



KAMUYU AYDINLATMA PLATFORMU

EMLAK VARLIK KİRALAMA A.Ş. Notification Regarding Issue of Capital Market Instrument



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

Notification Regarding Issue of Capital Market Instrument

Summary Info	TRDEMVK12750 ISIN Kodlu Kira Sertifikasının 1. Dönemsel Getiri Ödemesi Hk.
Update Notification Flag	Yes
Correction Notification Flag	No
Postponed Notification Flag	No
Related Companies	ALFIN
Subject of Notification	Coupon Payment

Board Decision Date	28.03.2025
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Related Issue Limit Info

Limit	1.000.000.000
Currency Unit	TRY
Issue Limit Security Type	Lease Certificates
Sale Type	Private Placement-Sale To Qualified Investor
Domestic / Oversea	Domestic
Capital Market Board Approval Date	15.05.2025

Lease Certificates Info

Type	Management Based Lease Certificate
Maturity Date	26.01.2027
Maturity (Day)	364
Sale Type	Sale To Qualified Investor
The country where the issue takes place	Türkiye
Approval Date of Tenor Issue Document	23.12.2025
Title Of Intermediary Brokerage House	TÜRKİYE EMLAK KATILIM BANKASI A.Ş.
Central Securities Depository	Merkezi Kayıt Kuruluşu A.Ş.
Starting Date of Sale	26.01.2026
Ending Date of Sale	26.01.2026
Nominal Value of Capital Market Instrument Sold	100.000.000
Maturity Starting Date	27.01.2026
Issue Price	1

Yield/Profit Share Rate Type	Fixed Rate
Yield/Profit Share Rate - Yearly Simple (%)	35,50
Yield/Profit Share Rate - Yearly Compound (%)	38,66
Traded in the Stock Exchange	Yes
Payment Type	TL Payment
ISIN Code	TRDEMVK12750
Fund User	ALTERNATİF FİNANSAL KİRALAMA A.Ş.
Originator	ALTERNATİF FİNANSAL KİRALAMA A.Ş.
Guarantor	Nope
Founder	TÜRKİYE EMLAK KATILIM BANKASI A.Ş.
Coupon Number	2
Currency Unit	TRY
Coupon Payment Frequency	Once Every Six Months

Redemption Plan Of Lease Certificates

Coupon Number	Payment Date	Record Date	Payment Date	Yield/Profit Share Rate - Periodic (%)	Payment Amount	Exchange Rate	Was The Payment Made ?
1	28.07.2026	27.07.2026	28.07.2026	17,70137	17.701.370		Yes
2	26.01.2027	25.01.2027	26.01.2027	17,70137			
Principal/Maturity Date Payment Amount	26.01.2027	25.01.2027	26.01.2027				

Rating

Does the issuer have a rating note?	No
Does the capital market instrument have a rating note?	No
Does the originator have a rating note?	Yes

Originator Rating Note

Rating Company	Rating Note	Rating Date	Is it Investment Grade?
Fitch Ratings	Uzun Vadeli Ulusal Kredi Notu-AA (tur)	08.12.2025	Yes

Does the fund user have a rating note?	Yes
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Fund User Rating Note

Rating Company	Rating Note	Rating Date	Is it Investment Grade?
Fitch Ratings	Uzun Vadeli Ulusal Kredi Notu-AA (tur)	08.12.2025	Yes

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.