



Passionate about selling property



Two Bedroom Apartment

Fethiye, 48 300

Asking Price £110,000



Welcome to this beautifully presented and spacious 2-bedroom duplex apartment in a peaceful Ovacik location, enjoying exceptional mountain views. This key-ready resale home has been owned by the same family since construction and is offered fully furnished. Part of a small, well-kept complex with a shared pool, it's ideal as a second home or holiday getaway, with amenities and transport links just a short walk away.



Description

Full Property Description

We are pleased to offer this beautifully presented duplex apartment, owned by the same family since it was built. Offered as a resale, the property is in excellent condition throughout and is being sold fully furnished and key-ready.

Quietly located with outstanding mountain views, this property is ideal as a second home or holiday retreat. The apartment sits within a small, well-maintained complex of just four properties, sharing a generously sized swimming pool and spacious sunbathing terraces.

Located just off the top road in Ovacik, the apartment is conveniently positioned with a supermarket only 600 metres away, restaurants within 500 metres, and easy access to the dolmus stop at the bottom of the road. From here, it's just a short ride to Hisarönu (2 km) or Fethiye town centre (10 km).

Apartment Layout

A private terraced entrance with stainless steel security door leads to a staircase up to the first floor. The main living space is an open-plan lounge and dining kitchen. Recently upgraded, the kitchen includes white cabinetry, black worktops, and grey ceramic tiling. It is equipped with a built-in electric oven, gas hob with extractor fan, under-counter fridge, and stainless steel sink beneath the window.

The lounge and dining area are bright and spacious, benefitting from windows on two aspects. A door opens onto a front dining terrace with views over the pool and toward the impressive Babadag Mountain.

Also on this level is a modern family bathroom, recently refurbished and fitted with a dark glass corner shower, low-flush WC, and sink unit. This bathroom also houses the washing machine and features ample storage cupboards.

Upstairs, the second floor offers two well-proportioned double bedrooms. The principal bedroom includes built-in wardrobes, an en-suite bathroom with a double glass shower, WC, and sink, and access to a private balcony offering sweeping views across the Mendos and Babadag mountains.

The second bedroom, located across the landing, also features built-in wardrobes and access to a front-facing balcony overlooking the pool and valley towards Hisarönu.

This well-maintained and spacious duplex offers a rare opportunity to secure a property with some of the finest views in the area, in a quiet yet convenient location.

Contact us today for further information or to arrange a private viewing.

Buyers Fee

In accordance with Turkish Law, we charge the buyer 3% (inclusive of any Vat/Taxes that may be chargeable) of the agreed purchase price (unless agreed differently in writing), this is standardised throughout estate agency in Turkey.

Local property council tax (Emlak Vergisi)

Local property tax is payable in two equal instalments, the first in May and the second in November. You have to contact your local municipality (Belediye) for further information and payment options. Tax is calculated based on the value of the property and is subject to thresholds set by the tax authorities as follows:

Taxes payable when purchasing/selling a property

Turkish Property Transfer taxes (Emlak Alım/Satım Vergisi) paid by the purchaser.

Earthquake Insurance (Dask)

If the property is a building then Natural Disaster Assurance (DASK) is obligatory. From personal experience, the insurance cost is very reasonable.

Area

Close to amenities -Travel time by Car: Gocek 35 mins - Dalaman 45 mins - Fethiye Harbour 10 mins - Calis 25 mins - Beach 10 mins - Dalaman Airport 50 mins.

Market Days: Tuesday Fethiye - Thursday Dalaman - Friday Ortaca - Saturday Dalyan - Sunday Gocek.

Buying Through Adkins Property

We are an independent UK family business with 15 years experience in Turkey. We're located in the Cotswolds and own our own 2nd home in Dalaman Mugla. Over many years we have built friendships and business relationships within areas such as; Dalyan, Ortaca, Dalaman, Sarigerme, Gocek, Calis and Fethiye. We are passionate about Turkey its people, and culture. We are happy to assist you in buying, selling or letting.

Pricing & Currency

With the fluctuation of currency, we ask you to contact us for further information and an up to date guide price.

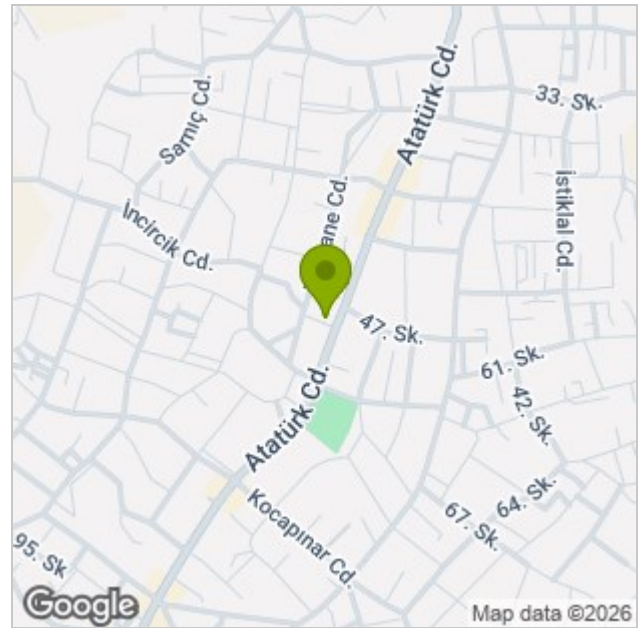
Viewing Arrangements

We can arrange viewings with an associate member of the Akins Property team, either by meeting you at the local airport or the property. Please email or call us to arrange a convenient time to view.

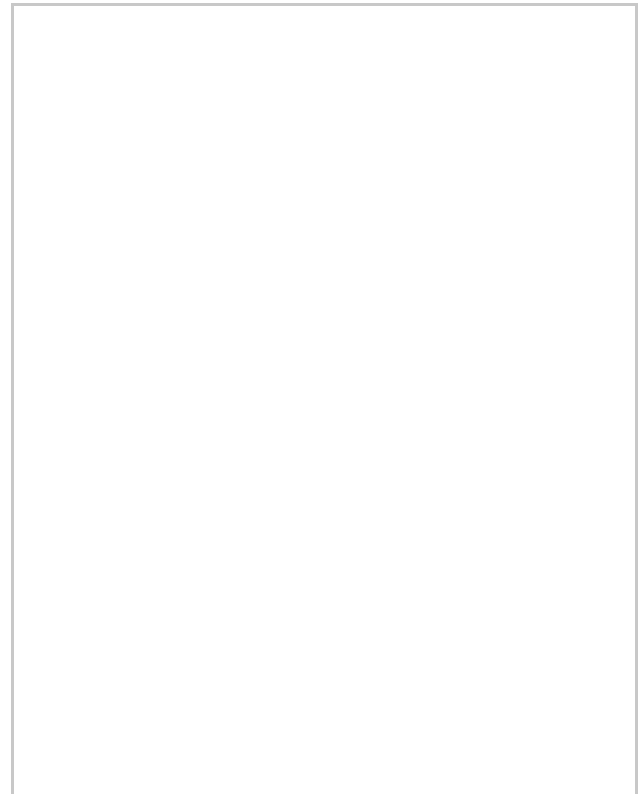
Instagram/Facebook

Like and Share our posts and receive notification when new listings become available @aegeancoastproperty

Area Map



Floor Plans



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		