



KAMUYU AYDINLATMA PLATFORMU

YEŞİL GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.
Financial Report
Consolidated
2020 - 1. 3 Monthly Notification

General Information About Financial Statements





Statement of Financial Position (Balance Sheet)

Presentation Currency	TL
Nature of Financial Statements	Consolidated

	Footnote Reference	Current Period 31.03.2020	Previous Period 31.12.2019
Statement of Financial Position (Balance Sheet)			
Assets [abstract]			
CURRENT ASSETS			
Cash and cash equivalents	6	9.089.022	5.986.111
Trade Receivables	10	205.764.044	272.348.699
Trade Receivables Due From Related Parties	10,37	157.402.823	223.388.182
Trade Receivables Due From Unrelated Parties	10	48.361.221	48.960.517
Other Receivables	11	23.617.827	20.120.757
Other Receivables Due From Related Parties	11,37	4.827.318	4.827.318
Other Receivables Due From Unrelated Parties	11	18.790.509	15.293.439
Inventories	13	1.288.527.680	1.289.360.416
Prepayments	15	10.963.568	5.508.326
Current Tax Assets	25	51.188	51.188
Other current assets	26	45.141.164	45.954.392
SUB-TOTAL		1.583.154.493	1.639.329.889
Total current assets		1.583.154.493	1.639.329.889
NON-CURRENT ASSETS			
Trade Receivables		14.292.979	15.541.296
Trade Receivables Due From Unrelated Parties	10	14.292.979	15.541.296
Other Receivables		5.839.437	5.839.437
Other Receivables Due From Unrelated Parties	11	5.839.437	5.839.437
Investments accounted for using equity method	16	105.235.340	121.739.860
Investment property	17	234.398.806	234.398.806
Property, plant and equipment	18	3.173.702	3.205.496
Intangible assets and goodwill	19	7.956	9.287
Goodwill	19	0	0
Other intangible assets	19	7.956	9.287
Prepayments	15	255.458.869	257.858.869
Other Non-current Assets	26	7.796.273	7.837.376
Total non-current assets		626.203.362	646.430.427
Total assets		2.209.357.855	2.285.760.316
LIABILITIES AND EQUITY			
CURRENT LIABILITIES			
Current Borrowings	8	30.907.772	29.648.412
Current Portion of Non-current Borrowings	8	412.573.751	413.382.886
Trade Payables	10	214.487.357	304.367.839
Trade Payables to Related Parties	10,37	187.180.059	271.775.370
Trade Payables to Unrelated Parties	10	27.307.298	32.592.469
Employee Benefit Obligations	20	420.574	2.735.898
Other Payables	11	162.969.646	52.097.620
Other Payables to Related Parties	11,37	134.623.765	28.183.127
Other Payables to Unrelated Parties	11	28.345.881	23.914.493
Liabilities Due to Investments Accounted for Using Equity Method	16	286.877	286.351
Deferred Income Other Than Contract Liabilities	15	14.593.303	14.663.966
Current provisions	22	65.956.328	65.971.823
Current provisions for employee benefits	22	212.871	228.366
Other current provisions	22	65.743.457	65.743.457
SUB-TOTAL		902.195.608	883.154.795
Total current liabilities		902.195.608	883.154.795
NON-CURRENT LIABILITIES			
Long Term Borrowings	8	451.713.032	493.934.151
Trade Payables	10	8.731.672	8.081.244
Trade Payables To Unrelated Parties	10	8.731.672	8.081.244
Deferred Income Other Than Contract Liabilities	15	916.894.246	916.887.124
Deferred Income Other Than Contract Liabilities from Unrelated Parties	15	916.894.246	916.887.124
Non-current provisions		114.517	100.508
Non-current provisions for employee benefits	22,24	114.517	100.508
Deferred Tax Liabilities	35	14.204.518	13.842.702
Total non-current liabilities		1.391.657.985	1.432.845.729

Total liabilities		2.293.853.593	2.316.000.524
EQUITY			
Equity attributable to owners of parent		-113.376.047	-59.349.400
Issued capital	27	235.115.706	235.115.706
Treasury Shares (-)	27	-3.279.031	-3.279.031
Share Premium (Discount)	27	2.576	2.576
Other Accumulated Comprehensive Income (Loss) that will not be Reclassified in Profit or Loss	27	70.223	70.223
Prior Years' Profits or Losses	27	-291.258.874	-174.695.823
Current Period Net Profit Or Loss	27	-54.026.647	-116.563.051
Non-controlling interests	27	28.880.309	29.109.192
Total equity		-84.495.738	-30.240.208
Total Liabilities and Equity		2.209.357.855	2.285.760.316

