Monthly Equity Strategy

August 2024

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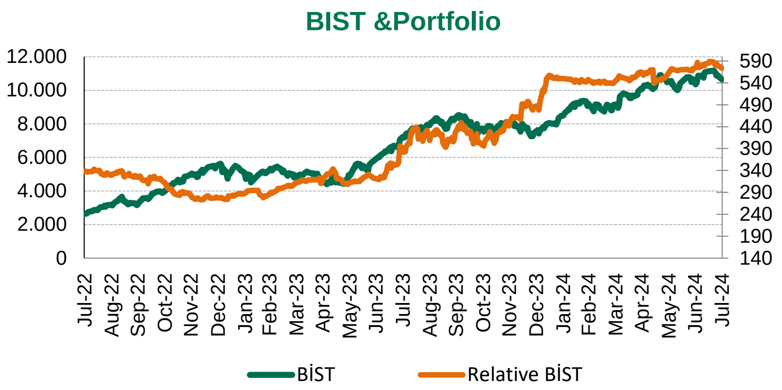
US elections increase their impact on risk appetite…

Rating: BUY

- Following the attack on former president and Republican candidate Donald Trump, current president and Democratic candidate Joe Biden withdrew his candidacy by nominating his vice president Kamala Harris. That caused a rise in political risk and fluctuation in risk appetite. While expectations that Donald Trump will win the elections were priced in after the attack, fluctuations in the markets are expected to continue until November.
- The European Central Bank, which cut interest rates for the first time in five years in June, kept the interest rate constant at its July meeting, in line with expectations. On the other hand, as expected, the Fed kept the interest rate constant in the range of 5.25-5.50% at its July 31 meeting. Markets have begun to price in the Fed, which held no meeting in August, starting to reduce interest rates in September, following the latest data, to be followed by three rate cuts till the end of the year, in November and December.
- Domestically, International Rating Agency Moody's published its assessment of Turkey and upgraded its credit rating by two notches for the first time in history, from "B3" to "B1", while maintaining a 'positive' outlook. While the MPC notes drew attention to the recent easing in inflation, strong messages continued to be given that the tight stance would be maintained until the main trend of inflation fell to the forecast path. In addition, during the month, steps were taken to increase interest in the TL, such as reducing the lower interest limit applied to FC-converted KKM and lowering the growth limit of FC loans. In addition, the tax reform package, which includes regulations supporting the budget following the tight monetary policy and public sector savings measures, was also passed by the Parliament.
- Rising confidence in the disinflation process, which has continued to be implemented decisively and proactively since the elections, and supported by reform packages, increases foreign risk appetite in TL assets and the transition of domestic investors from foreign currency to TL, while causing a rapid recovery in the CBRT's foreign exchange reserves. Turkey's removal from the Gray List and the continuation of rating upgrades are expected to cause Turkey's CDS, which is at 260 levels, to continue declining.

Facts & Figures	Close*	MoM	YtD
BIST - 100, TRY	10.639	-0,09%	42,4%
BIST - 100, USD	322	-0,9%	26,7%
MSCI Turkey	351.329	-1,6%	34,1%
MSCI EMEA	208	3,4%	3,1%
MSCI EM	1.085	-0,1%	6,0%
Benchmark Bond	42,42%	83bps	274bps
USD/TL	33,0835	0,78%	12,38%
EUR/TL	35,8145	1,95%	9,95%
BIST - 100	7,9		
Banking	7,6		
Industrial	13,1		
Iron&Steel	18,1		
REIT	4,0		
Telecom	13,0		
Food&Beverage	10,2		
2024E P/E	6,7		

*Close as of July 31, 2024



The expectation that rational policies will continue and the disinflation process will accelerate supports domestic markets...

- Global markets will focus on Central Banks' statements in August. With the meeting to be held on the first day of the month, the Bank of England is expected to become the second largest central bank to start cutting rates by 25 basis points. The Jackson Hole symposium, in which Fed members will participate, will follow on August 22-24. Since there is no Fed meeting in August, markets will focus on messages emerging from the symposium. In addition, macro data to be announced throughout the month, developments in geopolitical risk and regarding the US election will be closely followed.
- In August, the presentation of the second inflation report of the year, set for August 8, will be followed. On the other hand, the Central Bank's interest rate decision and measures to be announced within the framework of the implemented economic program and liraization strategy will be closely followed throughout the month. As the 2Q24 financials will be announced, we expect target price revisions and stock-based divergences to become evident as predictability regarding inflation accounting increases.
- Borsa Istanbul, which continued its uptrend with expectations of Moody's rating upgrade in August, tested new record levels of 11,252. Despite Moody's two-level rating upgrade, the bourse ultimately faced profit-taking at the end of the month due to the end of short-term expectations. Although it returned some of its gains at the end of the month, the BIST 100 Index completed the month at 10,638.58 points with a 0.1% decrease. While the industrial index rose 0.7% MoM, the Banking Index diverged negatively to close the month with an decrease of 3.54%.
- Since there is no significant news flow to lift the index in the short term, we expect it to follow a fluctuating course for a significant part of August. However, towards the end of the month, optimism in the markets may rise ahead of Fitch's evaluation of Turkey, expected on September 6. In line with all developments, we expect the medium-term rising trend to be maintained with interim corrections viewed as buying opportunities.
- We maintain our 12-month target of 13,000 points for the BIST 100 and our BUY recommendation since our target value carries 22% return potential compared to the current index level. The MSCI Turkey index 2024E is trading at 49% and 23% discounts compared to the EM MSCI index, with P/E and P/BV ratios of 6.65x and 1.31x.
- We make no changes to our model portfolio this month.

