

FACT SHEET & CONCEPT
ULTRA ALL INCLUSIVE
(valid from 01 November to 31 March)

HOTEL NAME	DOBEDAN EXCLUSIVE HOTEL & SPA (ex brand Alva Donna Exclusive Hotel & SPA)	LANGUAGE	TR, ENG, DE, RU
CATEGORY	5 Stars	ACCEPT.CREDIT CARD	Visa, Master Card, Cash (PayPass is not accepted)
FOUNDATION YEAR	2005	VOLTAJ	220 Volt
LOCATION	Belek – Boğazkent	QUALITY DOCUMENTS	ISO 9001:2015 - Quality Management System
OPENING PERIODS	All year around		ISO 22000:2018 - Food Safety Management System
LAST RENOVATION	2020 – Rooms in the main building, general area		ISO 10002:2018 - Guest Satisfaction Management System
TOTAL AREA	64.000 m2		ISO 14001:2018 – Environmental Management System; ISO 50001:2018 Energy Management System
TOTAL ROOM	728		Safe Tourism Certificate;
NON SMOKING ROOM	Available		Blue Flag; Green Star
PETS	Not allowed		3-th Sustainable Tourism Certificate
DISABLED ROOM	7	COMPANY NAME	Alva Emlak Otelcilik İnş. Tic. A.Ş.
TOTAL CAPACITY	1907 pax	TAX OFFICE	Serik
FROM ANTALYA	50 km	TAX NUMBER	068 096 08 56
FROM AIRPORT	40 km	POSTAL ADDRESS	Boğazkent Mah. Mimar Sinan Cad. No: 17 Serik/ Belek/Antalya
FROM BEACH	0 meter	TELEPHONE / FAX	90 242 731 00 25 / 731 00 91
LENGTH OF BEACH	300 meter	E-MAIL	info@dobedanhoteles.com
NEAREST HOSPITAL	Private or State Hospital	WEB SITE	www.dobedanhoteles.com
FROM GOLF FIELD	5 km	SALES OFFICE	sales@dobedanhoteles.com
NEAREST TOURISM CENTER	BELEK - 7 km	ON-LINE RESERVATIONS	www.dobedanhoteles.com

TRANSPORT INFORMATION:

- 1- Public transport - Minibus to Antalia & center of Belek (hours are determined by the municipality)
- 2- Taxi - 24 hours / in front of the hotel
- 3- Private transportation by hotel
- 4- Car rental - (available in the hotel)

ROOM FACILITIES

ROOM TYPE & INFORMATION	Total Room	m ²	Max accom.	Direct sea view	Side sea view	Land view	Disabled Room	On request	Vip concept	Main building	Deluxe building
Standard Room Land View	226	27	3			✓	3			✓	
Standard Room Side Sea View	32	27	3		✓					✓	
Deluxe building standard room	130	27-30	2+1			✓	4				✓
Deluxe building standard single room	68	22-24	1+1			✓					✓
Quadruple standard room main building	57	30	3+1			✓				✓	
Deluxe building quadruple standard room	26	48	3+1			✓					✓
Family room	99	41	4			✓				✓	
Deluxe building family room	30	41	4			✓					✓
Family room bunk bed	21	41	3+2			✓				✓	
Superior family room	12	50	4		✓	✓		✓		✓	
Junior suite	4	48	2		✓	✓		✓	✓		✓
Deluxe one bedroom suite	4	60	2		✓	✓		✓	✓		✓
Executive suite	2	70-77	2		✓	✓		✓	✓		✓
Royal suite	12	100-125	4		✓	✓		✓	✓		✓
Sultan suite	3	81	4	✓	✓			✓	✓	✓	
Madonna suite	1	175	2	✓				✓	✓	✓	
Presidential suite	1	180	4	✓				✓	✓	✓	
Grand Total	728						7				

****All Deluxe building standard single rooms are located in 4-th blok of Deluxe building, have french bed only & extra bed is not used in this room type. Deluxe building standard room are located in 1-2-3th blok of Deluxe building, have french bed only**

