

3+1 Villa with Infinity Pool in Kızılcaşehir, Alanya

OBA, ALANYA



PRICE

€585.000

ESTIMATED EXPERT VALUE

\$450,000

CITIZENSHIP ELIGIBLE

PROPERTY

Overview

CITIZENSHIP ELIGIBLE ✓ Yes	EXPERT VALUE 450000	SQUARE 200m2
TOTAL FLOORS 2	PRICES FROM €585000	VIEW Sea

ABOUT

Description

This 3+1 villa in Kızılcaşehir, Alanya offers 200 m² of living space, three bathrooms, a 36-49 m² infinity pool, a private garage for one or two vehicles, a jacuzzi area and an open terrace with barbecue facilities. Smart-home technology, hydronic underfloor heating and carefully specified interior finishes support comfortable year-round living.

200 m² villa with smart-home technology and private amenities

- 3+1 room configuration and 200 m² of living space
- Three bathrooms
- Infinity swimming pool measuring between 36 and 49 m²
- Private parking or garage capacity for one or two vehicles
- Open terrace with seating, barbecue and landscaped green areas
- Jacuzzi area and double-height entrance with gallery void
- Smart-home management for security, climate control and lighting
- Hydronic underfloor heating with an individual thermostat in every room
- Video intercom, automatic aluminium shutters and steel entrance door
- 5 km from the sea and 8.7 km from central Alanya

The villa forms part of a development built on a total parcel of 4,213.96 m². According to the supplied project information, the development comprises 14 standard villas and two VIP villas. Construction began on 1 November 2023, and the stated completion date was 30 April 2025.

The 3+1 layout is complemented by a high entrance with a gallery void, helping create a more open connection between the interior levels. The property includes three bathrooms, while the outdoor arrangement provides dedicated areas for swimming, relaxing and dining. The infinity pool is specified at between 36 and 49 m², and the open terrace incorporates a seating area, barbecue facilities and green space. A separate jacuzzi area and private vehicle garage add further practical comfort.

Technical specifications have been selected for year-round use. The smart-home system controls security, indoor climate and lighting, while hydronic underfloor heating can be adjusted separately in each room. Heat and sound insulation is specified for the walls. Insulating glass systems provide thermal, solar-control, acoustic and security functions, supported by aluminium sliding frames and automatic aluminium shutters. The exterior combines ceramic cladding with aluminium sun breakers.

Interior materials include 60 x 120 cm Kütahya and Bien ceramics on the floors and bathroom walls, AGT lacquered PVC skirting, and Jotun interior and exterior paint. Specially designed suspended ceilings incorporate LED lighting, while lacquered interior doors are fitted with Häfele handles and silent locks. Marble-clad stairs with integrated LED lighting and spider-glass balustrades contribute to the contemporary finish.

The kitchen features custom-designed lacquered and glass-fronted cabinets, a Çimstone quartz worktop and a Franke granite sink. Bathroom specifications include Hansgrohe fittings and concealed shower sets, Hüppe tempered-glass shower enclosures, Vitra washbasins and Galaxy granite countertops. Furniture-clad feature walls and a purpose-designed entrance wardrobe complete the stated interior package.

Kızılcaşehir location within easy reach of central Alanya

The property is situated in Kızılcaşehir, approximately 5 km from the sea and 8.7 km from Alanya city centre. The hospital is 3.8 km away, while the stated distance to the airport is 35 km. These measured distances provide a clear overview for buyers comparing a quieter residential setting with access to Alanya's coastline, centre and essential services.

For current availability, villa type details and an appointment to review the project, contact Alanya Home.

