



KAMUYU AYDINLATMA PLATFORMU

**TÜRKER PROJE GAYRİMENKUL VE YATIRIM GELİŞTİRME
A.Ş.
Financial Report
Unconsolidated
2020 - 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 30.09.2020	Previous Period 31.12.2019
Statement of Financial Position (Balance Sheet)			
Assets [abstract]			
CURRENT ASSETS			
Cash and cash equivalents	6	15.056.962	15.306.130
Other Receivables	8	137.054	0
Other Receivables Due From Unrelated Parties	8	137.054	0
Prepayments	17	11.036	3.621
Current Tax Assets	26	152.741	208.029
Other current assets	17	151.480	119.966
SUB-TOTAL		15.509.273	15.637.746
Total current assets		15.509.273	15.637.746
NON-CURRENT ASSETS			
Other Receivables	8	19.762	15.092
Other Receivables Due From Unrelated Parties	8	19.762	15.092
Investment property	9	162.105.000	162.105.000
Property, plant and equipment	10	2.986	4.729
Right of Use Assets	11	51.985	82.252
Intangible assets and goodwill	12	2.711	221
Prepayments	17	170	435
Total non-current assets		162.182.614	162.207.729
Total assets		177.691.887	177.845.475
LIABILITIES AND EQUITY			
CURRENT LIABILITIES			
Current Borrowings	13	49.109	40.043
Current Borrowings From Unrelated Parties	13	49.109	40.043
Lease Liabilities	13	49.109	40.043
Trade Payables	7	10.799	14.176
Trade Payables to Unrelated Parties	7	10.799	14.176
Employee Benefit Obligations	16	22.063	20.812
Other Payables	8	234.788	5.820
Other Payables to Unrelated Parties	8	234.788	5.820
SUB-TOTAL		316.759	80.851
Total current liabilities		316.759	80.851
NON-CURRENT LIABILITIES			
Long Term Borrowings	13	14.724	53.854
Long Term Borrowings From Unrelated Parties	13	14.724	53.854
Lease Liabilities	13	14.724	53.854
Non-current provisions	16	110.509	83.527
Non-current provisions for employee benefits	16	110.509	83.527
Deferred Tax Liabilities	26	31.293.457	31.375.630
Total non-current liabilities		31.418.690	31.513.011
Total liabilities		31.735.449	31.593.862
EQUITY			
Equity attributable to owners of parent		145.956.438	146.251.613
Issued capital	18	7.120.696	7.120.696
Other Accumulated Comprehensive Income (Loss) that will not be Reclassified in Profit or Loss	16,18	125.897.921	125.900.881
Gains (Losses) on Revaluation and Remeasurement	16,18	125.897.921	125.900.881
Gains (Losses) on Remeasurements of Defined Benefit Plans	16,18	-10.220	-7.260
Other Revaluation Increases (Decreases)	18	125.908.141	125.908.141
Restricted Reserves Appropriated From Profits	18	635.983	635.983
Legal Reserves	18	635.983	635.983
Prior Years' Profits or Losses		12.594.053	10.270.906
Current Period Net Profit Or Loss	27	-292.215	2.323.147
Total equity		145.956.438	146.251.613
Total Liabilities and Equity		177.691.887	177.845.475

Statement of Profit or Loss and Other Comprehensive Income

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

	Footnote Reference	Current Period 01.01.2020 - 30.09.2020	Previous Period 01.01.2019 - 30.09.2019	Current Period 3 Months 01.07.2020 - 30.09.2020	Previous Period 3 Months 01.07.2019 - 30.09.2019
Statement of Profit or Loss and Other Comprehensive Income					
PROFIT (LOSS)					
GROSS PROFIT (LOSS) FROM COMMERCIAL OPERATIONS		0	0	0	0
GROSS PROFIT (LOSS)		0	0	0	0
General Administrative Expenses	20,21	-1.520.660	-1.490.540	-564.003	-473.809
Other Income from Operating Activities	22	58.653	159.041	21.402	18.443
Other Expenses from Operating Activities	22	0	-1.260	0	-65
PROFIT (LOSS) FROM OPERATING ACTIVITIES		-1.462.007	-1.332.759	-542.601	-455.431
Investment Activity Income	23	0	0	0	0
Investment Activity Expenses	23	0	0	0	0
PROFIT (LOSS) BEFORE FINANCING INCOME (EXPENSE)		-1.462.007	-1.332.759	-542.601	-455.431
Finance income	24	1.108.810	2.382.444	371.238	769.202
Finance costs	24	-20.356	-27.883	-3.494	-8.753
PROFIT (LOSS) FROM CONTINUING OPERATIONS, BEFORE TAX		-373.553	1.021.802	-174.857	305.018
Tax (Expense) Income, Continuing Operations		81.338	-226.153	37.578	-67.522
Current Period Tax (Expense) Income	26	0	-286.399	0	-116.432
Deferred Tax (Expense) Income	26	81.338	60.246	37.578	48.910
PROFIT (LOSS) FROM CONTINUING OPERATIONS		-292.215	795.649	-137.279	237.496
PROFIT (LOSS)		-292.215	795.649	-137.279	237.496
Profit (loss), attributable to [abstract]					
Non-controlling Interests		0	0		
Owners of Parent		-292.215	795.649	-137.279	237.496
Earnings per share [abstract]					
Earnings per share [line items]					
Basic earnings per share					
Basic Earnings (Loss) Per Share from Continuing Operations					
<i>Pay Başına Kazanç (Zarar)</i>	27	-0,00041000	0,00112000	-0,00019000	0,00033000
Diluted Earnings Per Share					
OTHER COMPREHENSIVE INCOME					
Other Comprehensive Income that will not be Reclassified to Profit or Loss		-2.960	1.164	1.314	1.467
Gains (Losses) on Remeasurements of Defined Benefit Plans	16	-3.795	1.492	1.685	1.881
Taxes Relating To Components Of Other Comprehensive Income That Will Not Be Reclassified To Profit Or Loss		835	-328	-371	-414
Taxes Relating to Remeasurements of Defined Benefit Plans		835	-328	-371	-414
Other Comprehensive Income That Will Be Reclassified to Profit or Loss		0	0	0	0
OTHER COMPREHENSIVE INCOME (LOSS)		-2.960	1.164	1.314	1.467
TOTAL COMPREHENSIVE INCOME (LOSS)		-295.175	796.813	-135.965	238.963
Total Comprehensive Income Attributable to					
Non-controlling Interests		0	0	0	0
Owners of Parent		-295.175	796.813	-135.965	238.963

