

RAMS
Beyond
ISTANBUL

“ Blending Elegance & Glory By All Means ”

 RAMS
TÜRKİYE

MARS



RAMS Türkiye is one of the renowned actors in the international and Turkish real estate market. With a rich background of **34 years experience**, it carried out above **83 projects in different fields** ranging from health, tourism, and restoration to the housing sector particularly.

+20.000

Delivered residential units

34

Years of experience



By delivering about **20,000 housing units** worldwide, RAMS Türkiye aspires to improve both the city's architecture and the quality of people's life. Moreover,

Rams Türkiye, operating across more than ten cities worldwide, constantly strives for perfection and tends to strengthen connections with its collaborators.

+10,000

Employees

83

Projects

RAMS Beyond: New Landmark of İstanbul

RAMS Beyond stands out with its **central location in Maslak, İstanbul**. The project is situated directly on Büyükdere Road, in short distance to business hubs and important points in the city. **RAMS Beyond** presents all the colors of Bosphorus accompanied by **360° panoramic views of İstanbul**.

In terms of uniqueness, the project's architecture is considered "**a first in Türkiye.**" The building is designed as a "**composite building**" with high construction technology.

**Branded
Social
Facilities**

**High
Construction
Technology**

**Prime
Location**

**Panoramic
Bosphorus
Views**

Matchless Scenery: 360° View of Three Bridges in Istanbul



City View



Bosphorus View



Forest View

The Architectural Details



► Land Area

11.067,68 m²

► Construction Area

179.022 m²

► Total Blocks

**One Block with
3 Wings**

► Total Number of Floors

41

Floors

9

Basement Floors

The Architectural Details

▶ Unit Typology

54
Commercials
10.860 m²

71
Offices
10.804 m²

524
Residences
72.054 m²

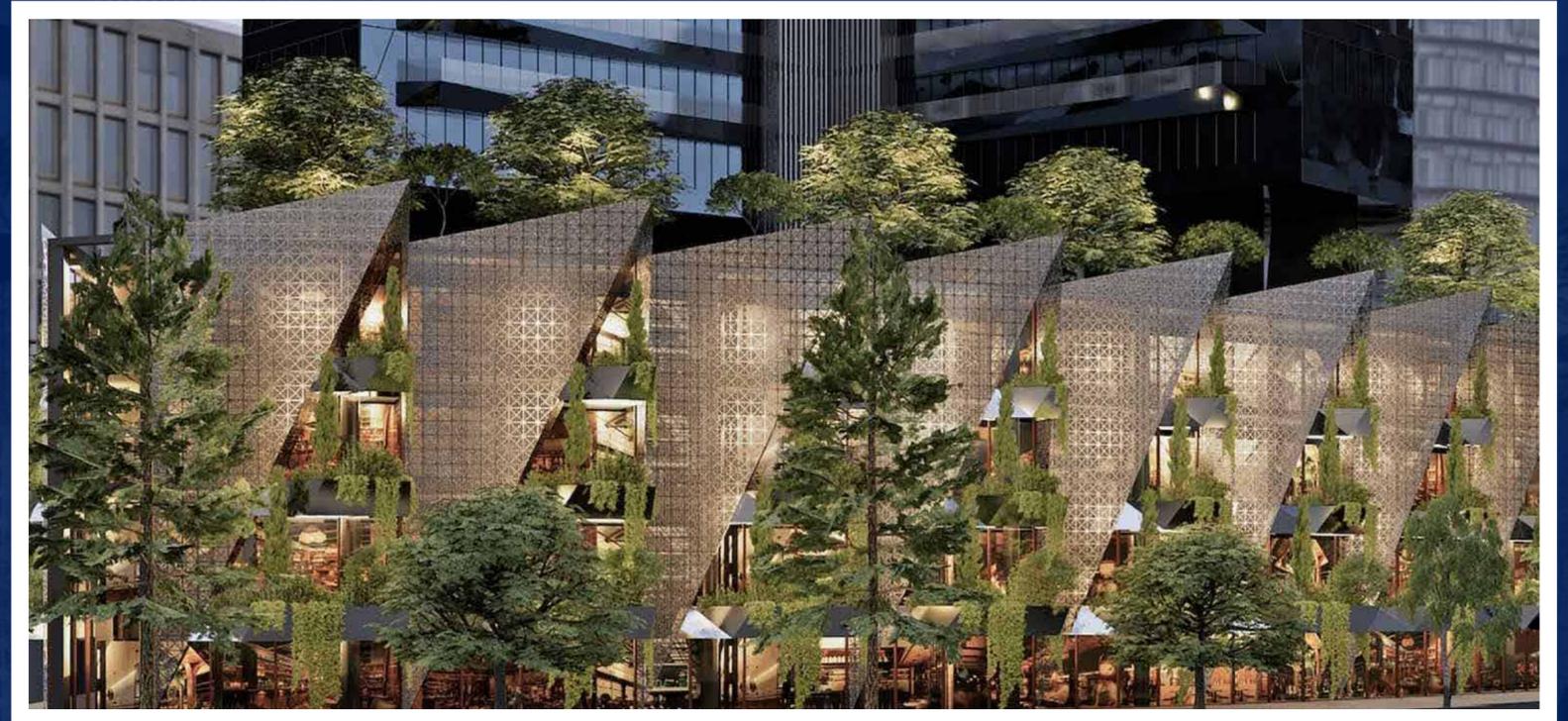
▶ Unit Types

1+1

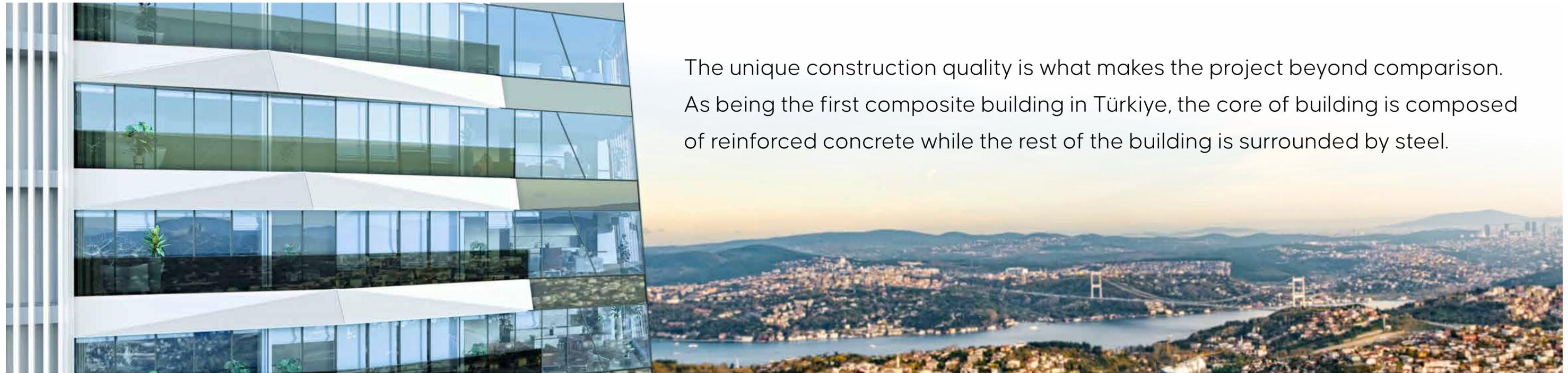
2+1

3+1

- Office Spaces
- Entrance
- Commercials
- Storage and Shelter
- Parking Lot (477)
- Parking Lot (Ispark)



Highest Construction Technology Beyond Comparison



The unique construction quality is what makes the project beyond comparison. As being the first composite building in Türkiye, the core of building is composed of reinforced concrete while the rest of the building is surrounded by steel.

With its amazing structure, the building has 3 independent wings although they are connected to the same core.

This construction ensures the building has a flexible structure.