****Deluxe building is closed 10.11.2025-31.03.2026**

ROOM FACILITIES & AMENITIES	Balcony	Laminat	French bed	Twin bed	Extra bed	Bunkbed	Connection door	Shower	Bathtub	Jacuzzi	Hair dryer	Telephone & TV	Music channels	Bathrobe, slippers	Hot drinks set up	Wi- Fi	Minibar&Safebox	Central A/C	Individual A/C	Living Room
Standard Room LV & SSV	✓	✓	✓	✓	✓			✓			✓	✓	✓	✓	✓	✓	✓	✓		
Deluxe building standard room	✓	✓	✓		✓			✓			✓	✓	✓	✓	✓	✓	✓	✓		
Deluxe building standard single room	✓	✓	✓					✓			✓	✓	✓	✓	✓	✓	✓	✓		
Quadruple standard room main building	✓	✓	✓	✓		✓		✓			✓	✓	✓	✓	✓	✓	✓	✓		
Deluxe building quadruple standard room	✓	✓	✓					✓	✓		✓	✓	✓	✓	✓	✓	✓	✓		
Family room	✓	✓	✓	✓			✓	✓			✓	✓	✓	✓	✓	✓	✓	✓		
Deluxe building family room	✓	✓	✓	✓			✓	✓			✓	✓	✓	✓	✓	✓	✓	✓		
Family room bunk bed	✓	✓	✓	✓		✓	✓	✓			✓	✓	✓	✓	✓	✓	✓	✓		
Superior family room	✓	✓	✓	✓			✓	✓			✓	✓	✓	✓	✓	✓	✓	✓		
Junior suite	✓	✓	✓					✓			✓	✓	✓	✓	✓	✓	✓	✓		✓
Deluxe one bedroom suite	✓	✓	✓					✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
Executive suite	✓	✓	✓				✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓
Royal suite	✓	✓	✓				✓	✓	✓		✓	✓	✓	✓	✓	✓	✓	✓		
Sultan suite	✓	✓	✓	✓			✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓
Madonna suite	✓		✓					✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
Presidential suite	✓		✓	✓			✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

**** Madonna Suite has epoxy floor; Presidential suite has carpet floor.**

DISABLED ROOMS	Total room	Land view	Twin bed	French bed	Laminate	Entrance door width	Corridor width in the room	Housing	Shower	Holders in the bath	Bath door width
STD room main building	3	✓		✓	✓	88 cm	142 cm	30 m²	✓	✓	86 cm
Deluxe STD room	4	✓	✓	✓	✓	88 cm	142 cm	25-27 m²	✓	✓	86 cm

** Handicap rooms are for sale only on the special request

**** Deluxe building is closed 10.11.2025-31.03.2026**

MINI BAR CONCEPT

✓	Soft drinks (Pepsi, Pepsi zero, 7Up, YediGün)	✓	Hot drinks set up (kettle, coffee, tea, herbal tea, milk powder, sugar)
✓	Water	✓	Beer (bottled)
✓	Mineral water	✓	Juice

** Mini bar is free of charge & replenished daily

HOUSEKEEPING

Room cleaning	:	Daily
Towel changing	:	Daily
Bed clothes changing	:	3 times a week
Bathroom amenities set up filing	:	Daily

BEACH

Distance to the beach from main building	:	150 Meters
Beach structure	:	Sand & pebbles , width 50 meters, Length 300 meters
Facilities (free of charge)	:	Sunbed, sunshade, beach towel, pier, zone +16 (only for adults)
Facilities (on charge)	:	VIP Pavillion
Food and drink	:	Pier bar, beach bar
Private child & baby beach	:	Sea water pool, sunshade, sunbed

****** VIP pavillions are equipped with safe, mini bar, separate shower and sunbeds, max 4 pax are allowed .
****** VIP pavillions are on charge & with pre-reservation
****** Reservation is made by the guest relation department after the arrival. Pre-reservation before arrival is not available (except Suite rooms)
****** Cost of the pavillion is dependent on the line (1-4) & are defined by the hotel management
****** VIP pavillion can be used by 4 people maximum
****** **During winter season beach facilities (pavillion etc.) are opened according to the weather conditions**