Statement of Profit or Loss and Other Comprehensive Income

Presentation Currency	TL
Nature of Financial Statements	Consolidated

	Footnote Reference	Current Period 01.01.2020 - 31.03.2020	Previous Period 01.01.2019 - 31.03.2019
Statement of Profit or Loss and Other Comprehensive Income			
PROFIT (LOSS)			
Revenue	28	2.138.120	3.621.278
Cost of sales	28	-183.040	-143.792
GROSS PROFIT (LOSS) FROM COMMERCIAL OPERATIONS		1.955.080	3.477.486
GROSS PROFIT (LOSS)		1.955.080	3.477.486
General Administrative Expenses	29	-49.744	-168.467
Marketing Expenses	29	-1.403.281	-1.256.565
Other Income from Operating Activities	31	5.988.357	9.898.847
Other Expenses from Operating Activities	31	-42.636.433	-11.823.129
PROFIT (LOSS) FROM OPERATING ACTIVITIES		-36.146.021	128.172
Share of Profit (Loss) from Investments Accounted for Using Equity Method		-16.505.046	-5.657.625
PROFIT (LOSS) BEFORE FINANCING INCOME (EXPENSE)		-52.651.067	-5.529.453
Finance income	33	6.587.425	9.818.780
Finance costs	33	-7.830.071	-23.659.337
PROFIT (LOSS) FROM CONTINUING OPERATIONS, BEFORE TAX		-53.893.713	-19.370.010
Tax (Expense) Income, Continuing Operations		-361.816	116.789
Deferred Tax (Expense) Income	35	-361.816	116.789
PROFIT (LOSS) FROM CONTINUING OPERATIONS		-54.255.529	-19.253.221
PROFIT (LOSS)		-54.255.529	-19.253.221
Profit (loss), attributable to [abstract]			
Non-controlling Interests		-228.882	-1.031.744
Owners of Parent		-54.026.647	-18.221.477
Earnings per share [abstract]			
Earnings per share [line items]			
Basic earnings per share			
Basic Earnings (Loss) Per Share from Continuing Operations			
<i>Sürdürülen Faaliyetlerden Pay Başına Kazanç (Zarar)</i>	36	-0,22980000	-0,07750000
Diluted Earnings Per Share			
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)		-54.255.529	-19.253.221
Total Comprehensive Income Attributable to			
Non-controlling Interests		-228.882	-1.031.744
Owners of Parent		-54.026.647	-18.221.477

Statement of cash flows (Indirect Method)

