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KAMUYU AYDINLATMA PLATFORMU

# AHES GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.
# Notification Regarding Dividend Payment

# Notification Regarding Dividend Payment

| | |
|---|---|
| **Summary Info** | 2025 Yılı Kar Payı Dağıtımına İlişkin Yönetim Kurulu Önerisi. |
| **Update Notification Flag** | No |
| **Correction Notification Flag** | No |
| **Postponed Notification Flag** | No |

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| | |
|---|---|
| **Decision Date** | 21.05.2026 |
| **Type of Cash Dividend Payment** | Payment In Advance |
| **Currency Unit** | TRY |
| **Stock Dividend** | Will Not Be Paid |
| **The Reason For Applying A Lower Dividend Withholding Rate Than The Current Rate In Calculating Net Amount** | Şirketimiz Gayrimenkul Yatırım Ortaklığı statüsünde olduğundan gelir vergisi stopaj oranı sıfırdır. |
| **Information Regarding How To Calculate That Lower Dividend Witholding Rate Than The Current Rate** | Şirketimiz Gayrimenkul Yatırım Ortaklığı statüsünde olduğundan gelir vergisi stopaj oranı sıfırdır. |

## Cash Dividend Payment Amount and Rates

| Share Group Info | Payment | Cash Dividend To Be Paid For Share With Par Value of 1 TL - Gross (TL) | Cash Dividend To Be Paid For Share With Par Value of 1 TL - Gross (%) | Withholding Rate (%) | Cash Dividend To Be Paid For Share With Par Value of 1 TL - Net (TL) |
|---|---|---|---|---|---|
| A Grubu, İşlem Görmüyor, TREAHES00024 | Payment In Advance | 0,0762300 | 7,623 | 0 | 0,0762300 |
| **B Grubu, AHSGY, TREAHES00016** | **Payment In Advance** | **0,0762300** | **7,623** | **0** | **0,0762300** |

## Dividend Dates

| Payment | Proposed Ex-Dividend Date | Final Ex-Dividend Date | Payment Date | Record Date |
|---|---|---|---|---|
| Payment In Advance | 24.06.2026 | | 26.06.2026 | 25.06.2026 |

(1) The date that the dividend will be paid and the share will start trading without dividend right (proposed).

(2) The date that the dividend will be paid and the share will start trading without dividend right (finalized).

(3) Date of entry to the accounts of the shareholders whose shares are traded on the stock exchange.

(4) Date of determination of the right holders of the type of shares traded on the stock exchange.

## Amount and Rate of Cash Dividend Stock Dividend Payment

| Share Group Info | Amount of Stock Dividend (TL) | Rate of Stock Dividend (%) |
|---|---|---|
| A Grubu, İşlem Görmüyor, TREAHES00024 | 0 | 0 |
| **B Grubu, AHSGY, TREAHES00016** | **0** | **0** |

## Additional Explanations

5520 sayılı Kurumlar Vergisi Kanunu'nun 5 inci maddesinin 1 inci fıkrasının (d) bendinde düzenlenen, taşınmaz kazançlarının en az %50'sinin kâr payı olarak dağıtılması şartı kapsamında, sat
elde edilen toplam kazanç tutarına dayalı matrah 62.961.159,32 TL.dir

**Yukarıdaki açıklamalarımızın, Sermaye Piyasası Kurulu'nun yürürlükteki Özel Durumlar Tebliğinde yer alan esaslara uygun olduğunu, bu konuda/konularda tarafımıza ulaşan bilgileri tam ola
belgelerimize uygun olduğunu, konuyla ilgili bilgileri tam ve doğru olarak elde etmek için gerekli tüm çabaları gösterdiğimizi ve yapılan bu açıklamalardan sorumlu olduğumuzu beyan ederiz**

## Supplementary Documents

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|---|---|
| **Appendix: 1** | AHES GAYRİMENKUL YATIRIM ORTAKLIĞI KAR DAĞITIM TABLOSU 2025.pdf |

## DIVIDEND DISTRIBUTION TABLE

## AHES GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş. 01.01.2025/31.12.2025 Period Dividend Payment Table (TL)

| | |
|---|---|
| **1.Paid-In / Issued Capital** | 721.500.000 |
| **2. Total Legal Reserves (According to Legal Records)** | 22.439.509,3 |
| **Information on privileges in dividend distribution, if any, in the Articles of Association:** | İmtiyaz Yoktur |

| * | Based on CMB Regulations | Based on Legal Records |
|---|---|---|
| 3. Current Period Profit | 4.665.797.815 | 459.479.060 |
| 4. Taxes Payable (-) | 1.540.892.141 | 10.688.874 |
| 5. Net Current Period Profit | 3.124.905.674 | 448.790.186 |
| 6. Losses in Previous Years (-) | 0 | 0 |
| 7. Primary Legal Reserve (-) | 22.439.509 | 22.439.509 |
| 8. Net Distributable Current Period Profit | 3.102.466.165 | 426.350.677 |
| Dividend Advance Distributed (-) | 0 | 0 |
| Dividend Advance Less Net Distributable Current Period Profit | 3.102.466.165 | 426.350.677 |
| 9. Donations Made During The Year ( + ) | 0 | 0 |
| 10. Donation-Added Net Distributable Current Period Profit on which First Dividend Is Calculated | 3.102.466.165 | 426.350.677 |
| 11. First Dividend to Shareholders | 55.000.000 | 55.000.000 |
| * Cash | 55.000.000 | 55.000.000 |
| * Stock | 0 | 0 |
| 12. Dividend Distributed to Owners of Privileged Shares | 0 | 0 |
| 13. Other Dividend Distributed | 0 | 0 |
| * To the Employees | 0 | 0 |
| * To the Members of the Board of Directors | 0 | 0 |
| * To Non-Shareholders | 0 | 0 |
| 14. Dividend to Owners of Redeemed Shares | 0 | 0 |
| 15. Second Dividend to Shareholders | 0 | 0 |
| 16. Secondary Legal Reserves | 0 | 0 |
| 17. Statutory Reserves | 0 | 0 |
| 18. Special Reserves | 0 | 0 |
| 19. Extraordinary Reserves | 3.047.466.165 | 371.350.677 |
| 20. Other Distributable Resources | 0 | 0 |

## Dividend Payment Rates Table

| Share Group | CASH DIVIDEND AMOUNT (TL) - NET | STOCK DIVIDEND AMOUNT (TL) | TOTAL DIVIDEND AMOUNT (TL) / NET DISTRIBUTABLE CURRENT PERIOD PROFIT (%) | DIVIDEND TO BE PAID FOR SHARE WITH PAR VALUE OF 1 TL - NET (TL) | DIVIDEND |
|---|---|---|---|---|---|
| A Grubu | 5.641.025,64 | 0 | 0 | 0,0762 | |
| B Grubu | 49.358.974,36 | 0 | 0 | 0,0762 | |
| TOTAL | 55.000.000 | 0 | 0 | 0,0762 | |

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.