POOLS

POOLS	Area, m ³	Dept	Indoor	Outdoor	Section for kids	Heated*	Water slides	Sunbeds	Sunshade	Towel
Indoor pool	250	140	✓			✓		✓		✓
Indoor kids pool	25	35	✓		✓	✓		✓		✓
Pool with water slides for adults	380	110		✓		✓	5	✓	✓	✓
Mini club pool	80	35		✓	✓	✓		✓	✓	✓
Main outdoor pool	2850	140		✓	✓	✓		✓	✓	✓
Interactive kid's water slides pool	190	35		✓	✓	✓	7+3	✓	✓	✓
Outdoor SPA pool	560	140		✓			POOL IS CLOSED DURING THE WINTER			
Kids pool with sea water on the beach	20	35		✓	✓					
Deluxe outdoor pool	1064	140		✓	✓					
Deluxe kids outdoor pool	25	35		✓	✓					
Deluxe indoor pool	190	140	✓		✓					
Deluxe kids indoor pool	25	35	✓		✓					
Deluxe Outdoor pool with jacuzzi	25	35		✓	✓					

**** Indoor pool, Indoor kids pool and Pool with water slides for adults are heated during the whole winter season**

**** Main outdoor pool is heated in November, March and also during New Year's week (26.12.2025-07.01.2026).**

**** Interactive kid's water slides pool is heated in November and March.**

**** Mini club pool is heated in November and March.**

**** Dates of the pools heating are defined by the hotel management**

ACTIVITIES & ANIMATION

FREE OF CHARGE			
✓	Whole day entertainment	✓	Fitness center
✓	Evening shows	✓	Aqua Gym
✓	Live music	✓	Tennis court (hard surface)
✓	Dart	✓	Tennis equipment (rackets, ball)
✓	Basketball	✓	Table tennis
✓	Beach volleyball	✓	Disco
✓	Football	✓	Archery
✓	Air rifle	✓	Boccia game

**** During winter season animation activities are dependent on weather conditions**

ON CHARGE			
✓	Tennis court lighting	✓	Billards, Bowling
✓	Tennis lessons	✓	Game machines

FACILITIES FOR KIDS & BABIES

FREE OF CHARGE	
✓ Mini club (4-12)	✓ Kids buffet (main restaurant)
✓ Kids animation the whole day	✓ Diet buffet (main restaurant)
✓ Outdoor playground	✓ Baby food in jars (main restaurant)
✓ Mini disco before evening show	✓ Packaged milk (main restaurant)
✓ Painting & activity area	✓ Packaged juice (main restaurant)
✓ Outdoor pool with 1 water slide for babies (mini club)	✓ Microwave oven (main restaurant)
✓ Outdoor Interactive kid's pool with 7+3 water slides	✓ Blender (main restaurant)
✓ Sea water pool at the beach for kids	✓ Baby cot (on request)
✓ Indoor kids pool	✓ Baby pot (on request)
✓ Cinema & movies	✓ Kids bathroom step stool (on request)
✓ Baby carriage (upon the deposit & on the actual availability)	✓ High chair for babies (main restaurant)

**** Outdoor kids pools are closed during December-January-February**

ON CHARGE	
✓ Childcare assistance service	✓ Game machine

MEETING ROOMS

HALLS & SIZES	Width	Length	Height	m2	Theatre	Class	Cocktail	Banket	U Shape	Foyer
TURCA HALL	16,2	27,28	3,6	442	500	280	400	275	70	✓
* TURCA 1	8,7	16,2	3,6	145	150	100	120	60	50	✓
* TURCA 2	9,56	16,2	3,6	155	150	100	130	60	50	✓
* TURCA 3	8,76	16,2	3,6	142	150	100	120	60	50	✓
TURCA 4	5,8	10	2,8	58	45	30	*	*	20	✓
LOUNGE 1	6	16,5	3,45	99	50	35	*	*	30	✓
LOUNGE 2	7	14,75	3,45	103	110	80	*	*	45	✓
LOUNGE 3	7	18,75	3,45	129,5	120	85	50	70	45	✓
CINEMA					54 Pax					✓

** Lounge A & Lounge B are available for the guests who are waiting for early check/in or late check/out
 ** All meeting rooms are without columns. All meeting rooms have a foyer;
 ** The ceiling height in Turca hall is between 3,20 m - 3,60 m
 ** Meeting rooms are on request & for extra charge

