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KAMUYU AYDINLATMA PLATFORMU

TREND GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.
Financial Report
Unconsolidated
2024 - 3. 3 Monthly Notification

General Information About Financial Statements

Statement of Financial Position (Balance Sheet)

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

	Footnote Reference	Current Period 30.09.2024	Previous Period 31.12.2023
Statement of Financial Position (Balance Sheet)			
Assets [abstract]			
CURRENT ASSETS			
Cash and cash equivalents	4	44.497.407	25.331.795
Financial Investments	44	0	36.148.584
Trade Receivables	7	72.799	98.906
Trade Receivables Due From Unrelated Parties	7	72.799	98.906
Other Receivables	8	85.303	97.989
Other Receivables Due From Unrelated Parties	8	85.303	97.989
Inventories	9	215.255.391	245.170.311
Prepayments	11	1.150.364	154.909
Prepayments to Unrelated Parties	11	1.150.364	154.909
Current Tax Assets	38	228.228	310.071
Other current assets	27	4.512.867	3.812.824
SUB-TOTAL		**265.802.359**	**311.125.389**
Total current assets		**265.802.359**	**311.125.389**
NON-CURRENT ASSETS			
Property, plant and equipment	13	5.409.065	6.283.390
Vehicles	13	4.877.185	5.908.140
Fixtures and fittings	13	342.739	197.382
Leasehold Improvements	13	189.141	177.868
Right of Use Assets	19	1.682.057	2.697.199
Intangible assets and goodwill	16	54.439	43.774
Other intangible assets	16	54.439	43.774
Total non-current assets		**7.145.561**	**9.024.363**
Total assets		**272.947.920**	**320.149.752**
LIABILITIES AND EQUITY			
CURRENT LIABILITIES			
Current Portion of Non-current Borrowings	44	1.498.298	1.998.296
Current Portion of Non-current Borrowings from Unrelated Parties	44	1.498.298	1.998.296
Bank Loans	44	167.040	339.914
Lease Liabilities	44	1.331.258	1.658.382
Trade Payables	7	84.720	119.458
Trade Payables to Unrelated Parties	7	84.720	119.458
Employee Benefit Obligations	26	240.584	235.099
Other Payables	8	196.400	794.403
Other Payables to Related Parties	6	42.221	53.111
Other Payables to Unrelated Parties	8	154.179	741.292
Deferred Income Other Than Contract Liabilities	11	60.000	38.537.114
Deferred Income Other Than Contract Liabilities from Unrelated Parties	11	60.000	38.537.114
Current provisions	24	0	64.858
Current provisions for employee benefits	24	0	64.858
SUB-TOTAL		**2.080.002**	**41.749.228**
Total current liabilities		**2.080.002**	**41.749.228**
NON-CURRENT LIABILITIES			
Long Term Borrowings	44	0	133.684
Long Term Borrowings From Unrelated Parties	44	0	133.684
Bank Loans		0	133.684
Non-current provisions	24	240.147	113.021
Non-current provisions for employee benefits	24	240.147	113.021
Total non-current liabilities		**240.147**	**246.705**
Total liabilities		**2.320.149**	**41.995.933**
EQUITY			
Equity attributable to owners of parent		270.627.771	278.153.819
Issued capital	28	69.000.000	69.000.000
Inflation Adjustments on Capital	28	281.284.170	281.284.170
Share Premium (Discount)	28	52.663.076	52.663.076
Restricted Reserves Appropriated From Profits	28	13.412.706	13.412.706

Legal Reserves	28	13.412.706	13.412.706
Prior Years' Profits or Losses	28	-138.206.134	-27.112.705
Current Period Net Profit Or Loss	28	-7.526.047	-111.093.428
Total equity		**270.627.771**	**278.153.819**
Total Liabilities and Equity		**272.947.920**	**320.149.752**

