



SHERATON

Residences

The Residences at the Sheraton Istanbul Esenyurt





SHERATON  
Residences

## A FIRST IN TURKEY

Guray Group is proud to announce  
the first "Sheraton Residence" in Turkey,  
A new and innovative project of luxury properties.







## DREAM CITY ISTANBUL

One of the world's oldest cities and linking two continents with a spectacular Bosphorus, ISTANBUL, is a completely different experience with SHERATON RESIDENCES privilege.





## LUXURY LIFE STYLE

Exclusive and discreet, ideal for families seeking private entertainment space and elegant interior for luxury home stay in Istanbul.



## SHERATON STAMP OF QUALITY

Our exclusive project is designed by internationally well known architect Sinan Kafadar.

A wave of 21st architecture that combines Residences, 5 Star Hotel, A Plus Offices and Shops. You can discover all that life has to offer. Privileged warmness of home with 5 star hotel service. Take your first steps and discover.







## SHERATON RESIDENCES

You are special at your new home from first arrival with valet parking, reception staff serving you in your own language, multilingual team to help residents in their day to day life.







## LUXURY OVER EXPECTATIONS

Each apartment is luxury specious and adorned in parquet floors and ample windows which one by one frame to unforgettable views of Istanbul.

232 residence each design with cut-above details and superior amenities for a fine luxury stay at your home in Istanbul.



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## ENJOY YOUR EXCLUSIVE RESIDENCE

All residences are fitted with state-of-the-art kitchens, convenient for families and parties seeking independence and flexibility.





## SHERATON RESIDENCE HAS SOMETHING FOR EVERYONE

A private reception for residence owners and guests apart from hotel reception  
24 Hour room services, concierge, security, technical aid, housekeeping, valet parking, wake up service, exchange office, fully equipped business center, laundry, dry cleaner, indoor car park





## WORLD CLASS FACILITIES

Kum SPA

With a 5 star hotel amenities instead of a typical residence atmosphere, you can indulge in your spa and wellness facilities, and pamper yourself.