FOOD & BEVERAGE CONCEPT

RESTAURANTS		Outdoor	Indoor& A/C	Kids menu	Diet menu	Days in week		Working hours	Thema
MAIN RESTAURANTS TOTAL 1840 pax									
* Panorama restaurant 1100 pax	Breakfast	✓	✓		✓	7	Open buffet	07:00-10:00	International cuisine
	Lunch	✓	✓		✓	7	Open buffet	12:30-14:30	International cuisine
	Dinner	✓	✓		✓	7	Open buffet	18:00-21:00	International cuisine
* Bistro restaurant 140 pax	Late breakfast	✓	✓		✓	7	Open buffet	10:00-11:30	International cuisine
	Kids lunch buffet		✓	✓		7	Open buffet	12:30-14:30	International cuisine
	Bistro snack		✓		✓	7	Open buffet	15:00-17:30	Snacks, light meals
	Kids dinner buffet		✓	✓		7	Open buffet	18:00-21:00	International cuisine
	Midnight snack	✓	✓			7	Open buffet	21:30-06:00	International cuisine
* Deluxe restaurant 600 pax	IS CLOSED DURING THE WINTER SEASON								
A'LA CARTE RESTAURANTS TOTAL 160 pax _ ON CHARGE									
Italian restaurant	30 pax		✓			6	A'la carte	18:30-21:00	Italian cuisine
Fish restaurant	30 pax		✓			6	A'la carte	18:30-21:00	Fish
French restaurant	IS CLOSED DURING THE WINTER SEASON								
Chinese restaurant									
Steak House restaurant									
Teppanyaki restaurant									
SNACK RESTAURANTS TOTAL 550 pax									
A'la Turca snack	IS CLOSED DURING THE WINTER SEASON								
Dobedan snack									
Deluxe snack									
Fruit bar									

ICE CREAM SERVICE_ FREE OF CHARGE

Location	Open hours	Type of ice cream
Panorama restaurant	12:30-14:30 18:00-21:00	Ice cream scoops (open buffet)

- ** A'la carte restaurants are on charge & with pre-reservation. Reservation of a'la carte restaurants is made by the Guest Relations department. Italian, Fish a'la carte 15 EUR per person.
- ** Sea shoes & sea clothes are not allowed in the main restaurants
- ** Dress code is obligatory for the dinner
- ** Fresh orange juice at the breakfast in the main restaurant is free of charge
- ** Room service 24 hours is on charge

	Outdoor	Indoor & A/C	Days in week	Working hours	Location
BARS					
Cinna bar		✓	7	24 hours	Main building
Bella pool bar	✓		7	09:00-22:00	Main outdoor pool
Dobedan bar	✓		7	09:00-16:00	Arena
French patisserie		✓	7	09:00-18:00	Main building **Only non-alcoholic beverages **Patisserie working hours are 11:00-18:00 **Freshly roasted coffee service in our ROASTELIER™ by NESCAFÉ® (09:00-18:00 every day)
Double day disco bar		✓	7	23:00-01:00	Main building
Sports pub		✓	7	09:00-24:00	Main building **Alcoholic beverages service is available 16:00-24:00 **We Proudly Serve Starbucks® in the Sports pub (09:00-18:00 every day)
Deluxe lobby bar	IS CLOSED DURING THE WINTER SEASON				Deluxe building
Deluxe pool bar					Deluxe outdoor pool
Beach bar					Beach
Pier Bar					Beach
Deluxe patisserie					Deluxe building

**** During winter season working hours of Dobedan bar & Bella pool bar can be changed according to the weather conditions**

**** Local & some import alcoholic & non-alcoholic beverages are included into the concept**

**** Brands of the beverages are defined by the hotel management**

**** Premium class alcoholic beverages are not included into the concept**

**** Alcoholic & non-alcoholic beverages service in bottles is on charge**

**** We Proudly Serve Starbucks® in Dobedan Hotels (included into the concept)**

**** We serve freshly roasted coffee in our ROASTELIER™ by NESCAFÉ® (included into the concept)**

**** The sports pub is equipped with big screens for the latest sports games broadcastings**

CONCEPT FOR SPECIAL DAYS

HONEYMOON CONCEPT			
✓	Sparkling wine & fruit basket in the room on the arrival day	✓	Assorted nuts & Turkish sweets in the room on the arrival day
✓	Breakfast in the room one time	✓	Reservation for an a'la carte restaurant one time
✓	Special room decoration on the arrival day	✓	Fresh flower in the room on the arrival day
✓	Greeting card	✓	Chocolate sweets in the room on the arrival day

**** This package is valid as free of charge for the honeymoon couples, whose arrival date to the hotel is no later than 60 days after the date of marriage. The confirmation of this service is done by the hotel due to marriage certificate, which must be provided to the hotel no later than 2 days before arrival (original document is required on the reception during c/in).**