●
The Only Composite
Steel Building in Istanbul

●
Glass Curtain Wall

●
Grade-65 Model Steel

●
One of the highest buildings
with its detailed structure

Beyond Limits: The Most Prime Location in İstanbul

- Hilton Maslak (1 min)
- İTÜ Ayazağa Metro Station (1 min)
- Sapphire Mall Center (3-6 mins)
- Nef Stadium (4 mins)
- Zorlu Shopping Mall (6-12 mins)
- Borsa İstanbul (5-8 mins)
- 15 July Martyrs Bridge (10-18 mins)
- Fatih Sultan Mehmet Bridge (8-12 mins)



● Universities

Istanbul Technical University (3 - 5 mins)
Işık University (4 mins)
İstanbul University Auzef (2 mins)
Beykent University (4-7 mins)
Nişantası University (6-12 mins)

● Hospitals

Maslak Acıbadem Hospital (5-8 mins)
Medical International Hospital (20-28 mins)
Private Maslak Medical Center (4-7 mins)
Liv Hospital Vadi (7-12 mins)

● Hotels

Sheraton İstanbul Levent (4 mins)
Wyndham Grand İstanbul (7 mins)
Le Meridien Etiler (7 mins)
Somerset Maslak İstanbul (8 mins)

● Primary Schools

Işık Schools (3 mins)
Bilfen Maslak School (7-12 mins)
Enka Schools (5-9 mins)
Maslak Educational Sciences
Secondary School (4-6 mins)

● Shopping Malls

İstinye Park Mall (5-9 mins)
Kanyon Mall (6-9 mins)
Vadi İstanbul Mall (7 mins)

● Transportations

Kaan Heliport (8-12 mins)
İstanbul Airport (22-30 mins)
Sabiha Gökçen Airport (28-40 mins)

● Green Areas

Park Orman Nature Park (6-9 mins)
Atatürk Kent Forest (6-10 mins)
Emirgan Grove (6-12 mins)

● Sports - Activity and Entertainment

Uniq İstanbul (3 mins)
Tim Show Center (5-9 mins)
Sakıp Sabancı Museum (7-14 mins)

Take Your Place Beyond The Summit...

