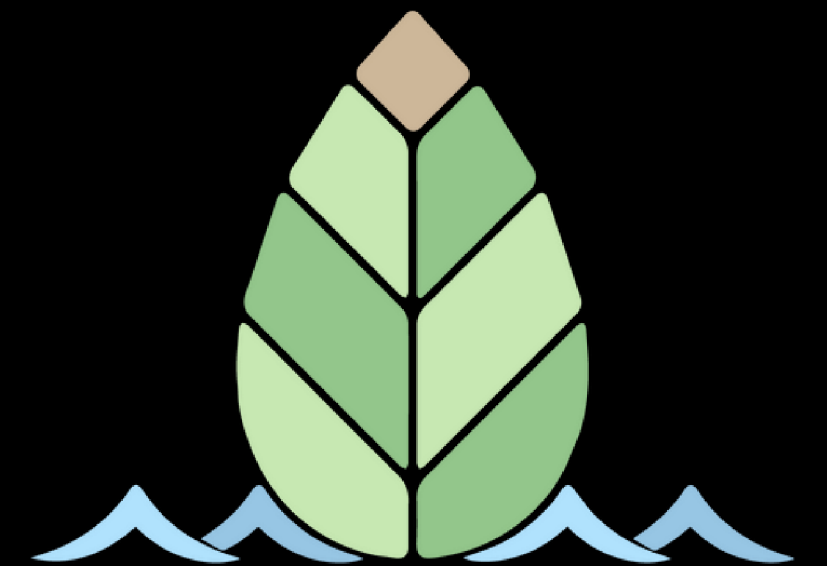




ELITE SENERJI

BUILDING WITH SYNERGY



ELITE PARK
VILLAS
NORTH CYPRUS





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**BUILDING
WITH
SYNERGY**



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INTRODUCING

ABOUT ELITE SENERJI

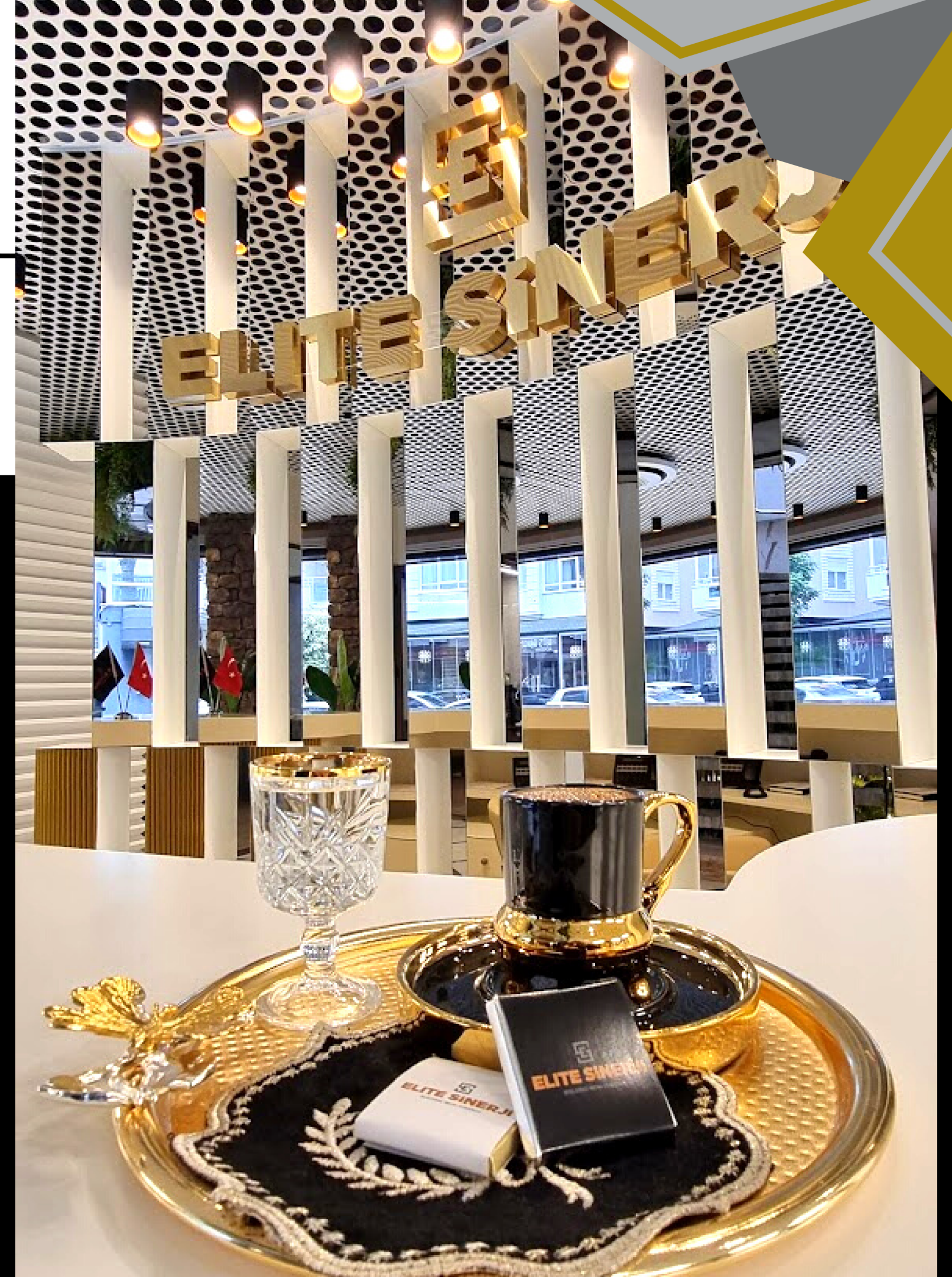
Elite Sinerji Construction is a construction and investment company with many years of experience in luxury real estate in Turkey.