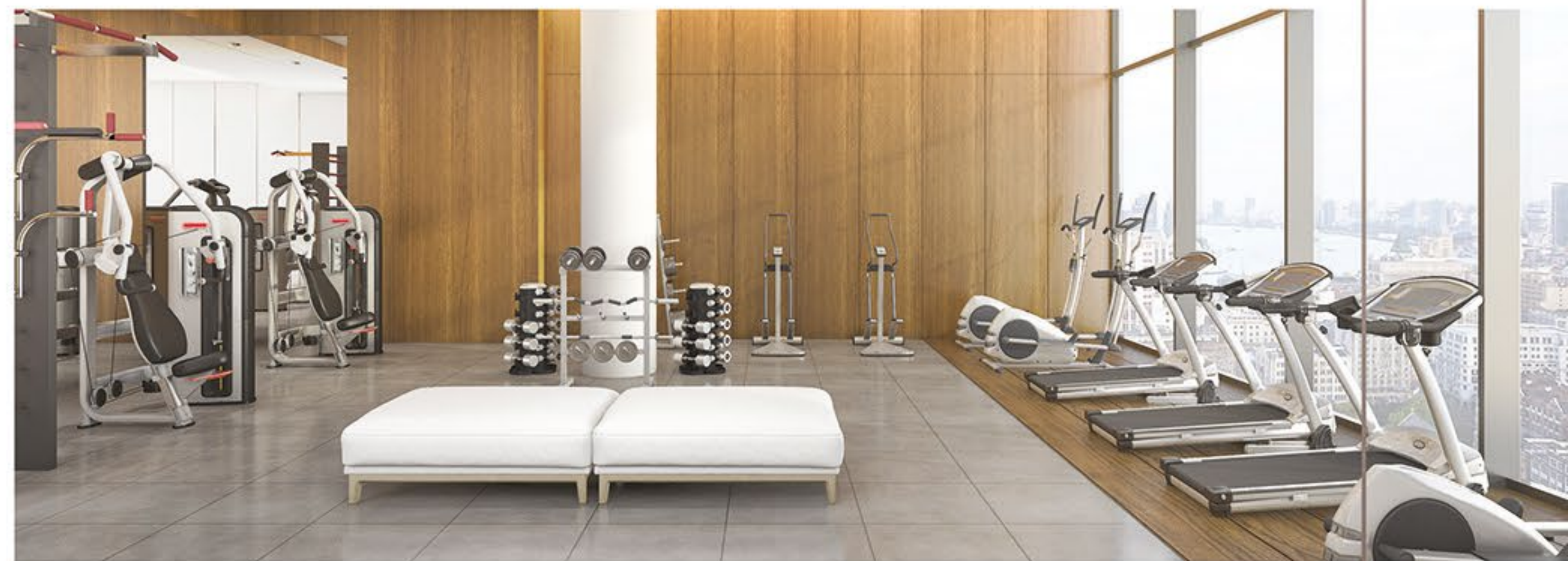




## EXPERIENCE COMFORT WITH ESTHETICS

Lifestyle to be envied

Relax by infinity pool overlooking the dream city in Istanbul, improve your health and fitness and leave your body floating.



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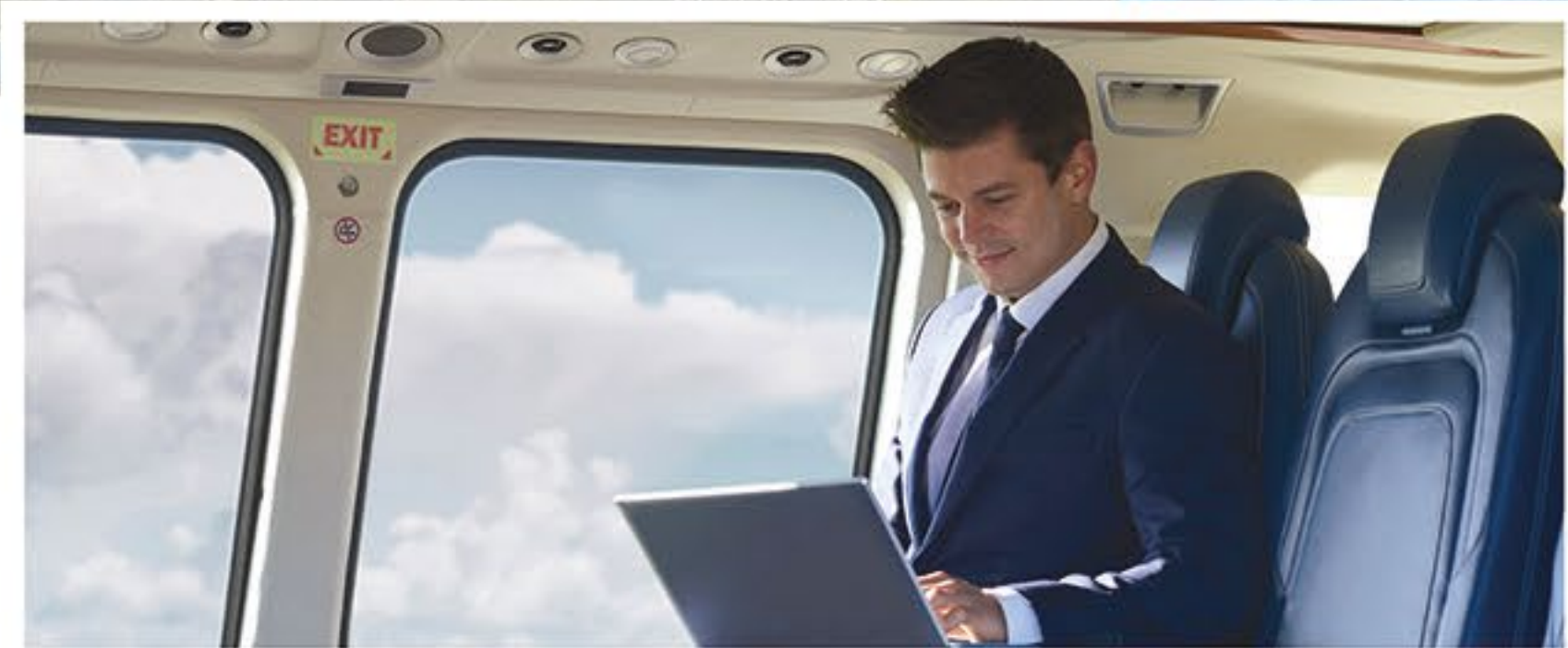
## ART GALLERY

There are so many experiences to try at Sheraton Residences that your day never be hard to fill.

Visit the gallery to meet with art exhibitions and widen your world.







## HELIPORT

Because your time is precious...

You can land on your private heliport with your own helicopter or you can ask from our a la carte services for your transfers.