Infinity Pool

Exclusive Fitness Center

Sauna/Turkish Bath

Branded Shops

Heliport

High Capacity Parking Lots

Elegant Lounge Areas

Gourmet Restaurants

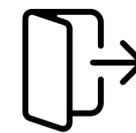
Beyond Investment



Advantageous Prices Among
Branded Projects



The Most Valuable and
Unique Location



Well-Structured
Exit Strategy



Highest Potential
For Rental Income

The Most Valuable and Unique Location

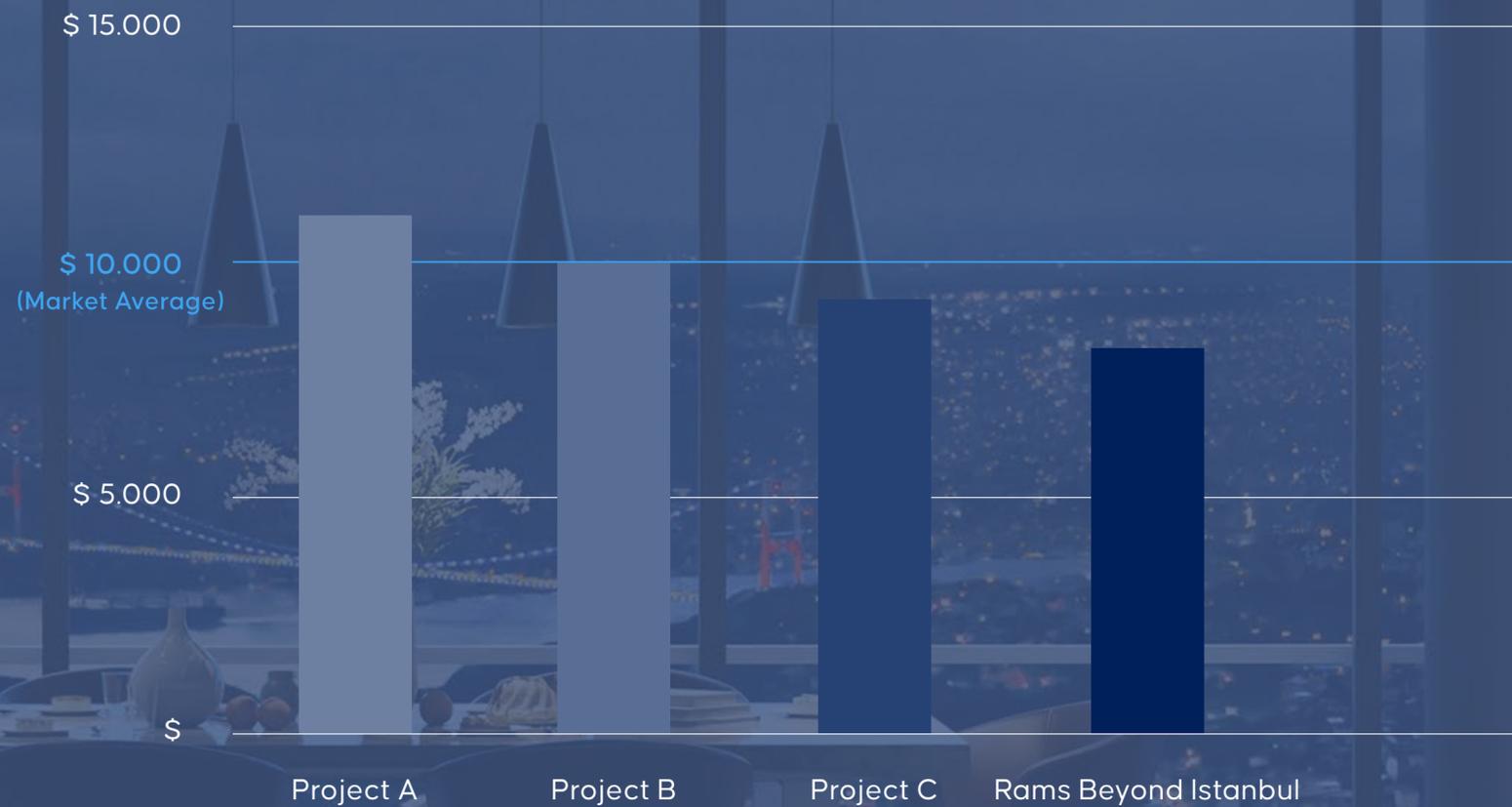


- The project is located within Sarıyer district and has the closest spot to the Bosphorus on Büyükdere Street. The line extends from Maslak to Beşiktaş.

- Since the district's demand for residential is high, the project offers a high investment value with its unique location.

Advantageous Sqm Prices for Pre-Launch

Market Comparison



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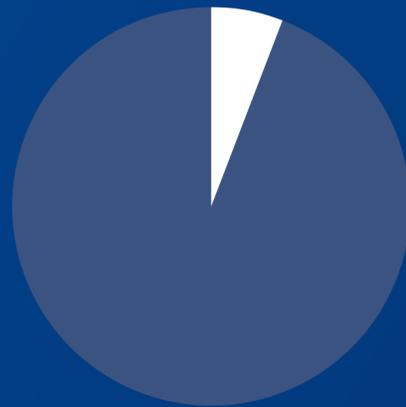
RAMS Beyond Istanbul stands out with its advantageous sqm prices among other branded projects in the same district.

Highest Potential For Rental Income



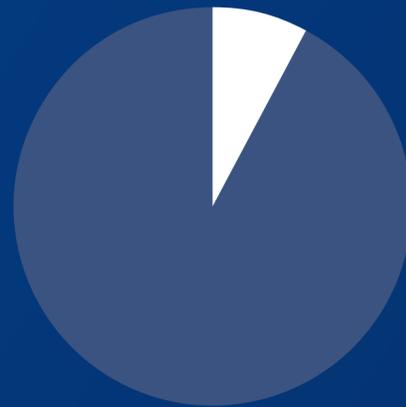
RAMS Beyond İstanbul has the highest potential for rental income in the district.

While the district has mostly villa concept, the project offers residential apartments which have a high demand in Maslak.