Statement of Profit or Loss and Other Comprehensive Income

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

	Footnote Reference	Current Period 01.01.2024 - 30.09.2024	Previous Period 01.01.2023 - 30.09.2023	Current Period 3 Months 01.07.2024 - 30.09.2024	Previous Period 3 Months 01.07.2023 - 30.09.2023
Statement of Profit or Loss and Other Comprehensive Income					
PROFIT (LOSS)					
Revenue	29	30.108.966	102.238.290	5.461.689	102.028.664
Cost of sales	29	-17.702.806	-80.566.588	-2.226.824	-80.566.588
GROSS PROFIT (LOSS) FROM COMMERCIAL OPERATIONS		12.406.160	21.671.702	3.234.865	21.462.076
GROSS PROFIT (LOSS)		12.406.160	21.671.702	3.234.865	21.462.076
General Administrative Expenses	31	-12.332.480	-11.919.878	-3.590.848	-4.285.853
Marketing Expenses	31	-420.173	-106.025	-104.733	-39.732
Other Income from Operating Activities	32	570.052	1.998.837	287.745	-163.631
Other Expenses from Operating Activities	32	-1.420.225	-2.242.901	-74.569	-1.506.859
PROFIT (LOSS) FROM OPERATING ACTIVITIES		-1.196.666	9.401.735	-247.540	15.466.001
Investment Activity Income	33	10.752.504	13.814.250	8.059.970	4.816.574
Investment Activity Expenses	33	-6.887.931	-255.548	-6.613.357	-216.443
PROFIT (LOSS) BEFORE FINANCING INCOME (EXPENSE)		2.667.907	22.960.437	1.199.073	20.066.132
Finance income	35	2.417.074	23.396.837	402.125	1.414.825
Finance costs	35	-251.509	-2.274.473	-63.194	-83.315
Gains (losses) on net monetary position		-12.359.519	-121.258.088	-7.279.781	6.487.783
PROFIT (LOSS) FROM CONTINUING OPERATIONS, BEFORE TAX		-7.526.047	-77.175.287	-5.741.777	27.885.425
PROFIT (LOSS) FROM CONTINUING OPERATIONS		-7.526.047	-77.175.287	-5.741.777	27.885.425
PROFIT (LOSS)		-7.526.047	-77.175.287	-5.741.777	27.885.425
Profit (loss), attributable to [abstract]					
Non-controlling Interests		0			
Owners of Parent	39	-7.526.047	-77.175.287	-5.741.777	27.885.425
Earnings per share [abstract]					
Earnings per share [line items]					
Basic earnings per share					
Basic Earnings (Loss) Per Share from Continuing Operations					
Pay Başına Kazanç(Zarar)	39	-0,11000000	-1,12000000	-0,08000000	0,40000000
Diluted Earnings Per Share					
Diluted Earnings (Loss) per Share from Continuing Operations					
Pay Başına Kazanç(Zarar)	39	-0,11000000	-1,12000000	-0,08000000	0,40000000
OTHER COMPREHENSIVE INCOME					
Other Comprehensive Income that will not be Reclassified to Profit or Loss		0			
Other Comprehensive Income That Will Be Reclassified to Profit or Loss		0			
OTHER COMPREHENSIVE INCOME (LOSS)		**0**			
TOTAL COMPREHENSIVE INCOME (LOSS)		**-7.526.047**	**-77.175.287**	**-5.741.777**	**27.885.425**
Total Comprehensive Income Attributable to					
Non-controlling Interests		0			
Owners of Parent		-7.526.047	-77.175.287	-5.741.777	27.885.425

Statement of cash flows (Indirect Method)