## FINE DINING

Different restaurants all with unique menus

HOTEL







## HOTEL INTERIOR

World-class accommodation with Sheraton quality.

All the details of the Sheraton Residences, the first brand to come to mind for a luxurious and comfortable stay, were considered for you.

Practical and stylish rooms were designed at the Sheraton Residences, which prioritizes providing visitors with a spacious and practical interior design. The parts that make you feel comfortable with quality are brought all together in a room.



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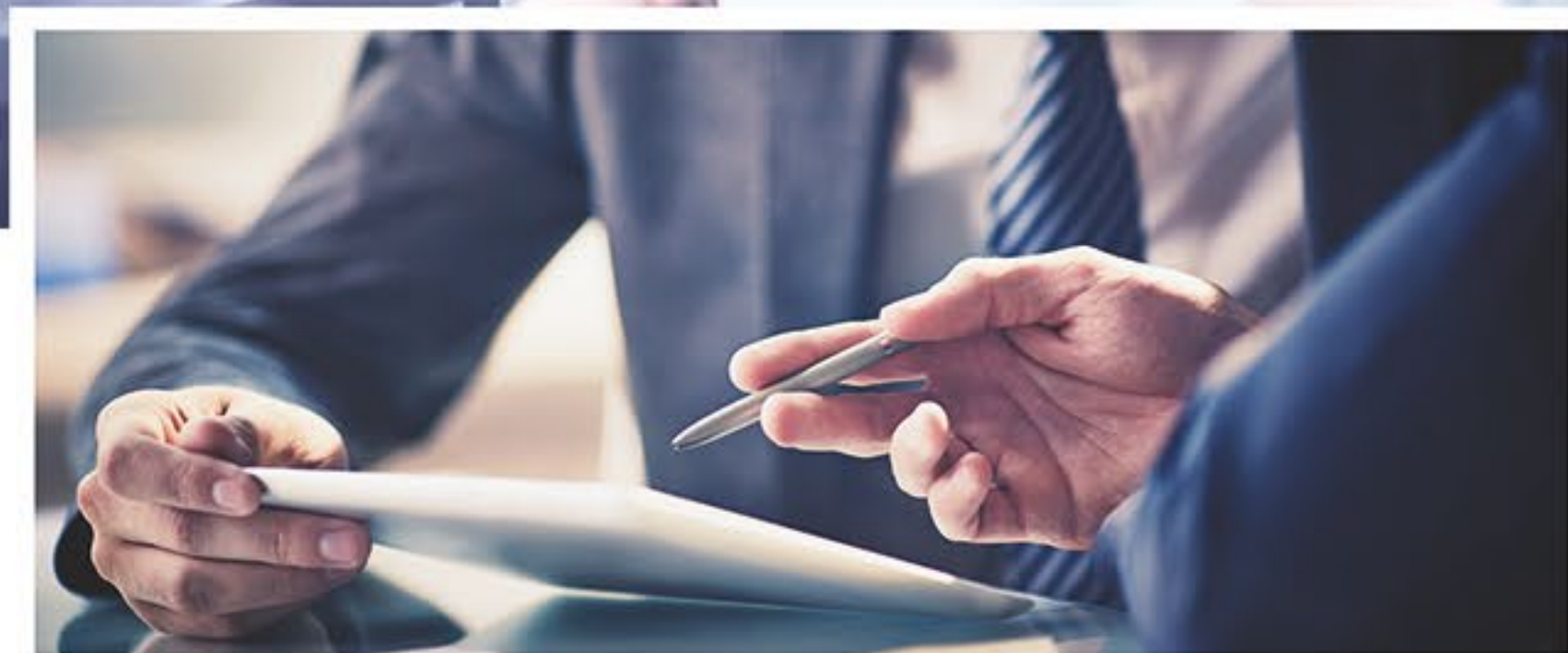
## NIDYA OFFICE

With the office section, in which every detail has been rigorously deliberated, you will take your brand a step further.

Several details including spacious inner spaces and functional office layouts, shared areas, meeting rooms, and a seminar and conference center were designed to help you take your business forward. Both Istanbul and the whole world will be within your immediate reach with the office located close to important transportation means including the 3rd international airport, TEM main road and the metro line.