Elite Sinerji Construction is a co-founder and co-owner of the Elite Group Company in Turkey.

In our work, we adhere to the principles of trust, customer focus, quality and professionalism in order to help our investors and clients to be happy owners of luxury real estate or earn profit by investing their finances in the construction of luxury residential real estate on the coast of Antalya in Turkey.

Today, Elite Sinerji construction has an extensive network of its representative offices and business partners not only in Turkey, but also in countries such as Germany, Belgium, Finland, Dubai, England, Czech Republic, Kazakhstan and Sweden.

Our company regularly participates in International real estate exhibitions along with other world's leading construction companies.



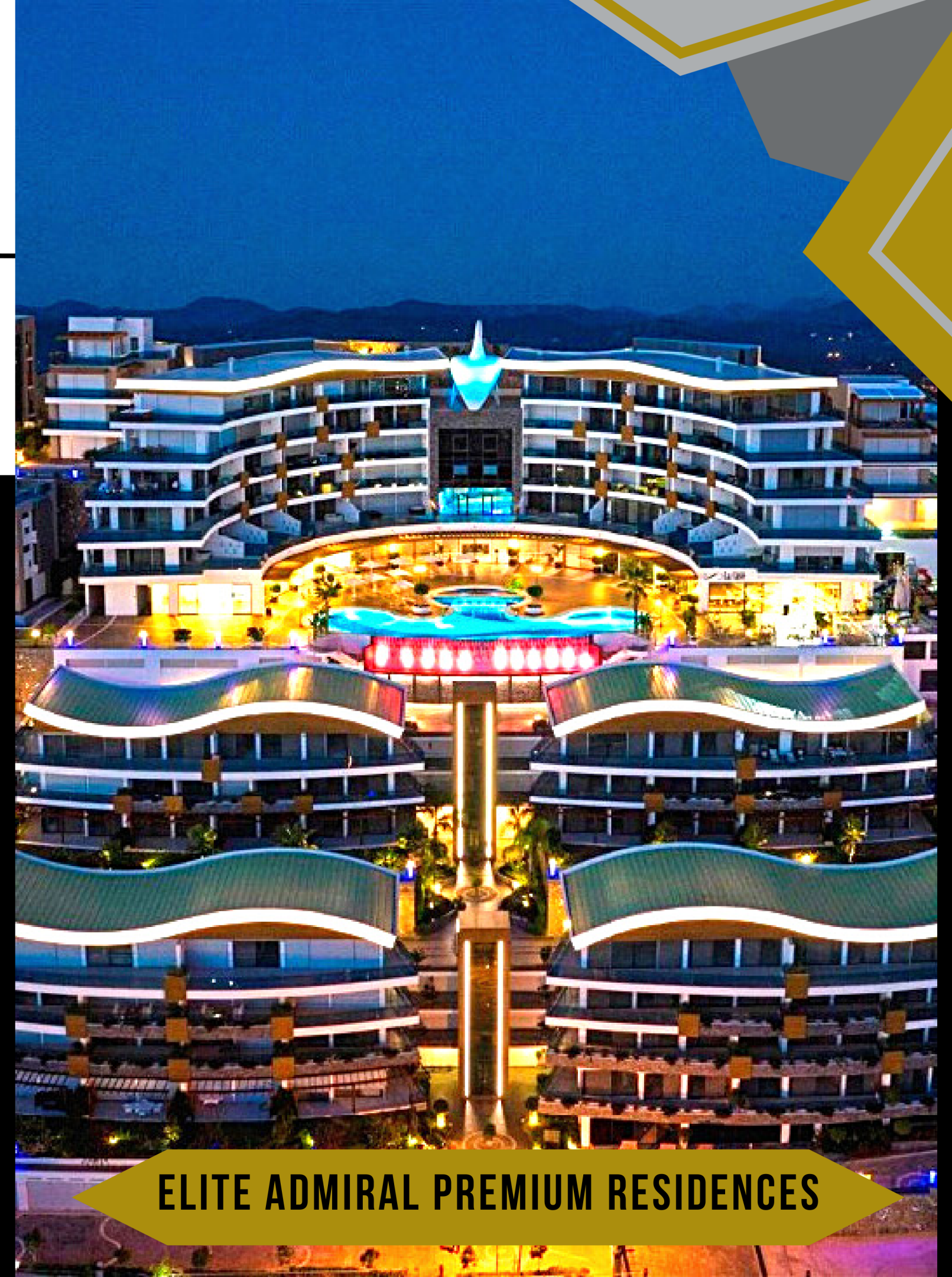
INTRODUCING

ABOUT ELITE SENERJI

We occupy a leading position in the real estate sector on the coast of Antalya. Elite Sinerji construction has been building quality luxury residential properties for 30 years.

Each project is being created with the aim of providing not only a place to live, but also the highest possible comfort combined with sophistication and aesthetics.

One of our projects, Elite Admiral Premium Residences, has become a source of inspiration for many other construction companies and set new quality standards in the field of construction and tourism.



ELITE ADMIRAL PREMIUM RESIDENCES

NORTH CYPRUS

LOCATION

Turkish Republic of Northern Cyprus

