

Akfen Real Estate Investment Trust Inc. Completes a Major Logistics Land Acquisition Worth TRY 1.39 Billion

In line with increasing demand for logistics and storage, **Akfen GYO** has strengthened its portfolio with a TRY 1.39 billion investment in Gebze, marking one of the largest logistics-focused land acquisitions in Turkey's real estate sector in recent years.

Akfen Real Estate Investment Trust Inc. (Akfen GYO) has completed one of the most significant logistics warehouse-oriented land investments in Turkey's real estate market. In accordance with the Board of Directors' decision dated **December 23, 2025**, the Company announced the acquisition of a strategically located **141,000-square-meter** plot of land in the **Gebze district of Kocaeli** for **TRY 1.391 billion**.

According to the valuation report dated December 23, 2025, prepared by **Epos Real Estate Consultancy and Valuation Inc.**, the market value of the property was assessed at **TRY 1.671 billion**, and the transaction was completed at a **17% discount**. The full purchase price was paid in cash, and the acquisition was finalized on the same day.

STRATEGIC INVESTMENT IN RESPONSE TO LOGISTICS AND STORAGE DEMAND

This investment in the Gebze region—located at the intersection of industrial, logistics, and transportation corridors—is expected to align with regional demand dynamics and offer a high-standard, scalable, long-term structure with sustainable return potential.

At a time when demand for logistics warehouses is rapidly increasing due to the growth of e-commerce, manufacturing, and supply chain needs, an investment of this scale is considered a benchmark for the sector. Through the development of the acquired land, Akfen GYO aims to generate stable and sustainable rental income while further strengthening its portfolio value.

According to the Company's assessment, the investment is expected to make a significant contribution to Akfen GYO's equity structure and profitability in the medium to long term, driven by both asset value appreciation and logistics warehouse rental revenues. All details regarding the investment and the real estate valuation report were disclosed to the public and investors via the **Public Disclosure Platform (KAP)**.

“A LONG-TERM, INCOME-ORIENTED INVESTMENT”

Ece Demirpençe, General Manager of Akfen GYO, stated:

“We are pleased to include an investment of this scale in our portfolio at a location such as Gebze, which sits at the center of industrial, logistics, and transportation infrastructure. By capturing the growing demand for logistics warehouses at the right location, we have taken a step with strong income-generating potential.”

Demirpençe continued:

“Over the past two years, dynamics in the real estate sector have been changing rapidly. Technological developments, geopolitical balances, and economic trends in trade are directly influencing the real estate



market. With our visionary and innovation-driven approach, we closely monitor both local and global developments. Within the scope of logistics warehouse investments we have been focusing on for some time, our team analyzed demand structures and next-generation logistics needs at the right time and successfully realized our first investment in this field. With this investment, we aim to strengthen our portfolio while steadily increasing our predictable rental income, as we have done with our existing investments.”