Main market risks

- Following recent developments in the US elections in favor of the Republicans, Trump's victory resulting in a change in US economic policy,
- Inflation remaining rigid and global central banks postponing the rate cut process to next year,
- Despite the disinflation policies implemented domestically, the expected decrease in inflation not occurring,
- Despite the expectations of a soft landing, the risk of recession becoming evident, especially in major economies, rate cuts accelerating and volatility increasing.

Model Portfolio

Top Picks	Close	Target	Pot.	MoM	Relative
AKBNK.TI	61,90	74,85	20,9%	-3,4%	-3,3%
BIMAS.TI	625,50	660,80	5,6%	15,2%	15,3%
ISCTR.TI	15,00	18,52	23,5%	-5,4%	-5,3%
KRDMD.TI	30,24	43,62	44,2%	-4,0%	-3,9%
MGROS.TI	527,50	595,00	12,8%	-0,5%	-0,4%
SAHOL.TI	99,35	146,55	47,5%	3,0%	3,0%
SISE.TI	47,04	78,70	67,3%	-6,3%	-6,2%
TAVHL.TI	258,75	355,00	37,2%	-0,3%	-0,2%
TCELL.TI	105,60	116,50	10,3%	5,0%	5,1%
THYAO.TI	289,25	475,40	64,4%	-6,3%	-6,2%
Average				-0,3%	-0,2%

*Close as of July 31, 2024

Add
-

Remove
-

Maintain
AKBNK
BIMAS
ISCTR
KRDMD
MGROS
SAHOL
SISE
TAVHL
TCELL
THYAO

Favourite Sectors
Banks
Food&Beverage
Food Retail
Tourism
Aviation
Telecommunication
Construction
Cement
Steel
Glass

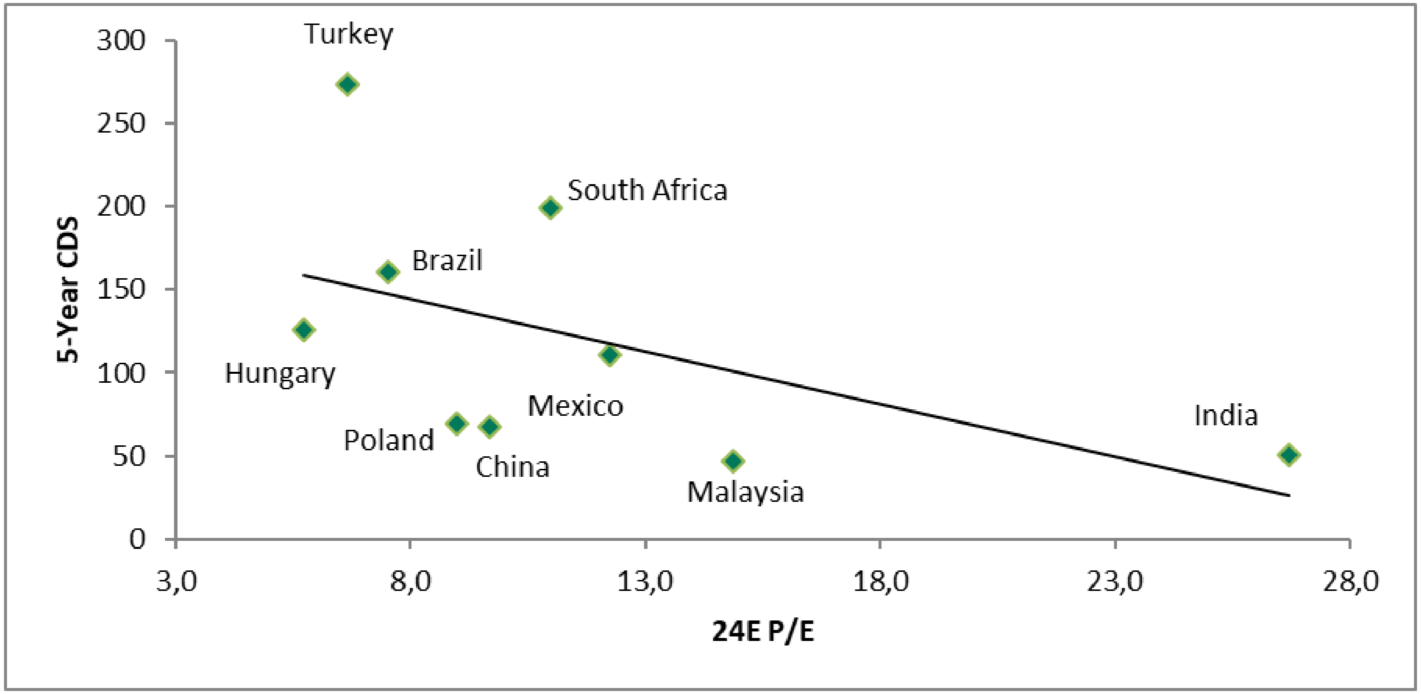
Returns compared to peers

- The MSCI Turkey Index has risen by 29.9% in absolute terms over the past 12 months. Thus, it has outperformed the MSCI EM Index by 20.2%, and has outperformed the MSCI EMEA Index by 21.4%, during same period.