Located 65 km south of Turkey, the Turkish Republic of Northern Cyprus is the 3rd largest island in the Mediterranean. Ercan International Airport is only recognized as a legal airport by Turkey. The capital is Nicosia and the most important settlements are Iskele, Guzelyurt, Famagusta, Kyrenia.

The official language is Turkish.

The Mediterranean climate is dominant and therefore does not receive much precipitation. Hot and arid climate prevails.

The territory of the Republic extends to Güzelyurt in the west, Akıncılar in the south and Dipkarpaz in the north. The region is under the control of the United Nations as a buffer zone between the territory of the Republic of Cyprus and the Turkish Republic of Northern Cyprus.

Economy

The economy of the Turkish Republic of Northern Cyprus consists mainly of the service sector, including the public sector, trade, education and tourism, with small agricultural and light manufacturing sectors. Tourism and education are the lifeblood of the economy.

Places to visit in the Turkish Republic of Northern Cyprus

There are 85 natural caves in the northern part of the island. The main ones are stalagmites, stalactites and pearl cave.

Turkish Cypriot cuisine is similar to Turkish and Greek cuisines. Goat cheese halloumi fries, jam or fruit candies, pilavuna dishes, peach kebab can be given as examples. Cypriot cuisine reflects its own maritime culture and history, while at the same time synthesizing western and eastern cultures.