**** Breakfast in the room is provided on the request & pre-reservation, only one time. Pre-reservation is made by the guest relations department**

**** A'la carte reservation is valid for one restaurant & once. Italian or Fish restaurants are available for reservation. Reservation of a'la carte restaurants is made by the guest relations department after arrival.**

WEDDING ANNIVERSARY CONCEPT

✓	Wine & fruit basket in the room on the wedding anniversary day	✓	Reservation for an a'la carte restaurant one time
✓	Greeting card	✓	Small cake in the room on the wedding anniversary day

** This package is valid free of charge for couples, whose date of wedding anniversary coincides with accomodation period. The confirmation of this service is done by the hotel due to marriage certificate, which must be provided to the guest relations department of the hotel after arrival (original document is required).

** A'la carte reservation is valid for one restaurant&once. Italian or Fish restaurants are available for reservation. Pre-reservation of a'la carte restaurants is made by the guest relations department after arrival.

BIRTHDAY CONCEPT

✓	Wine & fruit basket in the room on the birthday	✓	Reservation for an a'la carte restaurant on the birthday
✓	Greeting card	✓	Small birthday cake in the room

** This package is valid free of charge for the guests, whose birthday coincides with accomodation period.

** A'la carte reservation is valid for one restaurant&once. Italian or Fish restaurants are available for reservation. Pre-reservation of a'la carte restaurants is made by the guest relations department after arrival

LOYALTY PROGRAM FOR REPEAT GUESTS
CONCEPT FOR REPEAT GUESTS (2-4 STAYS)

✓	Fruit basket	✓	Wine
✓	Turkish sweets	✓	Welcome card

** This package is valid free of charge for guests who have previously stayed at any Dobedan Hotels (ex brand Alva Donna Hotels) 2-4 times

CONCEPT FOR CONSTANT GUESTS (5 STAYS & OVER)

✓	Room upgrade (if possible according to the real availability)	✓	Assorted fruits & nuts in the room on the day of arrival
✓	Turkish sweets in the room on the arrival day	✓	Whiskey 35 cl, red wine 70 cl in the room on the arrival day
✓	Reservation for a'la carte restaurant	✓	Fresh flowers in the room on the arrival day
✓	Bag with Dobedan hotels logo	✓	Welcome card

** This package is valid free of charge for guests who have previously stayed at any Dobedan Hotels (ex brand Alva Donna Hotels) 5 times & more

** A'la carte reservation is valid for one restaurant&once. Italian or Fish restaurants are available for reservation. Pre-reservation of a'la carte restaurants is made by the guest relations department after arrival

OTHER SERVICES & GENERAL INFORMATION

FREE OF CHARGE

✓	All foods and beverages which are including in ultra all inclusive concept	✓	Wi-Fi / The public area and in the rooms
✓	Sauna	✓	Library
✓	Parking lot	✓	Fitness center (+ 16)
✓	Turkish Bath	✓	Iron & ironing board (on request)

ON CHARGE

✓	All beverages which are not included into ultra all inclusive concept	✓	VIP pavillions on the beach
✓	A'la carte restaurants	✓	Shops
✓	All kinds of massage	✓	Beauty center & hairdresser
✓	Laundry	✓	Rent a car
✓	Room service	✓	Telephone
✓	Doctor	✓	Photographer

GENERAL INFORMATION

✓	Check in time 14:00 _ check out time 12:00	✓	Your valuables please keep in the safe
✓	Early check in & late check out is paid service and can be provided only according to the room availability	✓	Guest relations office is open 08:00-24:00 every day (at the ground floor under the reception). Direct dial from the room: 7777 (Dobedan Assist)
✓	All guests are welcomed at the lobby (Turkish, English, Russian or German)	✓	Welcome treats at the lobby are served 09:00-18:00 every day (cookies, candy, apples, sparkling wine, juice or lemonade)
✓	Alcoholic beverages are not served for the guests who is under 18 years old	✓	Weelchair is available at the reception for urgent situations.

THE HOTEL MANAGEMENT CAN MAKE ANY CHANGES TO THE SERVICES AND ACTIVITIES OUTLINED IN THIS CONCEPT, CANCEL THEM DEPENDING ON A SEASON, WEATHER CONDITIONS, HOTEL OCCUPANCY, GUEST REQUESTS AND DIFFERENT FORCE MAJEURE WITHOUT PRIOR NOTICE