Statement of cash flows (Indirect Method)

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

	Footnote Reference	Current Period 01.01.2020 - 30.09.2020	Previous Period 01.01.2019 - 30.09.2019
Statement of cash flows (Indirect Method)			
CASH FLOWS FROM (USED IN) OPERATING ACTIVITIES			
Profit (Loss)		-292.215	795.649
Profit (Loss) from Continuing Operations		-292.215	795.649
Adjustments to Reconcile Profit (Loss)			
Adjustments for depreciation and amortisation expense	10,11,12	33.968	36.515
Adjustments for provisions		23.187	230.132
Adjustments for (Reversal of) Provisions Related with Employee Benefits	16	23.187	29.923
Adjustments for (Reversal of) Other Provisions	7,8	0	200.209
Adjustments for Interest (Income) Expenses		-1.085.230	-2.355.690
Adjustments for Interest Income	24	-1.104.140	-2.381.448
Adjustments for interest expense	24	18.910	25.758
Adjustments for unrealised foreign exchange losses (gains)	24	-4.670	-996
Adjustments for Tax (Income) Expenses	26	-81.338	226.153
Changes in Working Capital			
Adjustments for decrease (increase) in trade accounts receivable	7	0	749
Decrease (Increase) in Trade Accounts Receivables from Unrelated Parties	7	0	749
Adjustments for Decrease (Increase) in Other Receivables Related with Operations	8	-137.054	0
Decrease (Increase) in Other Unrelated Party Receivables Related with Operations	8	-137.054	0
Decrease (Increase) in Prepaid Expenses	17	-7.150	-10.300
Adjustments for increase (decrease) in trade accounts payable	7	-3.378	15.967
Increase (Decrease) in Trade Accounts Payables to Unrelated Parties	7	-3.378	15.967
Adjustments for increase (decrease) in other operating payables	8	228.968	-1.460
Increase (Decrease) in Other Operating Payables to Unrelated Parties	8	228.968	-1.460
Other Adjustments for Other Increase (Decrease) in Working Capital	16,17,26	25.025	-19.800
Decrease (Increase) in Other Assets Related with Operations	16, 17,26	25.025	-19.800
Cash Flows from (used in) Operations			
Income taxes refund (paid)	26	0	-274.665
CASH FLOWS FROM (USED IN) INVESTING ACTIVITIES			
Purchase of Property, Plant, Equipment and Intangible Assets	9,10,12	-4.447	0
Purchase of property, plant and equipment		-4.447	0
Interest received		1.018.276	2.338.340
CASH FLOWS FROM (USED IN) FINANCING ACTIVITIES			
Payments of Lease Liabilities	13	-30.064	-21.192
Interest paid	24	-18.910	-25.758
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS BEFORE EFFECT OF EXCHANGE RATE CHANGES			
Net increase (decrease) in cash and cash equivalents		-335.032	933.644
CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD			
	6	15.282.144	14.406.477
CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD			
	6	14.947.112	15.340.121



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	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)	Other Revaluation Increases (Decreases)	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	18	7.120.696	125.905.798			597.142	21.682.242	-11.372.495	143.933.383	143.933.383
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						38.841	-11.411.336	11.372.495		
Total Comprehensive Income (Loss)			1.164					795.649	796.813	796.813
Profit (loss)								795.649	795.649	795.649
Other Comprehensive Income (Loss)	16		1.164						1.164	1.164
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	18	7.120.696	125.906.962			635.983	10.270.906	795.649	144.730.196	144.730.196
Statement of changes in equity (abstract)										
Statement of changes in equity (line items)										
Equity at beginning of period	18	7.120.696	125.900.881			635.983	10.270.906	2.323.147	146.251.613	146.251.613
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								2.323.147	-2.323.147	
Total Comprehensive Income (Loss)			-2.960					-292.215	-295.175	-295.175
Profit (loss)								-292.215	-292.215	-292.215
Other Comprehensive Income (Loss)	16		-2.960						-2.960	-2.960
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 - 30.09.2019

Current Period											
01.01.2020 - 30.09.2020											
	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	18	7.120.696	125.897.921		635.983	12.594.053	-292.215	145.956.438		145.956.438