Presentation Currency	TL
Nature of Financial Statements	Consolidated

	Footnote Reference	Current Period 01.01.2020 - 31.03.2020	Previous Period 01.01.2019 - 31.03.2019
Statement of cash flows (Indirect Method)			
CASH FLOWS FROM (USED IN) OPERATING ACTIVITIES		52.703.876	-21.096.268
Profit (Loss)		-54.255.529	-19.253.221
Profit (Loss) from Continuing Operations		-54.255.529	-19.253.221
Adjustments to Reconcile Profit (Loss)		25.115.128	22.393.704
Adjustments for depreciation and amortisation expense	17,18,19	33.125	41.370
Adjustments for Impairment Loss (Reversal of Impairment Loss)		7.335	81.742
Adjustments for Impairment Loss (Reversal of Impairment Loss) of Receivables	10	7.335	81.742
Adjustments for provisions		-1.486	55.844
Adjustments for (Reversal of) Provisions Related with Employee Benefits	22,24	-1.486	55.844
Adjustments for Interest (Income) Expenses		8.209.292	22.466.318
Adjustments for interest expense	33	7.830.071	23.659.337
Deferred Financial Expense from Credit Purchases	10	632.413	-1.454.147
Unearned Financial Income from Credit Sales	10	-253.192	261.128
Adjustments for Undistributed Profits of Investments Accounted for Using Equity Method		16.505.046	5.657.625
Adjustments For Undistributed Profits Of Joint Ventures	16	16.505.046	5.657.625
Adjustments for Tax (Income) Expenses		361.816	-116.789
Adjustments for losses (gains) on disposal of non-current assets		0	-5.792.406
Adjustments for Losses (Gains) Arised From Sale of Investment Property	32		-5.792.406
Changes in Working Capital		81.844.277	-24.236.751
Adjustments for decrease (increase) in trade accounts receivable	10	68.078.829	-10.527.135
Adjustments for Decrease (Increase) in Other Receivables Related with Operations	11	-3.497.070	-1.374.797
Adjustments for decrease (increase) in inventories	13	832.736	-20.715.830
Decrease (Increase) in Prepaid Expenses	15	-3.055.242	-7.448.777
Adjustments for increase (decrease) in trade accounts payable	10	-89.862.467	11.975.498
Increase (Decrease) in Employee Benefit Liabilities	20	-2.315.324	-419.276
Adjustments for increase (decrease) in other operating payables	11	110.872.026	3.946.782
Increase (Decrease) in Deferred Income Other Than Contract Liabilities	15	-63.541	-2.110.403
Other Adjustments for Other Increase (Decrease) in Working Capital		854.330	2.437.187
Decrease (Increase) in Other Assets Related with Operations		813.228	2.406.360
Increase (Decrease) in Other Payables Related with Operations		41.102	30.827
Cash Flows from (used in) Operations		52.703.876	-21.096.268
CASH FLOWS FROM (USED IN) INVESTING ACTIVITIES		0	10.861.250
Cash Inflows from Sale of Investment Property	17		10.861.250
CASH FLOWS FROM (USED IN) FINANCING ACTIVITIES		-49.600.965	15.341.146
Repayments of borrowings		-49.548.934	17.269.873
Loan Repayments		-49.773.881	16.595.502
Cash Outflows from Other Financial Liabilities	8	224.947	674.371
Interest paid	8	-52.031	-1.928.727
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS BEFORE EFFECT OF EXCHANGE RATE CHANGES		3.102.911	5.106.128
Net increase (decrease) in cash and cash equivalents		3.102.911	5.106.128
CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD	6	5.986.111	1.716.466
CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD	6	9.089.022	6.822.594

Statement of changes in equity [abstract]

Presentation Currency	TL
Nature of Financial Statements	Consolidated

Footnote Reference	Equity											
	Equity attributable to owners of parent [member]										Non-controlling interests [member]	
	Issued Capital	Treasury Shares	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		Retained Earnings				
				Gains/Losses on Revaluation and Remeasurement [member]	Gains (Losses) on Remeasurements of Defined Benefit Plans	Reserve Of Gains or Losses on Hedge	Gains (Losses) on Revaluation and Reclassification	Prior Years' Profits or Losses	Net Profit or Loss			
Statement of changes in equity [abstract]												
Statement of changes in equity [line items]												
Equity at beginning of period	27	235.115.706	-3.279.031	2.576	70.223			21.239.701	-157.800.020	95.349.155	25.666.567	121.015.722
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	27							-157.800.020	157.800.020			
Total Comprehensive Income (Loss)								-18.221.477	-18.221.477		-1.031.744	-19.253.221
Profit (loss)	27							-18.221.477	-18.221.477		-1.031.744	-19.253.221
Other Comprehensive Income (Loss)												
Issue of equity												
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	27	235.115.706	-3.279.031	2.576	70.223			-136.560.319	-18.221.477	77.127.678	24.634.823	101.762.501
Statement of changes in equity [abstract]												
Statement of changes in equity [line items]												
Equity at beginning of period	27	235.115.706	-3.279.031	2.576	70.223			-174.695.823	-116.563.051	-59.349.400	29.109.192	-30.340.208
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	27							-116.563.051	116.563.051			
Total Comprehensive Income (Loss)								-54.026.647	-54.026.647	-54.026.647	-228.883	-54.255.530
Profit (loss)	27							-54.026.647	-54.026.647	-54.026.647	-228.883	-54.255.530
Other Comprehensive Income (Loss)												
Issue of equity												
Capital Decrease												
Capital Advance												
Effect of Merger or Liquidation or Division												
Effects of Business Combinations Under Common Control												
Advance Dividend Payments												
Dividends Paid												

Previous Period
01.01.2019 - 31.03.2019

Current Period 01.01.2020 - 31.03.2020															
	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	27	235.115.706	-3.279.031	2.576	70.223					-291.258.874	-54.026.647	-113.376.047	28.880.309	-84.495.738