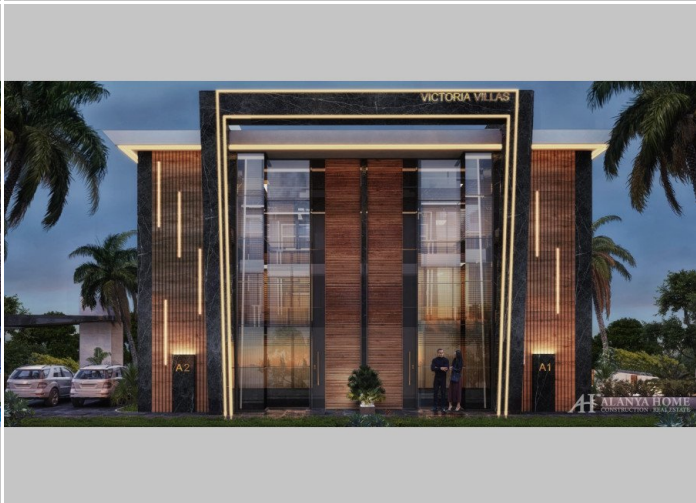
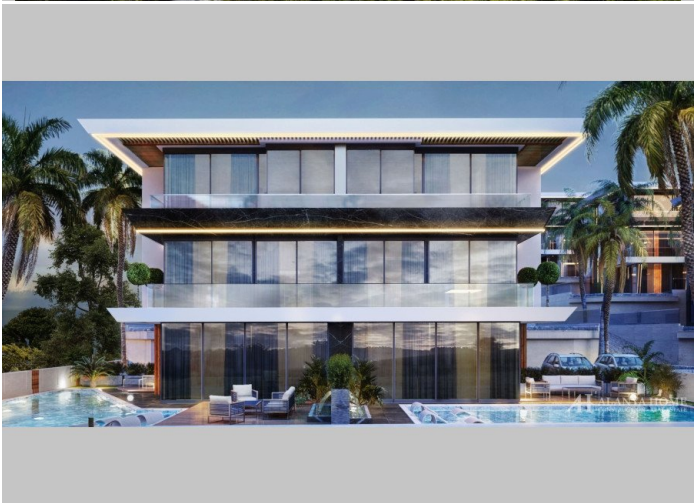
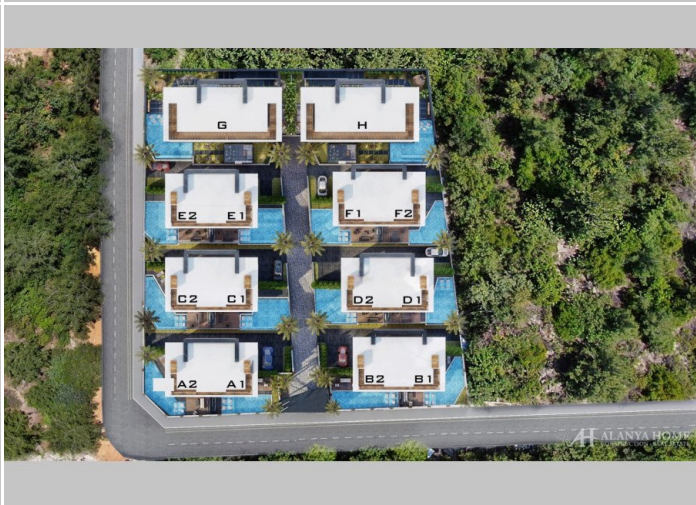
The team can provide the latest property documentation and clarify which pool size and specifications apply to the available villa.