Absolute Change	1m	3m	12m	YtD
MSCI Turkey	-1,6%	4,6%	29,9%	34,1%
MSCI EM	-0,1%	3,7%	3,6%	6,0%
MSCI EMEA	3,4%	4,2%	2,1%	3,1%
MSCI Eastern Europe	-2,2%	0,7%	12,1%	3,2%
MSCI World	1,7%	8,1%	16,6%	12,7%
Relative to MSCI Turkey	**1m**	**3m**	**12m**	**YtD**
MSCI EM	1,51%	-0,8%	-20,2%	-21,0%
MSCI EMEA	5,1%	-0,4%	-21,4%	-23,1%
MSCI Eastern Europe	-0,6%	-3,8%	-13,7%	-23,1%
MSCI World	3,4%	3,3%	-10,3%	-16,0%

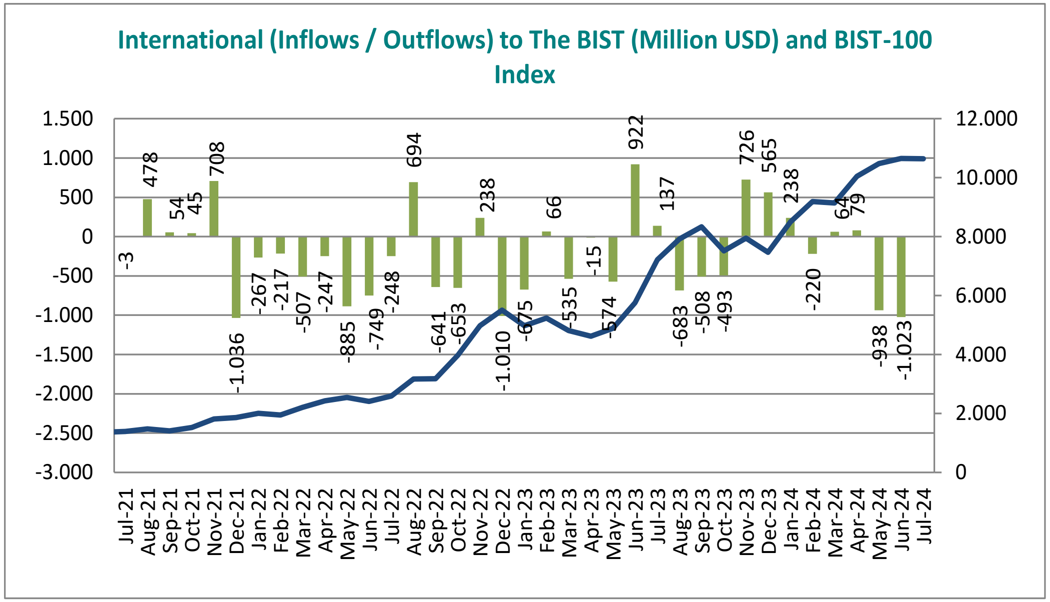
As of July 31, 2024

5-Year CDS

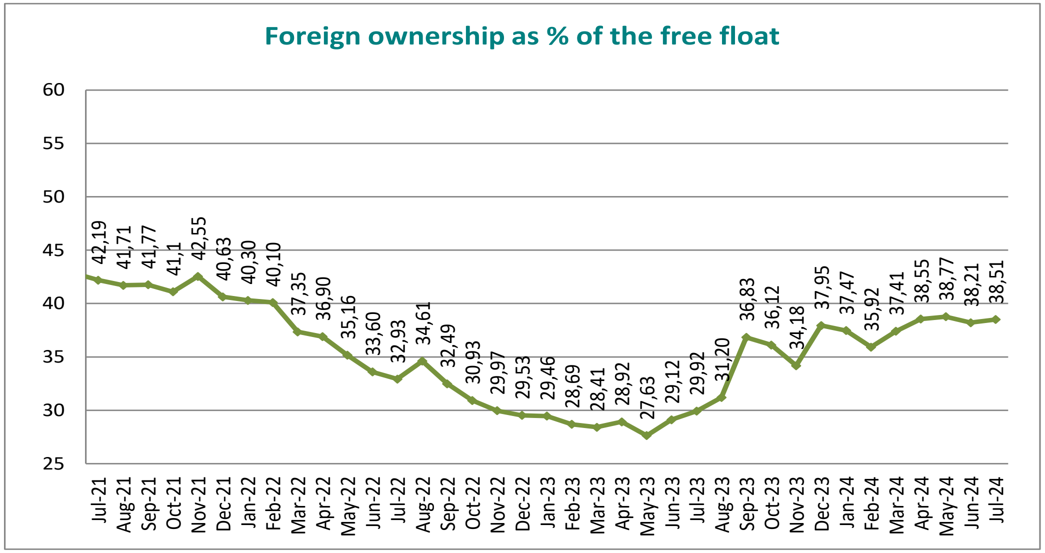


As of July 31, 2024

Int. flow and foreign ownership

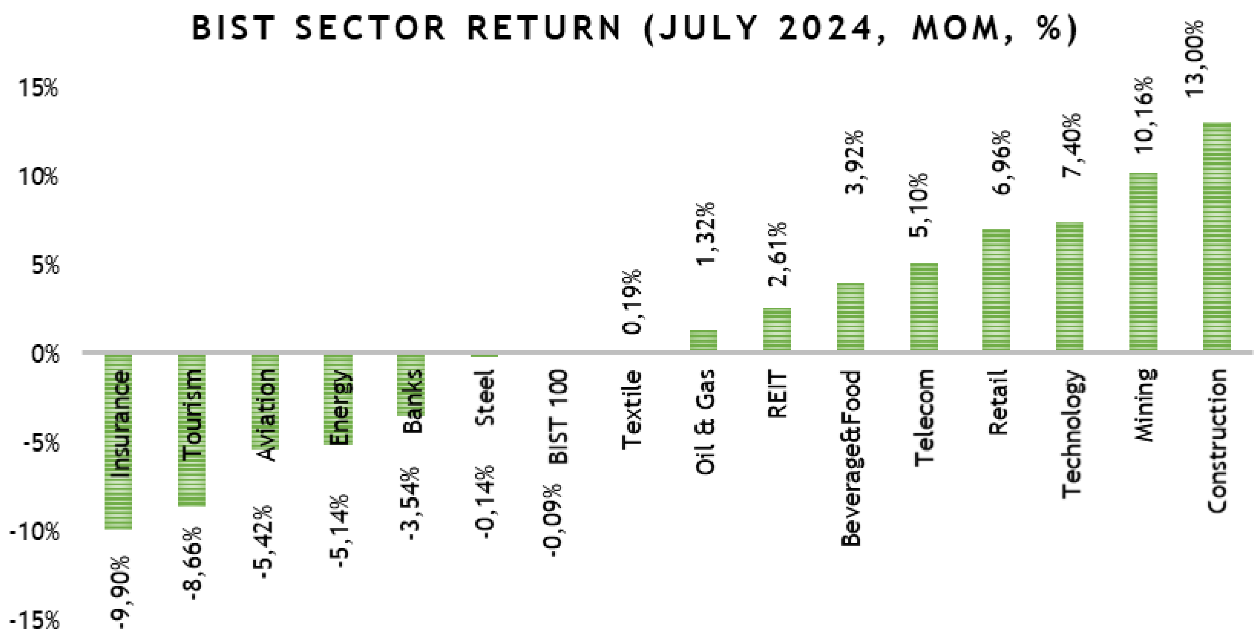


- In June 2024, foreign investors were net sellers at the BIST of USD 1.023mn.



- Foreign ownership has sligthly increased to 38.51% in July 2024.

Sector performances



As of July 31, 2024

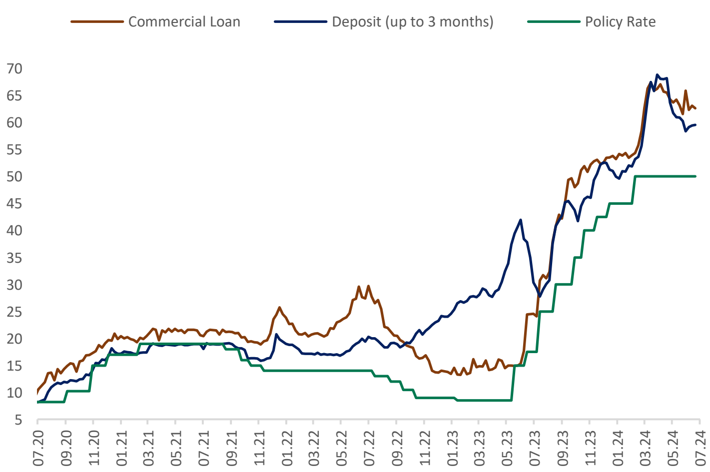
Macroeconomic Outlook

CBRT Rate Decision - July

The CBRT Monetary Policy Committee (MPC) kept the policy rate unchanged at 50% at this month's meeting in line with expectations. The MPC's decision, which was in line with the previous decision text, was subject to some changes. The main ones were the administered price and tax adjustments and the developments in unprocessed food prices. It was stated that inflation would register a temporary increase in July due to supply-side developments beyond the control of monetary policy. However, the rise in the underlying trend of inflation is expected to remain limited. In order to prevent additional pressure on price stability from developments in credit growth, additional measures were taken for foreign currency loans. The CBRT also stated that it would support monetary transmission through additional prudential measures in case of unexpected developments in credit and deposit markets. As emphasized in previous decisions, the CBRT stated that the tight stance will be maintained until monthly inflation falls significantly and permanently and inflation expectations are in line with CBRT forecasts. In case of a significant and permanent deterioration in inflation, the monetary policy stance will be tightened.

Electricity prices and other tax adjustments will cause a temporary deviation in July inflation from the levels envisaged in the forecast path. However, this effect is expected to have a limited impact on the underlying trend of inflation. Although these developments, which are beyond the control of the monetary policy, complicate the CBRT's inflation targets, it was emphasized that additional measures would be taken as necessary. The persistence of price rigidities, especially in the services sector, and the fact that monthly inflation realized above the projected levels despite the weakening underlying trend suggest that the CBRT will shelve the interest rate cut for a while. The CBRT maintains its decisive stance in the fight against inflation, both by effectively using its main policy instrument and by adjusting liquidity through complementary macroprudential measures.

Policy, Loan and Deposit Rates (%)

