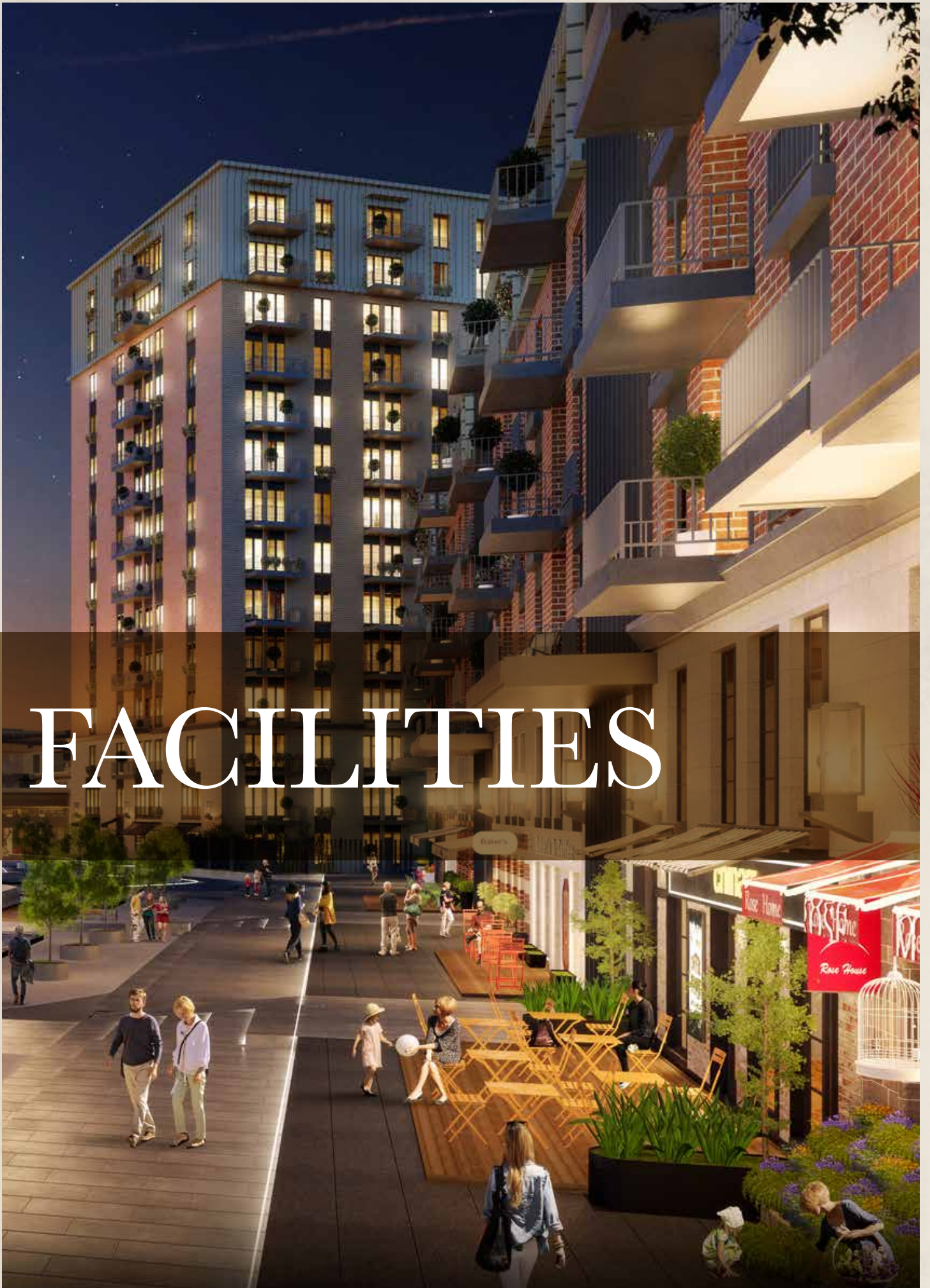
**THE RIGHT  
INVESTMENT AND  
LIFESTYLE FOR YOU  
AND YOUR LOVED  
ONES**



# TIME PROJECT INTERIOR







# FACILITIES

# TIME TOWER OFFERS COUNTLESS EXCLUSIVE FACILITIES



The lifestyle at Time Project is relaxing, family friendly and delightful. You can make sure your loved ones are safe and entertained all the time.



