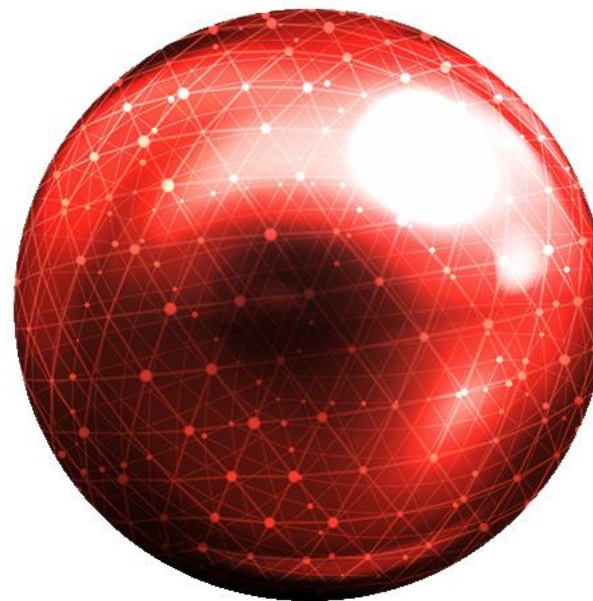




**ALARKO**  
REAL ESTATE INVESTMENT COMPANY

# INVESTOR PRESENTATION

**September 2019**



# Land Development – Lives up to its pioneering reputation...

- First listed REIT in the stock exchange
- Designs and builds high-quality residential communities
- Invests in real estate, real estate projects, real estate related rights, and capital market instruments
- Negotiates the contracts with landowners on a revenue or profit sharing basis
- Pre-sells the units before commencing construction
- Sustainable rental revenue of 5 – 5,5 mn USD per year on top of valuable assets



# Land Development – Manage & operate high quality commercial & residential buildings...

## Portfolio Value of Alarko REIT (TL mn)

31.12.2018

30.09.2019

### Real Estate Portfolio

Land in Maslak, Istanbul	91.0	91.0
Land in Eskice Village, Buyukcekmece - Istanbul	74.8	74.8
Alarko Business Center (Karakoy- Istanbul)	11.8	11.8
Alarko Business Center (Ankara)	8.0	8.0
Alarko Business Center (Sishane - Istanbul)	9.7	9.7
Hillside Beach Club Holiday Village (Fethiye – Mugla)	361.0	361.0
Factory Building (Eyup – Istanbul)	71.2	71.2
Shops in Etiler (Alkent – Istanbul)	33.3	33.3
Shops in Buyukcekmece (Alkent 2000 – Istanbul)	11.2	11.2
<b>Total Real Estate Portfolio Value</b>	<b>671.9</b>	<b>671.9</b>

### Cash, Market. Securities

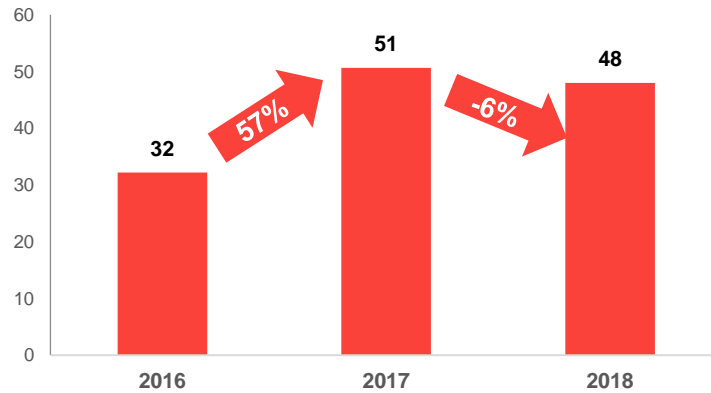
Cash & Cash Equivalents	522.9	563.0
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### Total Portfolio

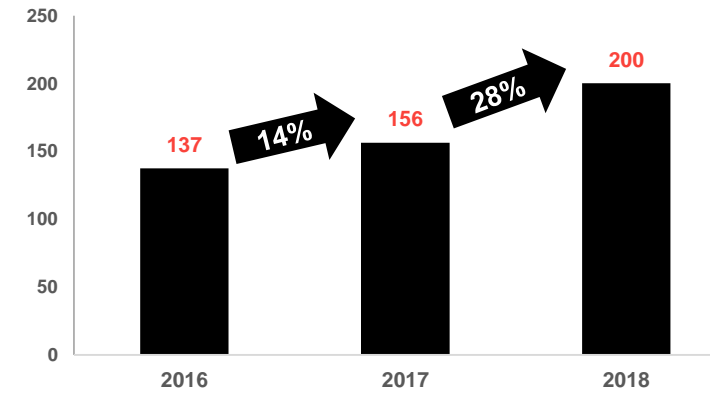
Portfolio in TL Million	1,194.8	1,234.9
Portfolio in US\$ Million	227.1	218.2

# Land Development – Sustainable and lucrative growth among the years ...

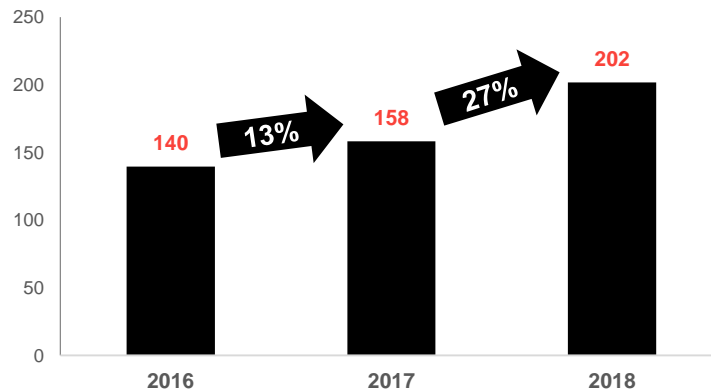
Revenue (TL mn)\*



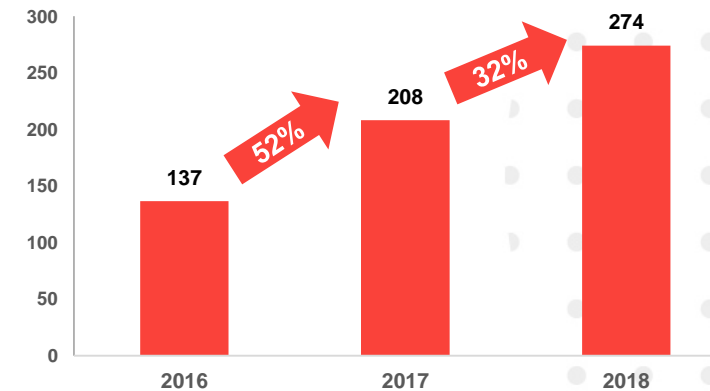
Operating Profit (TL mn)\*



EBITDA (TL mn)\*



Net Profit (TL mn)\*



Net cash stands at TL 563 mn as of 3Q 2019