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

	Footnote Reference	Current Period 01.01.2024 - 30.09.2024	Previous Period 01.01.2023 - 30.09.2023
Statement of cash flows (Indirect Method)			
CASH FLOWS FROM (USED IN) OPERATING ACTIVITIES		**27.443.285**	**-41.805.725**
Profit (Loss)	28	-7.526.047	-77.175.287
Profit (Loss) from Continuing Operations	28	-7.526.047	-77.175.287
Adjustments to Reconcile Profit (Loss)		**14.063.628**	**126.691.626**
Adjustments for depreciation and amortisation expense	13,16,19	1.541.994	1.158.300
Adjustments for provisions	24	302.586	157.152
Adjustments for (Reversal of) Provisions Related with Employee Benefits	24	302.586	259.252
Adjustments for (Reversal of) Lawsuit and/or Penalty Provisions	24		-102.100
Adjustments for Interest (Income) Expenses	35	251.509	596.955
Adjustments for Interest Income	35		-1.427.262
Adjustments for interest expense	35	251.509	2.024.217
Adjustments for losses (gains) on disposal of non-current assets	33	274.574	
Adjustments for Losses (Gains) Arised From Sale of Tangible Assets	33	274.574	
Adjustments Related to Gain and Losses on Net Monetary Position		11.692.965	124.779.219
Changes in Working Capital		**21.099.071**	**-90.852.394**
Decrease (Increase) in Financial Investments	4	26.607.164	2.301.077
Adjustments for decrease (increase) in trade accounts receivable	7		31.072
Decrease (Increase) in Trade Accounts Receivables from Related Parties	6		31.072
Adjustments for Decrease (Increase) in Other Receivables Related with Operations	8	-13.178	-35.443
Decrease (Increase) in Other Unrelated Party Receivables Related with Operations	8	-13.178	-35.443
Adjustments for decrease (increase) in inventories	9	8.848.601	-81.599.350
Decrease (Increase) in Prepaid Expenses	11	-1.010.364	-883.515
Adjustments for increase (decrease) in trade accounts payable	7	-3.207	-891.149
Increase (Decrease) in Trade Accounts Payables to Related Parties	6		-1.409.880
Increase (Decrease) in Trade Accounts Payables to Unrelated Parties	7	-3.207	518.731
Increase (Decrease) in Employee Benefit Liabilities	26	67.540	16.101
Adjustments for increase (decrease) in other operating payables	8	-388.320	87.764
Increase (Decrease) in Other Operating Payables to Related Parties	6	3.129	
Increase (Decrease) in Other Operating Payables to Unrelated Parties	8	-391.449	87.764
Increase (Decrease) in Deferred Income Other Than Contract Liabilities	11	-11.460.997	-8.436.868
Other Adjustments for Other Increase (Decrease) in Working Capital	27	-1.548.168	-1.442.083
Decrease (Increase) in Other Assets Related with Operations	27	-1.548.168	-1.442.083
Cash Flows from (used in) Operations		**27.636.652**	**-41.336.055**
Payments Related with Provisions for Employee Benefits	26	-193.367	-384.401
Income taxes refund (paid)	38		-85.269
CASH FLOWS FROM (USED IN) INVESTING ACTIVITIES		**-733.574**	**-3.718.592**
Proceeds from sales of property, plant, equipment and intangible assets	13	579.208	
Proceeds from sales of property, plant and equipment	13	579.208	
Purchase of Property, Plant, Equipment and Intangible Assets	13,16	-1.312.782	-3.718.592
Purchase of property, plant and equipment	13	-1.295.541	-3.718.592
Purchase of intangible assets	16	-17.241	
CASH FLOWS FROM (USED IN) FINANCING ACTIVITIES		**-857.771**	**-21.131.169**
Proceeds from Issuing Shares or Other Equity Instruments	28		-19.260.148
Proceeds from issuing shares	28		-19.260.148
Repayments of borrowings	44	-228.657	-696.095
Loan Repayments	44	-228.657	-696.095

Payments of Lease Liabilities	19	-377.605	-577.971
Interest paid	35	-251.509	-2.024.217
Interest Received	35		1.427.262
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS BEFORE EFFECT OF EXCHANGE RATE CHANGES		25.851.940	-66.655.486
Effect of exchange rate changes on cash and cash equivalents		-6.686.328	-94.664.232
Net increase (decrease) in cash and cash equivalents		19.165.612	-161.319.718
CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD		**25.331.795**	**185.598.167**
CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD		**44.497.407**	**24.278.449**

Statement of changes in equity [abstract]