Open Air Cinema



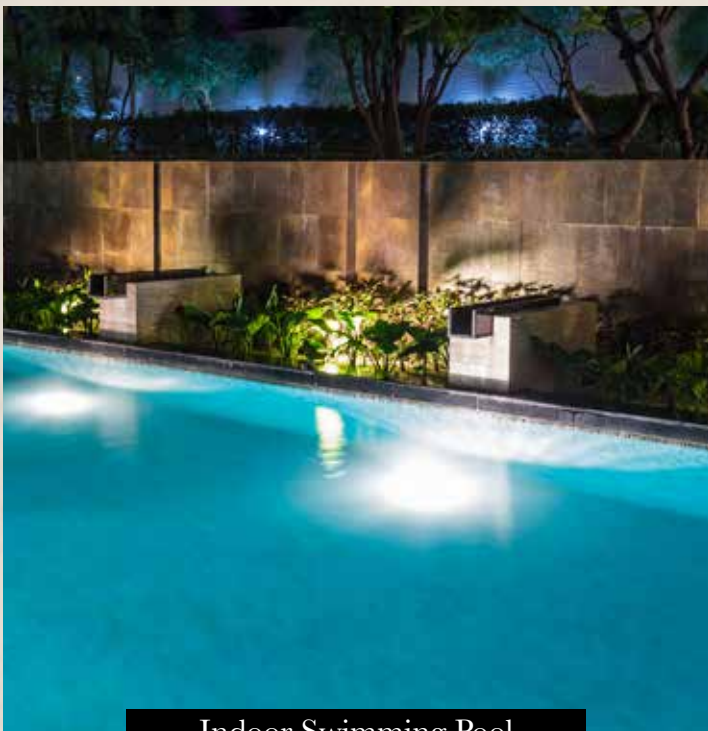
Running and Cycling Tracks



Gardens



**TIME PALACE**



**Indoor Swimming Pool**  
by Membership



**Wellness Spa**  
by Membership



Shopping Area

You can enjoy the shopping area and restaurants that surrounds it. On weekends, you can hang out outdoors with your loved ones for a small picnic or barbecue in the fresh air.

**AT TIME TOWER, AWAY FROM  
THE COMFORT OF YOUR OWN  
MODERN APARTMENT,**



Gastronomic Garden



# INFINITE GREEN SPACE

Time Project was made to perfection, breath-taking green areas and incredible city lights. In addition to 24/7 privacy to ensure a flawless lifestyle.



# FLOOR PLAN

# 1+1 FLAT



<b>Living Area</b>	: 18,9 m <sup>2</sup>
<b>Bedroom</b>	: 10,8 m <sup>2</sup>
<b>Bathroom</b>	: 4,0 m <sup>2</sup>
<b>Hallway</b>	: 4,0 m <sup>2</sup>
<b>Balcony</b>	: 2,8 m <sup>2</sup>

# 2+1 CLOSED KITCHEN FLAT



<b>Living Room</b>	: 26,9 m <sup>2</sup>
<b>Kitchen</b>	: 11,4 m <sup>2</sup>
<b>M. Bedroom</b>	: 13,1 m <sup>2</sup>
<b>Hallway</b>	: 8,5 m <sup>2</sup>
<b>Hall</b>	: 4,3 m <sup>2</sup>
<b>Bedroom</b>	: 9,2 m <sup>2</sup>
<b>Bathroom</b>	: 4,0 m <sup>2</sup>
<b>Balcony</b>	: 4,3 m <sup>2</sup>



# 3+1 FLAT



<b>Living Room</b>	: 32,5 m <sup>2</sup>
<b>Kitchen</b>	: 12,9 m <sup>2</sup>
<b>Parent Suite</b>	: 19,7 m <sup>2</sup>
<b>P.Bedroom</b>	: 15,5 m <sup>2</sup>
<b>P.Bathroom</b>	: 4,2 m <sup>2</sup>
<b>Bedroom 1</b>	: 10,3 m <sup>2</sup>
<b>Bedroom 2</b>	: 9,1 m <sup>2</sup>
<b>Laundry Room</b>	: 2,0 m <sup>2</sup>
<b>Bathroom</b>	: 4,2 m <sup>2</sup>
<b>Hallway</b>	: 9,4 m <sup>2</sup>
<b>Hall</b>	: 4,0 m <sup>2</sup>
<b>Balcony 1</b>	: 8,2 m <sup>2</sup>
<b>Balcony 2</b>	: 1,4 m <sup>2</sup>



