



KAMUYU AYDINLATMA PLATFORMU

HALK GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş. Non-current Financial Asset Acquisition

Summary

Financial Fixed Asset Acquisition



**MERKEZİ KAYIT
İSTANBUL**
Türkiye Sermaye Piyasası - Merkezi
Saklama ve Veri Depolama Kuruluşu

Noncurrent Financial Asset Acquisition

Related Companies []

Related Funds []

Noncurrent Financial Asset Acquisition	
Update Notification Flag	Hayır (No)
Correction Notification Flag	Hayır (No)
Date Of The Previous Notification About The Same Subject	-
Postponed Notification Flag	Hayır (No)
Announcement Content	
Board Decision Date for Acquisition	15/05/2025
Were Majority of Independent Board Members' Approved the Board Decision for Acquisition	Yes
Title of Non-current Financial Asset Acquired	Novi-Doğ Yap Adi Ortaklığı
Field of Activity of Non-current Financial Asset whose Shares were being Acquired	mixed project construction
Capital of Noncurrent Financial Asset	10.000 TL
Acquirement Way	Satın Alma (Purchase)
Date on which the Transaction was/will be Completed	-
Acquisition Conditions	Peşin (Cash)
Detailed Conditions if it is a Timed Payment	-
Nominal Value of Shares Acquired	5.000 TL
Purchase Price Per Share	69.289,83 TL
Total Purchasing Value	346.449.152 TL
Ratio of New Shares Acquired to Capital of Non-current Financial Asset (%)	%50
Total Ratio of Shares Owned in Capital of Non-current Financial Asset After Transaction (%)	%50
Total Voting Right Ratio Owned in Non-current Financial Asset After Transaction (%)	%50
Ratio of Non-current Financial Asset Acquired to Total Assets in Latest Disclosed Financial Statements of Company (%)	%0,63
Ratio of Transaction Value to Sales in Latest Annual Financial Statements of Company (%)	%19,58
Effects on Company Operations	It will reflect positively.
Did Takeover Bid Obligation Arised?	Hayır (No)
Will Exemption Application be Made, if Takeover Bid Obligation Arised?	Hayır (No)

Title/ Name-Surname of Counter Party	Doğ-Yap İnş.Tur.En.Ür.San.Tic.A.Ş.ve Novi Proje ve Gayrimenkul Gel. A.Ş.
Is Counter Party a Related Party According to CMB Regulations?	Hayır (No)
Relation with Counter Party if any	None
Agreement Signing Date if Exists	15/05/2025
Value Determination Method of Non-current Financial Asset	Income Approach
Did Valuation Report be Prepared?	Düzenlendi (Prepared)
Reason for not Preparing Valuation Report if it was not Prepared	-
Date and Number of Valuation Report	15.05.2025 - DR20250515
Title of Valuation Company Prepared Report	BİZİM MENKUL DEĞERLER A.Ş.
Value Determined in Valuation Report if Exists	36.213.460 USD
Reasons if Transaction wasn't/will not be performed in Accordance with Valuation Report	-
Explanations	

Within the framework of the Board of Directors' decision date of today, in order for our company to share 50% of the income and expenses of the Urban Transformation project planned to be developed by Novi – Doğ Yap Ordinary Joint Venture on the land numbered 62 island and 11 parcel with a total surface area of 9,840.34 m² in Yenibosna Neighborhood, Bahçelievler District, Istanbul Province;

"Share Transfer and Ordinary Partnership Agreement Participation Agreement and Real Estate Transfer Promise Agreement" will be signed with Doğ-Yap İnş.Tur.En.Ür.San.Tic.A.Ş. and Novi Proje ve Gayrimenkul Gel. A.Ş.

According to the valuation of Ordinary Joint Venture Report dated 15.05.2025 of Bizim Menkul Değerler A.Ş., 25% of the shares will be purchased from Doğ-Yap İnş.Tur.En.Ür.San.Tic.A.Ş. and 25% of the shares will be purchased from Novi Proje ve Gayrimenkul Gel. A.Ş. thus for the 50% shares of Ordinary Joint Venture will be paid for the total price of 346,449,152 TL + VAT (8,960,000 USD based on the TCMB Effective Purchase Rate dated 14.05.2025),

Will be participate in Halk GYO-Novı-Doğ Yap Ordinary Joint Venture with 50% shares,

Our Company's General Directorate will be authorized for all work and transactions to be carried out within this framework, including hypothec to be established in favor of our Company,

The purchase price will be paid in cash on the date of the hypothec to be established in favor of our Company.

Respectfully announced to the public

The valuation report prepared for the related Ordinary Joint Venture is attached.

We proclaim that our above disclosure is in conformity with the principles set down in “Material Events Communiqué” of Capital Markets Board, and it fully reflects all information coming to our knowledge on the subject matter thereof, and it is in conformity with our books, records and documents, and all reasonable efforts have been shown by our Company in order to obtain all information fully and accurately about the subject matter thereof, and we’re personally liable for the disclosures.