|  |
| --- |
| **NUROL GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.** |

|  |  |  |
| --- | --- | --- |
| **KURULUŞ TARİHİ** | **:** | 03.09.1997 |
| **(Established in)** |  |  |
| **BAŞLICA FAALİYET ALANI** | **:** | GAYRİMENKUL PORTFÖY İŞLETMECİLİĞİ |
| **(Main Business Line)** |  | (PORTFOLIO MANAGEMENT OF REAL ESTATE) |
| **GENEL MERKEZ** | **:** | NUROL PLAZA BÜYÜKDERE CAD. NO:69 K:19 MASLAK / İSTANBUL |
| **(Head Office)** |  |  |
| **GENEL MÜDÜR** | **:** | BEKİR CUMURCU |
| **(General Manager)** |  |  |
| **YÖNETİM KURULU** | **:** | M.OĞUZ ÇARMIKLI |
| **(Board of Directors)** |  | BEKİR CUMURCU |
|  |  | AYNUR KALELİ |
|  |  |  |
| **TELEFON NO** | **:** | (212) 286 80 00 |
| **(Phone)** |  |  |
| **FAKS NO** | **:** | (212) 286 80 01 |
| **(Facsimile)** |  |  |
| **PERSONEL ve İŞÇİ SAYISI** | **:** | 9 |
| **(Number of Employees)** |  |  |
| **KAYITLI SERMAYE TAVANI** | **:** | 10.000.000.000.000 |
| **(Authorized Capital)** |  |  |
| **ÇIKARILMIŞ SERMAYE** | **:** | 5.000.000.000.000 |
| **(Issued Capital)** |  |  |
| **İŞLEM GÖRDÜĞÜ PAZAR** | **:** | ULUSAL PAZAR |
| **(Trading Market)** |  | (National Market) |

|  |  |  |
| --- | --- | --- |
| Ortaklığın 31.12.1999 tarihli portföy değer tablosu aşağıda verilmiştir. |  | *The composition of the Company's portfolio as of 31.12.1999 is shown below.* |

**(Milyon TL- *TL Milllion*)**

|  |  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| PORTFÖYDE YERALAN | |  | **TANIM** | **ALIŞ** | EKSPERTİZ | EKSPERTİZ / | BAKİYE | **PORTFÖY** | GRUP İÇİ | **VARLIK** |
| **VARLIKLARIN TÜRÜ** | |  | **BİLGİLERİ YERİ** | **MALİYETİ** | **RAPORU** | **MENKUL KIYMET** | **BORÇ** | **DEĞERİ** | **ORANLAR** | **GRUBUNUN PORTFÖYDEKİ** |
|  | |  | **ALANI** |  | **TARİHİ** | **RAYİÇ DEĞERİ** |  |  | **(%)** | **ORANI (%)** |
| ***Real Estate Projects*** | |  | ***Description & Location*** | ***Purchase Cost*** | *Apprisal Date* | ***Appraised Value*** | ***Outstanding Debt*** | ***Portfolio Value*** | ***Intra-Group Value*** | ***Ratio in Portfolio*** |
|  | |  |  |  |  | **I** | **II** | **III=I-II** |  |  |
| **A-GAYRİMENKULLER**  ***(Real Estates Owned)*** | | **(1)** |  | **1,401,924** |  | **4,420,000** | **0** | **4,420,000** | **100.00** | **31.95** |
| Nurol Plaza, Maslak | |  | Maslak/  4.265 m2 | 1,130,417 | 5/6/99 | 3,600,000 | 0 | 3,600,000 | **81.45** | 26.02 |
| OASIS | |  | Bodrum/  1.280m2 | 271,507 | 5/5/99 | 820,000 | 0 | 820,000 | **18.55** | 5.93 |
| **B-MÜLKİYETE GEÇİRİLMEMİŞ** | | **(2)** |  |  |  |  |  |  |  |  |
| **VARLIKLAR**  ***( Real Estates Based On Property)*** | |  |  | **3,390,340** |  | **14,015,000** | **6,171,130** | **3,390,340** | **100.00** | **24.51** |
| Uskumruköy Villaları | |  | Uskumruköy/  1.188m2 | 206,286 | 5/4/99 | 675,000 | 230,585 | 206,286 | 6.08 | 1.49 |
| Nurol Konakları | |  | Ankara/  15.332m2 | 3,184,054 | 5/5/99 | 13,340,000 | 5,940,545 | 3,184,054 | 93.92 | 23.02 |
| **C-MENKUL KIYMETLER**  ***(Short-Term Investments)*** | | **(3)** |  | **6,023,729** |  | **0** |  | **6,023,729** | **100.00** | **43.54** |
| Ters Repo | |  |  | 6,023,729 |  |  |  | 6,023,729 | 100.00 | 43.54 |
| **D=A+B+C TOPLAM PORTFÖY DEĞERİ**  ***(Total Portfolio Value)*** |  | |  | **10,815,993** |  | **18,435,000** | **6,171,130** | **13,834,069** |  |  |

|  |  |  |  |
| --- | --- | --- | --- |
| **D=A+B+C** | | TOPLAM PORTFÖY DEĞERİ ***(Total Portfolio Value)*** | **13,834,069** |
| **E** |  | Hazır Değerler *(Cash,Banks)* | 37,632 |
| **F** |  | Alacaklar *(Acc.Rec.)* | 11,248 |
| **G** |  | Borçlar *(Liabilities)* | 118,671 |
| **H** |  | Diğer Aktifler *(Other Assets)* | 147,003 |
| **I=D+(E+F-G+H)** | | **NET AKTİF DEĞER *(NAV)*** | **13,911,281** |
| **J** |  | PAY SAYISI  *(Number of Shares)* | 5,000 |
| **K=I/J** |  | **PAYBAŞI NET AKTİF DEĞERİ ( TL )**  ***NAV Per Share*** | **2,782** |
| Sigorta Tutarlar | | | **16,753,937** |
| *(İnsurance Amount)* | | |  |

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Şirket'in başlıca ortakları ve sermaye payları aşağıda gösterilmektedir. | | |  | *The main shareholders and their participations in the equity capital are shown below.* | | |
| **Ortak Ünvanı** | **Tutar (Milyon TL)** | | | **Sermaye Payı (%)** |
| ***Share Holders*** | ***Amount (TL Million)*** | | | ***Share In Capital(%)*** |
| NUROL İNŞAAT VE TİCARET A.Ş. | 2.548.470 | | | 50,9694 |
| M. OĞUZ ÇARMIKLI | 255 | | | 0,0051 |
| NURETTİN ÇARMIKLI | 255 | | | 0,0051 |
| EROL ÇARMIKLI | 255 | | | 0,0051 |
| E. SABRİ ÇARMIKLI | 255 | | | 0,0051 |
| GÜROL ÇARMIKLI | 255 | | | 0,0051 |
| OĞUZHAN ÇARMIKLI | 255 | | | 0,0051 |
| DİĞER *(Others)* | 2.450.000 | | | 49,0000 |
| TOPLAM | 5.000.000 | | | 100,0000 |