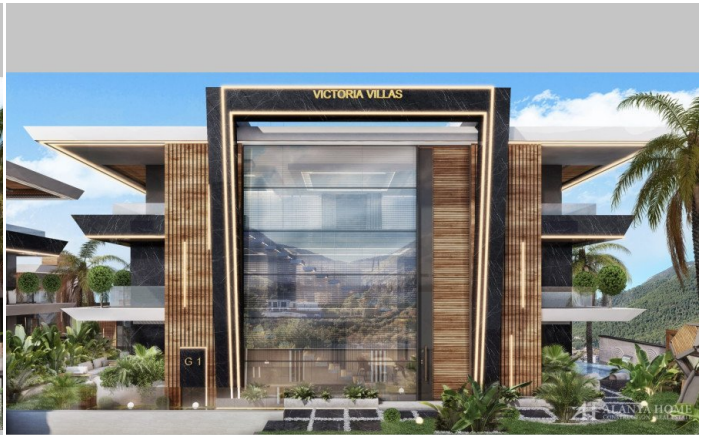
DETAILS

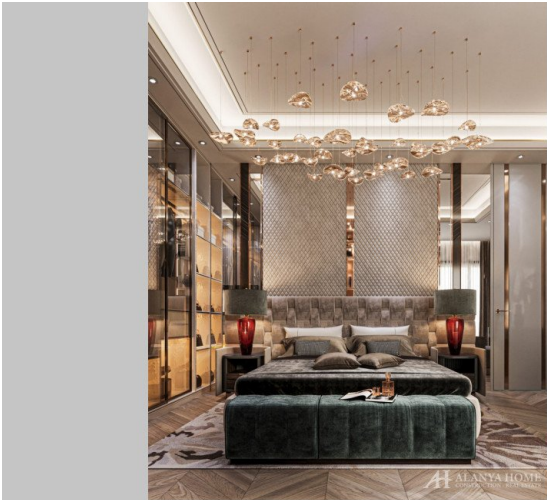
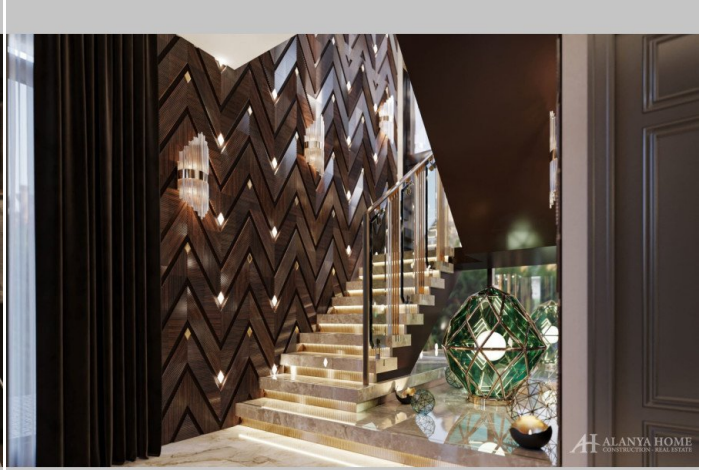
Outdoor amenities

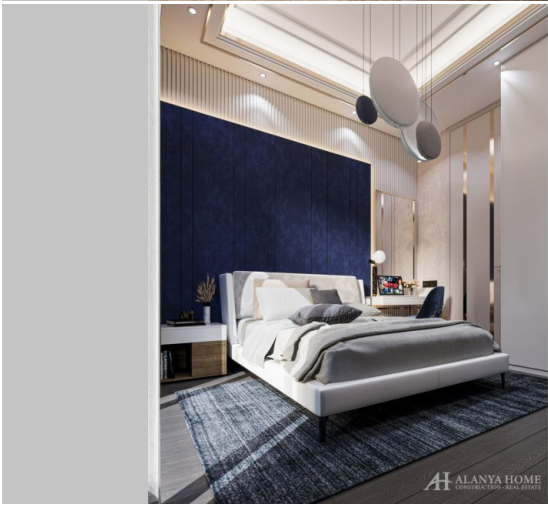
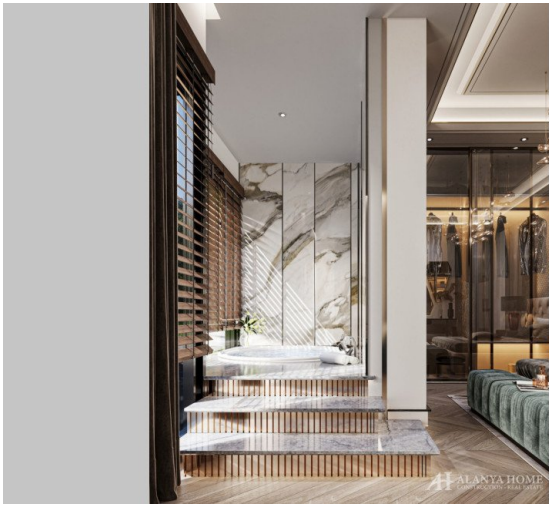
✓ Doorman — Yes	✓ Security — Yes	✓ Pool — Yes
✓ Rest & BBQ areas — Yes	✓ Parking — Yes	✓ Parking Garage — Yes
✓ Rental Management — Yes	✓ Balcony — Yes	

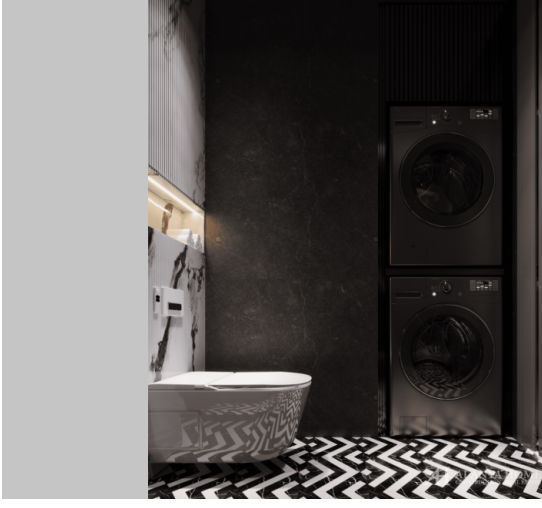
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