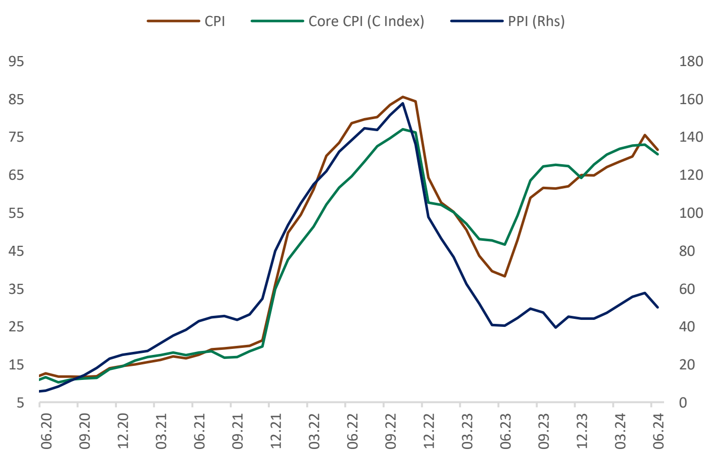


Macroeconomic Outlook

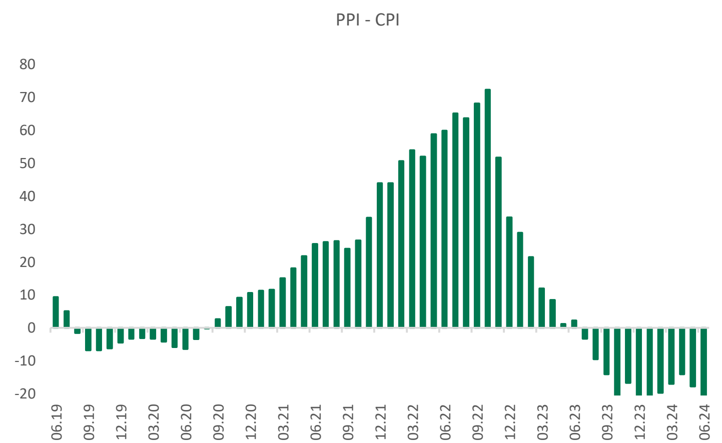
Inflation - June

CPI increased by 1.64% mom in June, while annual inflation fell to 71.6% (previous 75.45%). We had expected the inflation trend to start declining after peaking in May, and the actual figures suggest that this trend may continue better than both our and the market's expectations. Cumulative inflation in the first half of the year is 24.73%. While the current outlook still points to a high trend in inflation levels, its convergence to a level in line with forecasts as of June will accelerate the disinflation process. Since the monthly inflation outlook is a key indicator for the monetary policy stance, it would not be a surprise to see a continuation of tight monetary policy in the short term. The average of food, housing and transportation inflation, which has a 57% weight in the index, rose by 74.03% yoy. Hence, we can say that the perceived inflation in basic expenditures for households is hovering above headline inflation. In the same period, monthly inflation in the Special CPI Aggregate B index (core inflation) was realized as 1.9%, while annual inflation was realized as 70.4%. Due to the strong base effect in core inflation indicators, the realization was lower than headline inflation. Producer prices, on the other hand, rose by 1.38% mom in June, while the annual change in PPI was realized as 50.09%. When we consider the sub-indices of PPI, annual changes in main industrial groups were realized as a 46.89% increase in intermediate goods, a 63.36% increase in durable consumer goods, a 64.13% increase in non-durable consumer goods, a 30.41% increase in energy and a 53.68% increase in capital goods. The calm course in producer prices alleviates cost-driven CPI pressure. We expect no inflationary pressure from PPI to CPI in the short term. If the current tight monetary stance is maintained decisively, demand inflation will gradually converge to a level consistent with the year-end inflation forecasts.

CPI, PPI and Core CPI (YoY %)



PPI - CPI Spread

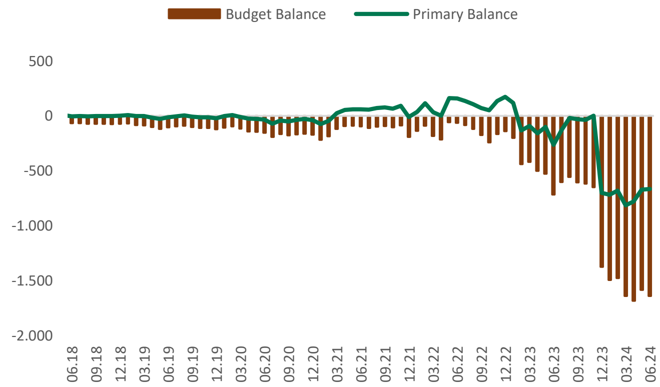


Budget Balance - June

According to the June central government budget data released by the Ministry of Treasury and Finance, budget revenues and budget expenditures were realized as TRY 591.2 billion and TRY 866.5 billion, respectively. In the same period, non-interest budget expenditures were realized as TRY 767.2 billion. Accordingly, the budget deficit was realized at TRY 275.3 billion while the primary balance posted a deficit of TRY 176 billion. Although some changes were observed in the current transfers account, which has long been pressuring the budget, it is still far from the desired level. Current transfers to state enterprises were completely cut in June. Transfers to non-profit organizations or treasury aid has declined significantly. Hence, we conclude that the impact of public sector austerity measures has started to be felt. On the other hand, holiday bonuses, which have a periodic impact on the budget, created additional pressure of around TRY 42 billion in June. While these effects were experienced on the expenditure side, weak tax collection and the disappearance of the seasonal effect of corporate tax collection triggered the budget deficit. Especially in the second half of the year, pressure on the budget will increase in the second half of the year, led by personnel expenditures due to inflation. As the decline in the inflation trend will also affect budget expenditures, price stability will contribute to fiscal discipline. And while tight monetary policy continues, the contribution to price stability through tight fiscal policy has become more important.

The steps taken by the economic administration to restore the anchor of fiscal discipline indicate that the tight stance will be maintained more decisively in the second half of the year. If tax revenues are not adjusted by the end of the year, the budget deficit will continue to deviate from its average of the past decade. Although monetary policy-induced pressure on the budget has eased, the impact of inflation will persist for some time. Reduced inflation and demand pressures, especially those created by the public sector, will ease the hand of monetary policy. We anticipate that the budget performance and fiscal discipline outlook of the pre-Covid period can be achieved by 2025-2026.

