

**VERA VENTURE GAYRİMENKUL VE GİRİŞİM SERMAYESİ
PORTFÖY YÖNETİMİ 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	3	364.321	94.353
Financial Investments	4	2.705.507	1.113.899
Trade Receivables		387.391	9.742
Trade Receivables Due From Related Parties	5	8.343	4.827
Trade Receivables Due From Unrelated Parties	5	379.048	4.915
Other Receivables		1.405	1.870
Other Receivables Due From Unrelated Parties	6	1.405	1.870
Prepayments	7	11.058	0
Current Tax Assets	15	4.128	548
SUB-TOTAL		3.473.810	1.220.412
Total current assets		3.473.810	1.220.412
NON-CURRENT ASSETS			
Property, plant and equipment	9	752	1.505
Intangible assets and goodwill	10	0	947
Deferred Tax Asset	15	1.941	5.181
Total non-current assets		2.693	7.633
Total assets		3.476.503	1.228.045
LIABILITIES AND EQUITY			
CURRENT LIABILITIES			
Trade Payables		0	292
Trade Payables to Unrelated Parties	11	0	292
Employee Benefit Obligations	12	16.868	5.424
Other Payables	6	11.057	0
Current provisions		3.327	3.327
Current provisions for employee benefits	12	3.327	3.327
Other Current Liabilities	13	2.668	12.683
SUB-TOTAL		33.920	21.726
Total current liabilities		33.920	21.726
NON-CURRENT LIABILITIES			
Non-current provisions		6.167	22.580
Non-current provisions for employee benefits	12	6.167	22.580
Deferred Tax Liabilities		0	232
Total non-current liabilities		6.167	22.812
Total liabilities		40.087	44.538
EQUITY			
Equity attributable to owners of parent		3.436.416	1.183.507
Issued capital	14	4.000.000	2.000.000
Other Accumulated Comprehensive Income (Loss) that will not be Reclassified in Profit or Loss		17.297	6.597
Gains (Losses) on Revaluation and Remeasurement		17.297	6.597
Gains (Losses) on Remeasurements of Defined Benefit Plans		17.297	6.597
Prior Years' Profits or Losses		-823.090	-420.093
Current Period Net Profit Or Loss		242.209	-402.997
Total equity		3.436.416	1.183.507
Total Liabilities and Equity		3.476.503	1.228.045

Profit or loss [abstract]

Presentation Currency	TL
Nature of Financial Statements	Unconsolidated

		Current Period	Previous Period	Current Period 3	Previous Period
	Footnote Reference	01.01.2020 - 30.09.2020	01.01.2019 - 30.09.2019	Months 01.07.2020 - 30.09.2020	3 Months 01.07.2019 - 30.09.2019
Profit or loss [abstract]					
PROFIT (LOSS)					
Revenue	16	262.268	0	87.434	0
Cost of sales		0	0	0	0
GROSS PROFIT (LOSS) FROM COMMERCIAL OPERATIONS		262.268	0	87.434	0
GROSS PROFIT (LOSS)		262.268	0	87.434	0
General Administrative Expenses	17	-487.077	-457.476	-106.651	-151.135
Other Income from Operating Activities	19	1.236.536	152.345	627.644	82.022
Other Expenses from Operating Activities	19	-479.645	-123.868	-116.206	-53.350
PROFIT (LOSS) FROM OPERATING ACTIVITIES		532.082	-428.999	492.221	-122.463
Investment Activity Income	21	21.653	33.696	13.861	4.801
Investment Activity Expenses	21	-308.837	0	-308.837	0
PROFIT (LOSS) BEFORE FINANCING INCOME (EXPENSE)		244.898	-395.303	197.245	-117.662
Finance costs	20	-2.356	-250	-960	-250
PROFIT (LOSS) FROM CONTINUING OPERATIONS, BEFORE TAX		242.542	-395.553	196.285	-117.912
Tax (Expense) Income, Continuing Operations		-333	5.188	523	6.291
Deferred Tax (Expense) Income	15	-333	5.188	523	6.291
PROFIT (LOSS) FROM CONTINUING OPERATIONS		242.209	-390.365	196.808	-111.621
PROFIT (LOSS)		242.209	-390.365	196.808	-111.621
Profit (loss), attributable to [abstract]					
Non-controlling Interests		0	0	0	0
Owners of Parent		242.209	-390.365	196.808	-111.621
Earnings per share [abstract]					
Earnings per share [line items]					
Basic earnings per share					
Diluted Earnings Per Share					

Statement of 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 Other Comprehensive Income					
PROFIT (LOSS)		242.209	-390.365	196.808	-111.621
OTHER COMPREHENSIVE INCOME					
Other Comprehensive Income that will not be Reclassified to Profit or Loss		10.700	8.962	6.600	15.053
Gains (Losses) on Remeasurements of Defined Benefit Plans		13.375	11.203	8.250	18.817
Taxes Relating To Components Of Other Comprehensive Income That Will Not Be Reclassified To Profit Or Loss		-2.675	-2.241	-1.650	-3.764
Deferred Tax (Expense) Income		-2.675	-2.241	-1.650	-3.764
Other Comprehensive Income That Will Be Reclassified to Profit or Loss		0	0	0	0
OTHER COMPREHENSIVE INCOME (LOSS)		10.700	8.962	6.600	15.053
TOTAL COMPREHENSIVE INCOME (LOSS)		252.909	-381.403	203.408	-96.568
Total Comprehensive Income Attributable to					
Non-controlling Interests		0	0	0	0
Owners of Parent		252.909	-381.403	203.408	-96.568

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		269.968	50.774
Profit (Loss)		242.209	-390.365
Adjustments to Reconcile Profit (Loss)		10.480	18.459
Adjustments for depreciation and amortisation expense	9-10	1.700	2.433
Adjustments for provisions		9.352	19.233
Adjustments for (Reversal of) Provisions Related with Employee Benefits	12	9.352	19.233
Adjustments for Tax (Income) Expenses	15	-572	-3.207
Changes in Working Capital		-1.967.656	-577.320
Decrease (Increase) in Financial Investments	4	-1.591.608	-605.322
Adjustments for decrease (increase) in trade accounts receivable	5	-377.649	3.238
Adjustments for Decrease (Increase) in Other Receivables Related with Operations	6	465	-832
Decrease (Increase) in Prepaid Expenses	7	-11.058	-54
Adjustments for increase (decrease) in trade accounts payable	11	-292	21.401
Increase (Decrease) in Employee Benefit Liabilities	12	11.444	3.148
Adjustments for increase (decrease) in other operating payables		11.057	0
Increase (Decrease) in Other Operating Payables to Unrelated Parties	6	11.057	0
Other Adjustments for Other Increase (Decrease) in Working Capital		-10.015	1.101
Increase (Decrease) in Other Payables Related with Operations	13	-10.015	1.101
Cash Flows from (used in) Operations		-1.714.967	-949.226
Payments Related with Provisions for Employee Benefits	12	-15.065	0
Other inflows (outflows) of cash		2.000.000	1.000.000
CASH FLOWS FROM (USED IN) INVESTING ACTIVITIES		0	0
CASH FLOWS FROM (USED IN) FINANCING ACTIVITIES		0	0
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS BEFORE EFFECT OF EXCHANGE RATE CHANGES		269.968	50.774
Net increase (decrease) in cash and cash equivalents		269.968	50.774
CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD	3	94.353	1.181
CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD		364.321	51.955

[illegible]

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		4,000,000		17,297			-823,090	242,209	3,436,416		0	3,436,416