The old city center of Nicosia is surrounded by a total of 5.5 km of city wall and is still intact. The gate at the entrance was built by the Ottomans. There are many places to visit along the east coast and the ancient city of Salamis. The Karpaz peninsula, a spawning ground for green turtles, has special areas and is off limits.

Venetian column, Kyrenia gate, Nicosia, Kyrenia castle, Kyrenia old harbor, Selimiye Mosque, Green Line, Bellapais Monastery, Famagusta city and harbor, Kertikli bath, St. Barnabas Monastery, Namık Kemal Museum, Salamis Ruins, Lala Mustafa Pasha Mosque, Othello Castle are among the places to visit.

There are more than 25 casinos, 250 restaurants and over 100 3-4-5 star hotels in the Turkish Republic of Northern Cyprus.



GİRNE



KYRENIA

Kyrenia is the port city and one of the most touristic areas of Northern Cyprus. The city, that has many historical monuments of Roman, Byzantine and Ottoman empires, is especially famous for its castle and harbor.

Being a port city has made Kyrenia one of the most vibrant and popular places in Cyprus with its rich options in food, drink and entertainment.

Climate / Weather

The Mediterranean climate with hot and humid summers, when temperatures can reach 40 degrees, is observed in Kyrenia. The winter months are generally mild, with occasional rain, and snowless, making the tourism season last very long - you can take a swim in Kyrenia until November or even December. Temperatures are also high in the spring months, with an average temperature of 25 degrees, therefore May and June are ideal for sightseeing.

How to get there

There is only one airport in the Turkish Republic of Northern Cyprus, Ercan Airport in Nicosia. To reach the airport, you can use the shuttle buses called KIBHAS, or rent a car and take a taxi. The distance from Ercan Airport to Kyrenia is 37 km.

Flights to Nicosia are operated not only from Istanbul but also from Ankara, Izmir, Antalya, Adana, Hatay and other cities. There are also ferry services from Alanya and 2-hours Mersin Taşucu. Turkish citizens can go to Cyprus with their identity cards.

Important Places / Places to Visit

Kyrenia Castle, St. Hilarion Castle, Hz.Ömer Tomb and Masjid, Sunken Ship Museum, Bellapalis Monastery, Boğaz Martyrdom, Cyprus Cafer Aga Mosque, Folk Art Museum, Sourp Magar Monastery

Festival / Fair

Kyrenia holds many festivals throughout the year. Some important festivals are listed as follows:

Kyrenia Tourism and Culture Festival

Bellapais Music Festival

Kyrenia Culture and Art Festival

Transportation

You will not have any problems with transportation in Kyrenia, as the castle, harbor, entertainment venues and shopping places are always side by side. So you can easily walk around the center of Kyrenia on foot. Air transportation to Kyrenia is made from Ercan Airport in Nicosia. Minibuses and taxis provide easy transportation to everywhere.



DESCRIPTION

3124 m²

5 DETACHED VILLAS

LOCAL TRANSPORTATION LINKS

2.5 KM

GİRNE CENTER



600 M

BEACH



30 MIN

NICOSIA AIRPORT

300 M

AMERICAN UNIVERSITY

PROJECT PORTFOLIO

TYPE OF APARTMENTS

- 2.5 km to the Girne center (walking distance)
- 300 meters to the American University of Girne
- 600 meters to the city beach
- 30 minutes drive to the Nicosia Airport
- 5 detached villas
- Entrance from the north side
- Each villa has a garage for 2 vehicles
- Each villa has its own swimming pool
- Each villa consists of 2 floors, the layout of the villas is 4+1, the area of 304 m²
- 68 m² living room combined with kitchen, 18 m² hall,
- 14 m² bedroom, 4.8 m² bathroom
- Air conditioners in every room
- Fireplace
- Underfloor heating
- Stove, oven, extractor hood included
- Double glazed aluminum windows
- CCTV Cameras
- Video intercom