Budget and Primary Balance (12m rolling, Billion TRY)

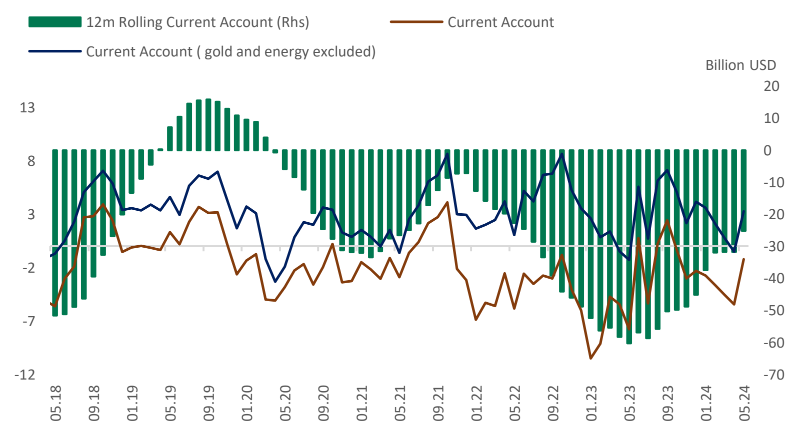


Macroeconomic Outlook

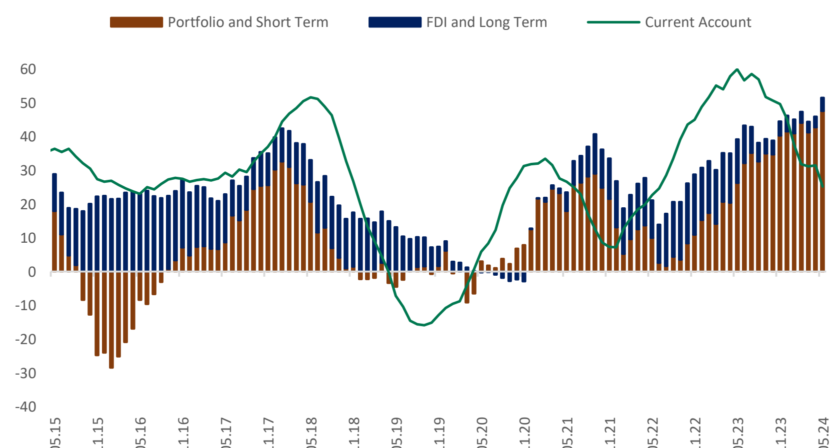
Balance of Payments - May

According to balance of payments data, the current account balance posted a deficit of USD1,235 million in May. As a result, the twelve-month current account deficit narrowed to USD25,191 million (USD31,462 million previously). The current account balance, which printed below market expectations (USD1.58 billion deficit), indicates that improvement in the balance of payments has materialized as envisaged. This was driven mainly by the realization of a balance of payments-defined foreign trade deficit of USD4,199 million and services inflows of USD4,724 million. The 12-month cumulative foreign trade deficit narrowed to USD87 billion (May 2023 peak was USD122 billion) thanks to the tightening steps that started after June 2023. The positive contribution of the services balance to improvement in the foreign trade deficit ensures that the positive atmosphere in the balance of payments prevails. We expect this atmosphere to persist throughout the summer season. We expect the monetary policy stance to continue contributing to this process, especially as structural improvements in the foreign trade deficit will be more durable than seasonal contributions from services. The Monetary Policy Committee closely monitors developments in the balance of payments and will not allow developments in the trade balance to exert pressure on exchange rate and price stability. The current account excluding gold and energy posted a surplus of USD3,263 million this month. Core current account indicators, which posted a temporary deficit in April, returned to their long-term trend. Having cushioned capital inflows with reserve accumulation throughout May, the CBRT showed that it would not allow downward volatility in exchange rates. However, considering the relationship between exports and the exchange rate, we may see a more volatile USD/TL movement in the remainder of the year compared to the first half, depending on capital movements and global monetary policy changes.

Current Account (CA), Energy and Gold Excluded (CA), 12M Rolling CA (Billion USD)



Finance of Current Account Deficit (Billion USD)



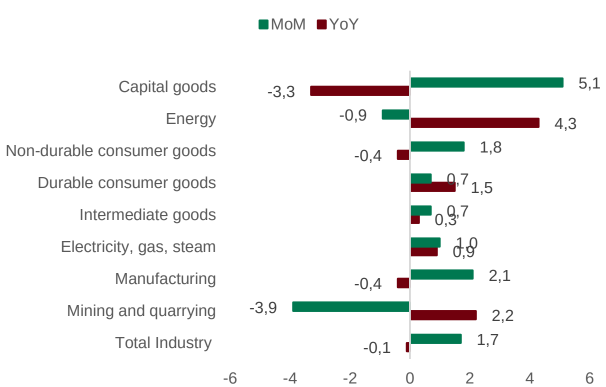
Macroeconomic Outlook

Industrial Production- May

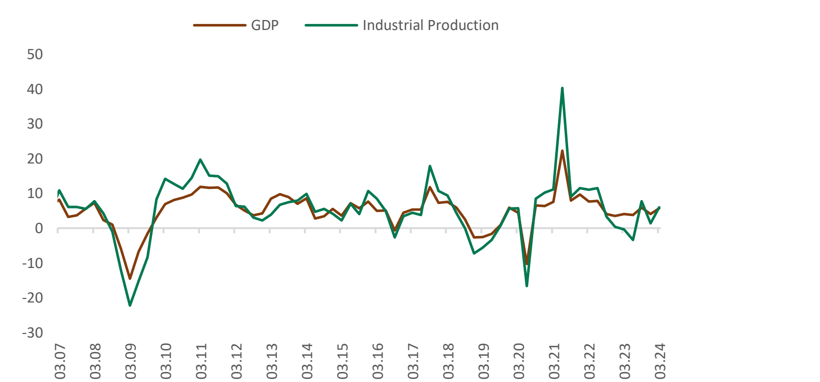
According to the Industrial Production Index, seasonally- and calendar-adjusted production increased by 1.7% mom in May. Thus, annual contraction in production was realized as 0.1% (previous contraction of 0.7%). Market expectations were for a 2.6% increase in production. Contrary to expectations, the contraction indicates that the cooling in economic activity has exceeded expectations. The tight monetary stance was expected to slow down the economy and pull back demand. However, when the slowdown is evaluated together with the price indices, it is seen that the slowdown in production has accelerated while the withdrawal in demand has remained limited. Downwardly revised growth indicators in global economies, political uncertainty and the fact that 2024 is an election year across the world also trigger the slowdown in production activity. In an economy that will grow below its potential growth level this year, the price stability adjustment is likely to be reflected with a lag. Both leading indicators and actual data support the output gap turning negative as of the second half. If the slowdown in production exceeds expectations by surprise levels, it may be possible to bring forward the interest rate cut in the economy. In case of data printing in line with the CBRT's forecast path, 2024 will be a year in which economic growth is more balanced and price stability converges to forecast levels.