MODERN OFFICES

MEETING AND SEMINAR ROOMS

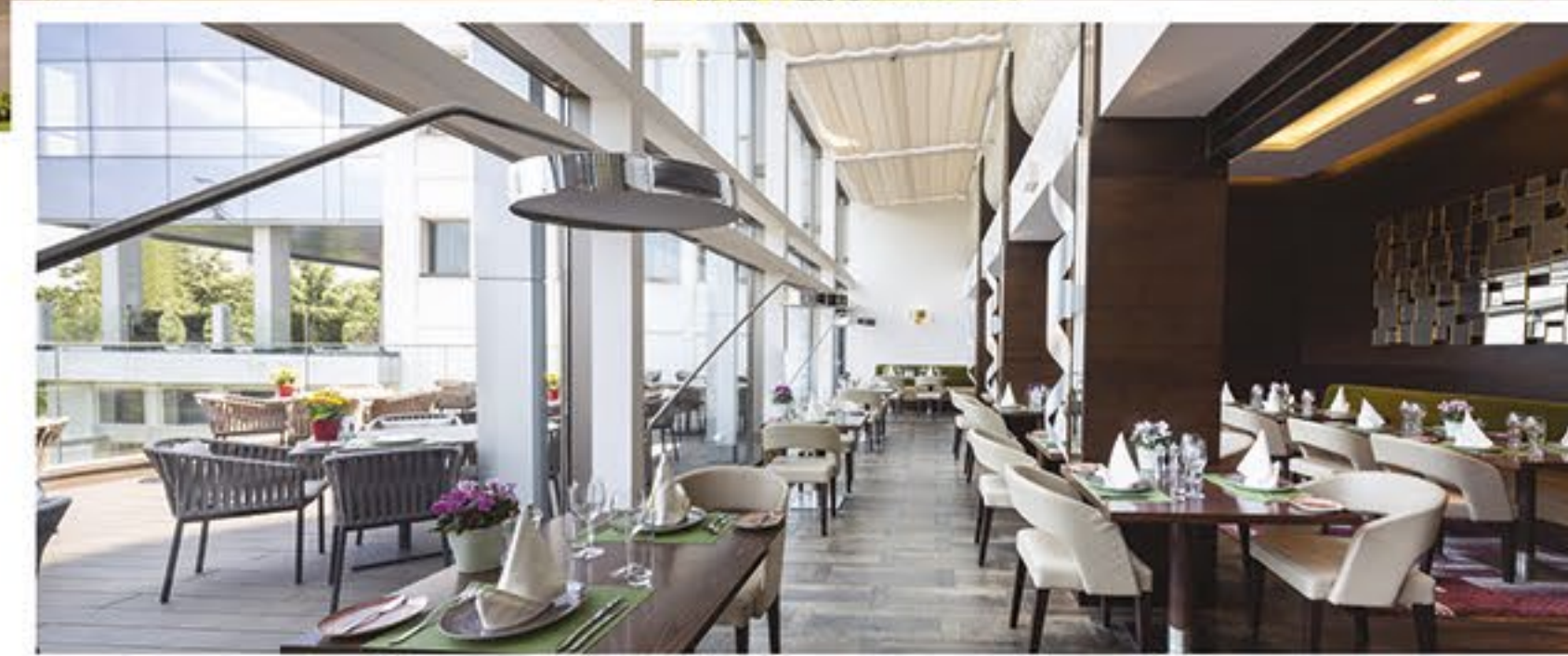




## NIDYA ATRIUM

A special life has been designed for you in the atrium for moments of joy and emotions.