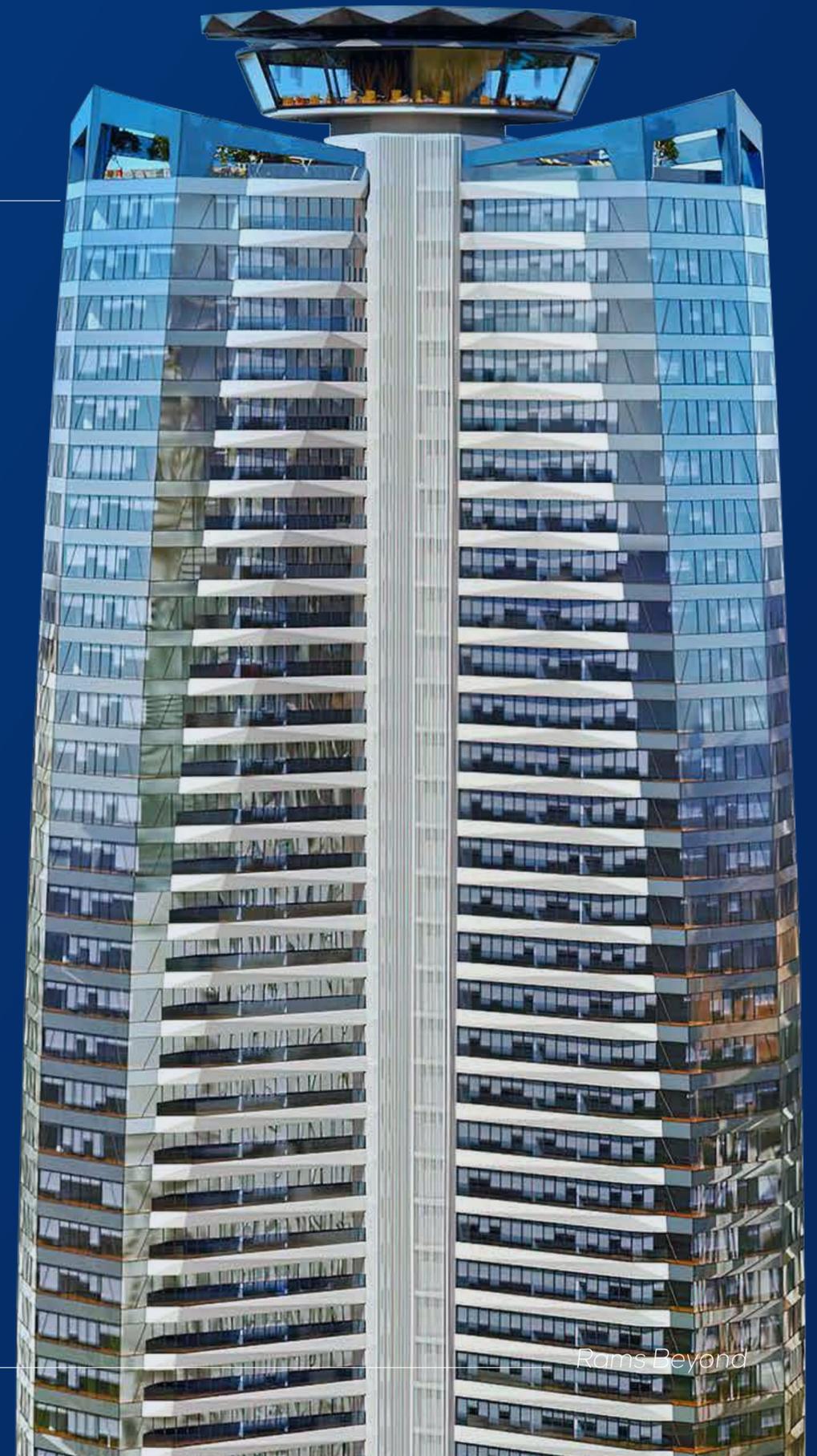
5,1 %

Expected Yearly Rental Income
Rate in İstanbul



6,3 %

Expected Yearly Rental Income
Rate in Project's District



Well-Structured Exit Strategy

Housing Price Index



Maslak, regarded as "Manhattan" of Türkiye, is a constantly developing area. Surrounded by the most essential business centers, the area is increasing in value every year.

Housing Sales Price Trend (TL, m²)



Maslak

Housing Rent Price Trend (TL, m²)



Maslak

*Experience the utmost
scenery of Bosphorus*



Blending Elegance & Glory By All Means

Rams Beyond

*Carry your lifestyle
to the summit*



*Exclusive living spaces
beyond comparison*



*Welcome the luxury in
a perfectly central location*



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