The level of tightness in monetary and fiscal policy is designed to ensure that the deterioration in expectations is complemented by a soft landing without crossing into recession territory. In the Central Bank's forecast path, the output gap moves into negative territory from mid-2024, suggesting that the slowdown in economic activity will accelerate further beyond June. 2024 will be a period in which growth and output indicators will follow a calmer course and inflation will be relatively contained. As macro-financial stability is considered as a whole, the imbalance in the budget, current account balance and other macro indicators have made price stability and cutting domestic demand a higher priority. Companies that actively use Turkish Lira-denominated borrowing instruments and create credit demand will be negatively differentiated in 2024.

Industrial Production Rate of Change (%)



Industrial Production and GDP Growth (YoY)



Akbank (OP, 12M TP: TRY 74.85) Upside: 21%

Commercially successful market share gains

The bank stands out with its commercially successful transformation and efficiency boost with the help of customer acquisitions over the past two years and in an advantageous position for maintaining the strong stream in core banking revenues. **We maintain Outperform** given the solid capital structure, and dynamic and profitability-oriented asset growth.

Strong capital base to withstand shocks. Akbank is well positioned to continue its market share gains with its solid capital adequacy ratio of 19.3%. This also helps to position favorably against possible volatility and grow its franchise further in profitable segments.

Akbank posted TRY10,924mn net income (-17% QoQ) in its 2Q24 bank-only financial statements. For FY24, its >30% ROAE budget is cut to medium-high 20%s. We model 23% YoY earnings growth (Bloomberg consensus 13%) for 2024E. Our target price of TRY74.85 offers 21% upside. We maintain our "Outperform" recommendation. The bank is trading at a 2025E P/E of 2.8x and P/BV of 0.83x (at par) with a ROAE of 34.9%.

Profitability-oriented loan growth, superior market share gains in credit cards. Bank faced a sharp weakening in core spreads, rather limited margin weakening in 2Q24. Yet it is in a leading position with a 250bps market share gain in credit cards in 2023. We expect this strategy to support margins. The CPI linker to equity book ratio is 75% and the sensitivity of margin development to inflation is high. The weight of demand deposits is at 29%, below the sector average.

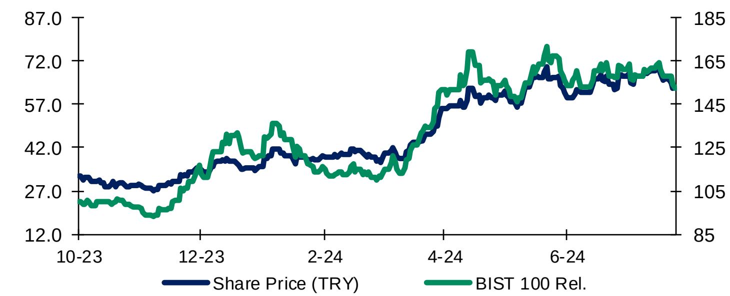
Payment systems boost fee income growth YoY. Annual growth is strong at 187% YoY, vs the budget expectation of >100% increase and boosted by the astonishing 423% YoY growth in payment systems. Fees cover 80% of OPEX.

Strong track record in asset quality management. The Stage 2 loan book rose by 51% in 2023, a rather high figure. However, the weight of these loans is only 6.4%.

Upside and downside risks. Higher-than-expected asset quality worsening, and a worse-than-expected rise in funding costs are the main downside risks. A benign performance in bad loan formation is the main upside risk.

Mcap (TRYmn)	321,880	Beta (12M)	1.07
Mcap (USDmn)	9,745	Avr. Daily Vol. (TRYm)	4,044
Close	61.90	Foreign Ownership in FF	53.9%
Last 12M High	70.75	Free Float (%)	52.0%
Last 12M Low	25.49	Weight	5.71%

Quick Facts (TRY Mn)	2022A	2023A	2024E	2025E
Net interest income	76,872	63,547	100,347	130,088
% Change, YoY	*236.6%*	*-17.3%*	*57.9%*	*29.6%*
Net fee income	10,316	30,832	61,665	96,197
% Change, YoY	*97.1%*	*198.9%*	*100.0%*	*56.0%*
Net income	60,023	66,479	81,912	116,840
% Change, YoY	*395.0%*	*10.8%*	*23.2%*	*42.6%*
Ratios	**2022A**	**2023A**	**2024E**	**2025E**
NPL ratio	3.0%	2.4%	3.5%	3.2%
CoR (net) Exc. Currency	0.5%	1.0%	1.5%	1.0%
NIM (Swap adj.)	8.8%	5.5%	6.0%	6.8%
ROAA	6.7%	4.6%	3.8%	4.1%
ROAE	52.3%	36.4%	33.2%	34.9%
Multiples	**2022A**	**2023A**	**2024E**	**2025E**
P/E	1.7	2.9	3.9	2.8
P/BV	0.66	0.90	1.14	0.83