PICTURES OF THE PROJECT



















FITNESS CENTER

ALANYA

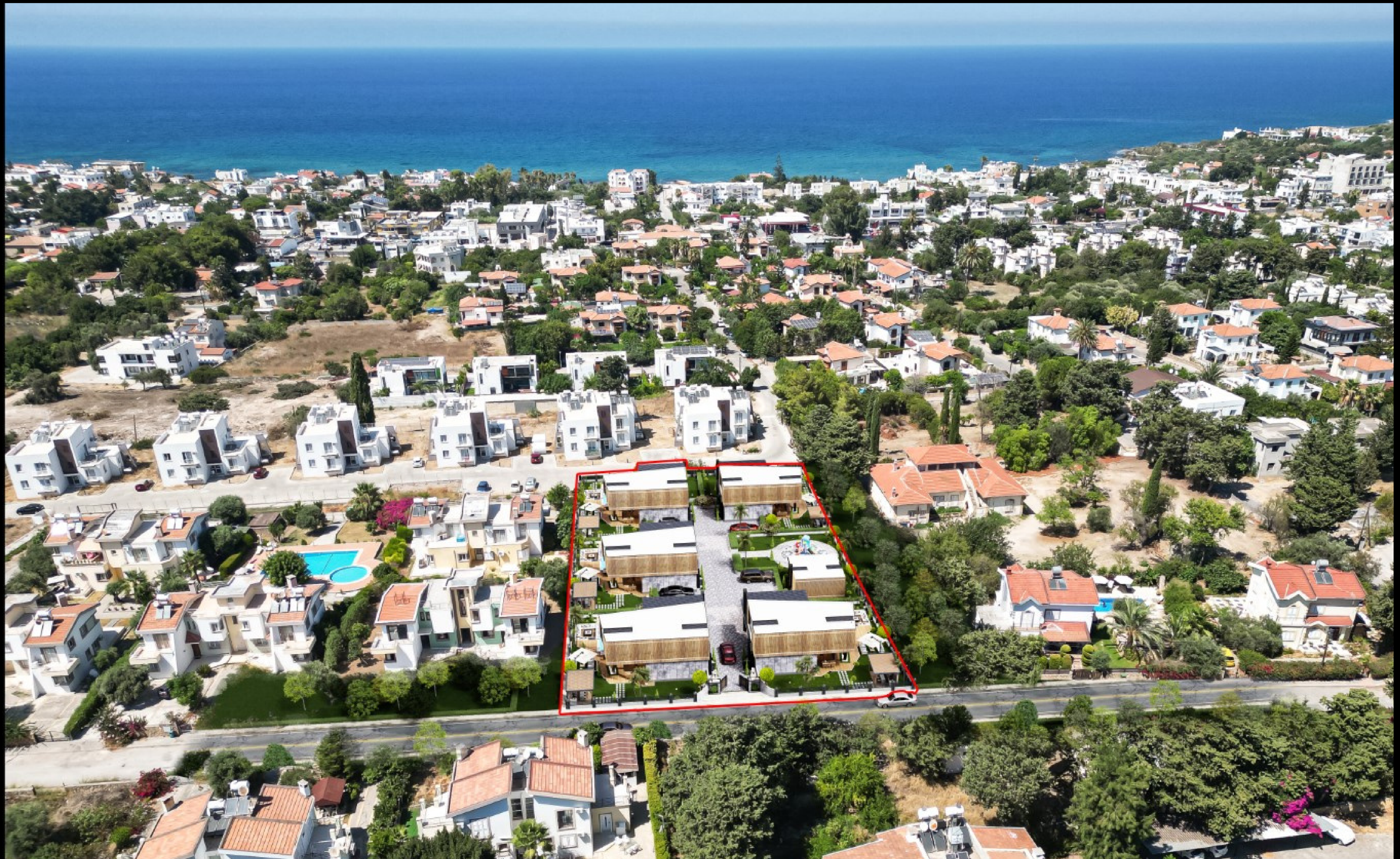














FLOOR PLANS

GROUND FLOOR PLAN

304 m²



FLOOR PLANS

FIRST FLOOR PLAN

304 m²



PLACEMENT PLANS

GROUND FLOOR PLAN



GARDEN:
282 m²
POOL:
38M²

BODRUM

GARDEN:
252 M²
POOL:
38M²

EFES

GARDEN:
196 m²
POOL:
38M²

ALANYA

GARDEN:
250 m²
POOL:
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ALAÇATI

GARDEN:
236 m²
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MARMARİS

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