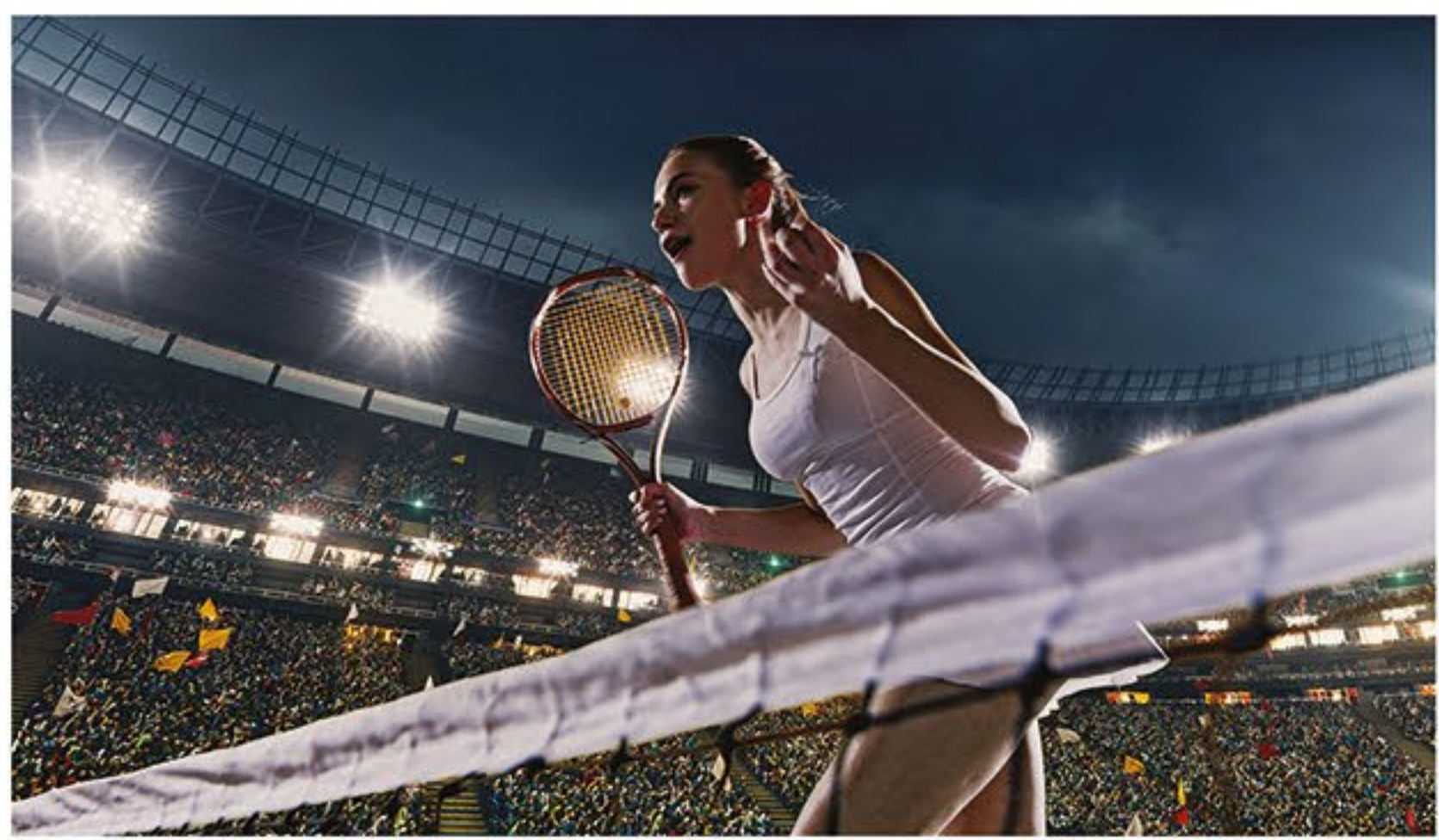
## YOUR FAMOUS NEIGHBOUR

Akbatı AVYM, which was awarded with the "Best Shopping Mall Development Project" prize, one of the most prestigious real estate prizes globally, thanks to its high quality brand concept, adds value to the whole area.

## CULTURE AND FESTIVAL PARK

The 5,000 capacity festival park will host many events including concerts and open-air-theatre to provide means of socialization.





## KOZA TENNIS ARENA

In the Arena which hosts WTA and ATP tournaments, Istanbul Tennis Academy also serves tennis fans on 64 separate courts.





## TED COLLEGE

With an experience of 90 years, TED College is an exemplary and pioneer institution educating the future leaders of the society who will contribute to the humanity, based on the "School of Learners" philosophy.

During the education life from starting from the kindergarten till graduating from the high school, the institution prepares a research-oriented generation conscious of its national and social responsibilities, open to the developments and changes of the modern day.





## PROPERTY SERVICES

The safe harbour of investors.

A reliable investment both for the short term and a future of 15 or 20 years, thanks to the long term sustainable service approach. Guarantee of service quality in the global standards.