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

		Footnote Reference	Equity											
			Equity attributable to owners of parent [member]										Non-controlling interests [member]	
			Issued Capital	Inflation Adjustments on Capital	Share premiums or discounts	Other Accumulated Comprehensive Income That Will Not Be Reclassified In Profit Or Loss	Other Accumulated Comprehensive Income That Will Be Reclassified In Profit Or Loss		Restricted Reserves Appropriated From Profits [member]	Retained Earnings				
						Gains/Losses on Revaluation and Remeasurement [member]	Reserve Of Gains or Losses on Hedge	Gains (Losses) on Revaluation and Reclassification		Prior Years' Profits or Losses	Net Profit or Loss			
Previous Period 01.01.2023 - 30.09.2023	**Statement of changes in equity [abstract]**													
	Statement of changes in equity [line items]													
	Equity at beginning of period		**30.000.000**	**242.693.905**	**52.663.076**				**5.789.118**	**79.937.563**	**-46.441.148**	**364.642.515**		**364.642.515**
	Adjustments Related to Accounting Policy Changes													
	Adjustments Related to Required Changes in Accounting Policies													
	Adjustments Related to Voluntary Changes in Accounting Policies													
	Adjustments Related to Errors													
	Other Restatements													
	Restated Balances													
	Transfers	28	39.000.000	19.260.147					6.065.158	-110.766.452	46.441.148			
	Total Comprehensive Income (Loss)	28									-77.175.287	-77.175.287		-77.175.287
	Profit (loss)	28									-77.175.287	-77.175.287		-77.175.287
	Other Comprehensive Income (Loss)	28	0	0					0	0	0	0		0
	Issue of equity	28		19.330.117								19.330.117		19.330.117
	Capital Decrease													
	Capital Advance													
	Effect of Merger or Liquidation or Division													
	Effects of Business Combinations Under Common Control													
	Advance Dividend Payments													
	Dividends Paid													
	Decrease through Other Distributions to Owners													
	Increase (Decrease) through Treasury Share Transactions													
	Increase (Decrease) through Share-Based Payment Transactions													
	Acquisition or Disposal of a Subsidiary													
	Increase (decrease) through changes in ownership interests in subsidiaries that do not result in loss of control, equity													
	Transactions with noncontrolling shareholders													
	Increase through Other Contributions by Owners													
	Amount Removed from Reserve of Cash Flow Hedges and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
	Amount Removed from Reserve of Change in Value of Time Value of Options and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
	Amount Removed from Reserve of Change in Value of Forward Elements of Forward Contracts and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
	Amount Removed from Reserve of Change in Value of Foreign Currency Basis Spreads and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which fair Value Hedge Accounting is Applied													
	Increase (decrease) through other changes, equity													
	Equity at end of period		**69.000.000**	**281.284.170**	**52.663.076**				**11.854.276**	**-30.828.889**	**-77.175.287**	**306.797.345**		**306.797.345**
Current Period 01.01.2024 - 30.09.2024	**Statement of changes in equity [abstract]**													
	Statement of changes in equity [line items]													
	Equity at beginning of period		**69.000.000**	**281.284.170**	**52.663.076**				**13.412.706**	**-27.112.705**	**-111.093.428**	**278.153.819**		**278.153.819**
	Adjustments Related to Accounting Policy Changes													
	Adjustments Related to Required Changes in Accounting Policies													
	Adjustments Related to Voluntary Changes in Accounting Policies													
	Adjustments Related to Errors													
	Other Restatements													
	Restated Balances													
	Transfers	28								-111.093.429	111.093.428			
	Total Comprehensive Income (Loss)	28									-7.526.047	-7.526.047		-7.526.047
	Profit (loss)	28									-7.526.047	-7.526.047		-7.526.047
	Other Comprehensive Income (Loss)													
	Issue of equity	28	0	0	0				0	0	0	0		0
	Capital Decrease													
	Capital Advance													
	Effect of Merger or Liquidation or Division													
	Effects of Business Combinations Under Common Control													
	Advance Dividend Payments													
	Dividends Paid													
	Decrease through Other Distributions to Owners													

Increase (Decrease) through Treasury Share Transactions													
Increase (Decrease) through Share-Based Payment Transactions													
Acquisition or Disposal of a Subsidiary													
Increase (decrease) through changes in ownership interests in subsidiaries that do not result in loss of control, equity													
Transactions with noncontrolling shareholders													
Increase through Other Contributions by Owners													
Amount Removed from Reserve of Cash Flow Hedges and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
Amount Removed from Reserve of Change in Value of Time Value of Options and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
Amount Removed from Reserve of Change in Value of Forward Elements of Forward Contracts and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which Fair Value Hedge Accounting is Applied													
Amount Removed from Reserve of Change in Value of Foreign Currency Basis Spreads and Included in Initial Cost or Other Carrying Amount of Non-Financial Asset (Liability) or Firm Commitment for which fair Value Hedge Accounting is Applied													
Increase (decrease) through other changes, equity													
Equity at end of period		**69.000.000**	**281.284.470**	**52.663.076**				**13.412.706**	**-138.206.134**	**-7.526.047**	**270.627.771**		**270.627.771**