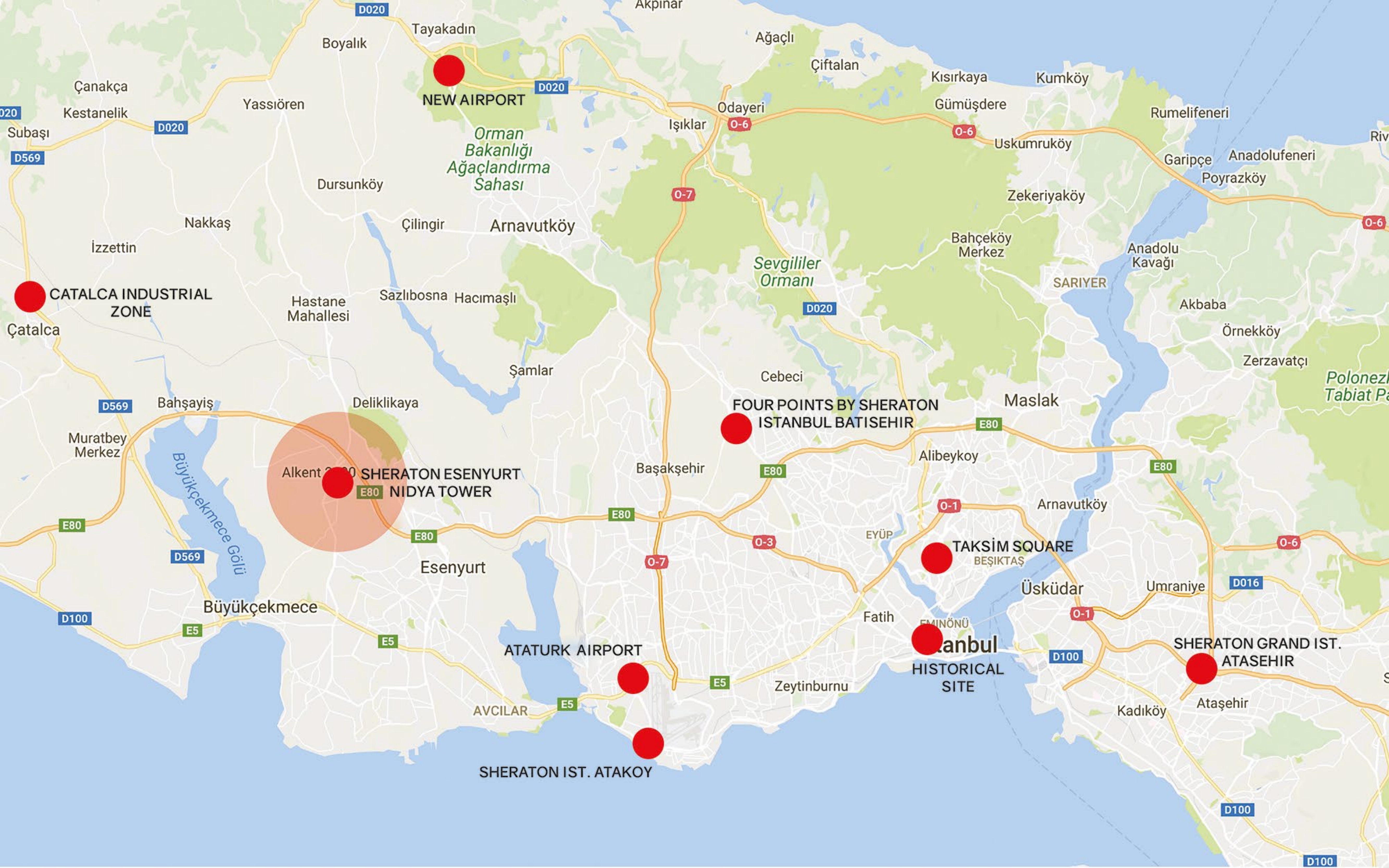
## ABOUT GURAY GROUP

Guray Group, whose history of 30 years is full of achievements, is a group of companies with many local and international investments.

Being experienced in the industry with more than 4.000 finished residences, the group develops and operates huge projects of hotels, holiday villages, tourism facilities, housing estates, factories and shopping malls.

Guray Group, which is also the owner of Nidya Hotels, a leading brand of Turkey in the tourism industry, successfully operates 5 hotels located in Bodrum, Datca and Istanbul.





ATATURK AIRPORT 23.5 km  
NEW AIRPORT 38.5 km  
TAKSİM SQUARE 35 km  
FOUR POINTS BY SHERATON ISTANBUL BATISEHIR 24 km

SHERATON IST ATAKOY 25 km  
HISTORICAL SITES 31 km  
CATALCA INDUSTRIAL ZONE 29 km  
SHERATON GRAND IST. ATASEHIR 56,5 km





# SHERATON

## Residences

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