Return	1M	3M	6M	12M
TRY Return (%):	-3.4	4.1	63.4	131.2
US$ Return (%):	-3.9	1.9	49.9	88.6
BIST-100 Relative (%):	-3.3	-1.7	30.5	56.8

Source: Bank financials, Seker Invest Research

Bim (OP, 12M TP: TRY 660.80)

Upside: 6%

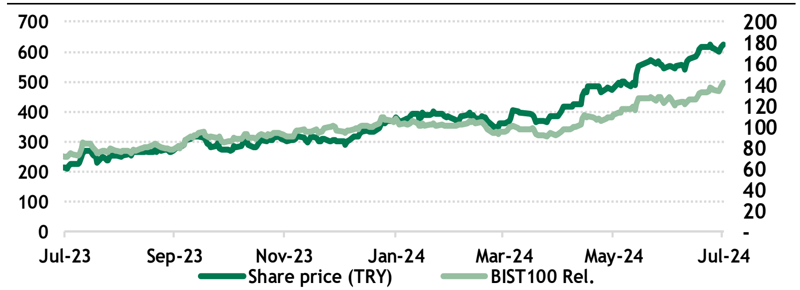
The strong outlook continues with solid financial structure & high store opening trend…

- **We maintain our "Outperform" recommendation for Bim with our TRY 660.80 target price, implying 6% upside as at July 31, 2024.**
- We have a **positive outlook for Bim**, one of the companies that has managed to stand out in the food retail sector, which has been performing strongly since the start of the year. Key factors in Bim's strong performance were; 1) Improving customer traffic, 2) Strong trend in store openings, 3) Changed consumer trends caused by the inflationary environment & the rise in store basket size due to rising demand for basic needs products and foods, and 4) Increased like-for-like sales with the positive effect of high inflation.
- **At the end of 1Q24, thanks to strong store openings, the Company** reached 12,791 stores in total, including 11,471 Bim Turkey stores (1Q23: 10,352 stores) and 244 File (1Q23: 211 stores) stores in the domestic market; and 711 Bim Morocco stores (1Q23: 641 stores) & 365 Bim Egypt stores (1Q23: 321 stores) in its int'l operations.
- **Always at a premium to its peers on strong organic growth and a debt-free financial structure already appreciated by investors.** In parallel with sustainable growth in net profit and the maintenance of targeted EBITDA levels, overseas operations approaching maturity, rising growth appetite domestically and internationally, and a successful business model, we continue to favor Bim's shares. We appreciate BIMAS as the Company is debt free, has no FX risk, and has a strong cash-flow to equity ratio. Moreover, maintained strong market share performance, the contribution of File operations to growth through customer traffic and online channels, the high share of the Company's own branded products in sales, and macroeconomic conjunctures remaining supportive of the food retail industry are key factors in maintaining our positive outlook for the Company.
- **Downside risk for Bim -** We note that the rise in input costs on inflationary pressure, rising energy prices and construction costs that may rise due to FX fluctuations are downside risks for Bim.
- **2024 Expectations:** Bim expects sales growth of around 75% (±5%) in 2024 (exc. IAS 29). Bim's EBITDA margin expectation is around 7.5%-8.0%, including the IFRS-16 (exc. IAS 29). The Company expects the Capex to sales to be around 3.0% - 3.5%. The company aims to open +100 stores in Morocco & +70 stores in Egypt in 2024.

Code	BIMAS TI/BIMAS.IS	Close	625,50
MCAp (TRY m)	379.804	Last 12M High	631,00
MCAp (US$ m)	11.480	Last 12M Low	210,78
EV (TRY m)	397.353	Beta	0,94
EV (US$ m)	12.024	Avg. daily trading vol. (US$ m)	52,9
Free float (%)	71,6%	Foreign ownership in FF (%)	52,36

Key figures	2022	2023
Revenues	279.253	328.442
Growth	*295,0%*	*17,6%*
EBITDA	13.632	13.751
EBITDA margin	*4,9%*	*4,2%*
Net profit	16.596	15.441
EPS	27,33	25,43
Dividend yield	0,8%	1,6%
Net debt /EBITDA	0,93	1,28
Net debt /Equity	0,22	0,22
ROAE	50,8%	22,5%
ROAA	21,2%	10,4%
Valuation metrics	**2022**	**2023**
P/E	22,9	24,6
EV/EBITDA	29,1	28,9
EV/Sales	1,4	1,2
P/BV	6,6	4,8

Return	1M	3M	YtD	YoY
TRY Return (%):	15,2	62,2	108,7	193,3
US$ Return (%):	14,5	58,8	85,7	139,2
BIST-100 Relative (%):	15,3	53,1	46,5	99,0



Source: PDP, Bim, Finnet, Seker Invest Research Estimates

*** IAS-29 Included**

Isbank (OP, 12M TP: TRY 18.52) Upside: 23%
Strong demand deposits

Outperform is maintained given its eye-catching demand deposit base, disciplined cost management, loan portfolio dominated by high-yielding commercial loans and favorable TRY liquidity. By transferring the shares in subsidiaries and affiliates to a newly-established joint stock company, the aim is to centralize strategic portfolio management and increase efficiency.

Contrary to the trend seen at other private banks, the bank has lost 80bps market share in TRY loans in 2023. Yet, its in a favorable position with its strong capital adequacy ratio of 18.5% for market share gains.

We model 39% YoY earnings growth (Bloomberg consensus 24% YoY) for 2024E. We maintain our TP at TRY18.52 with 23% upside. We also maintain “Outperform”. The bank is trading at a 2025E P/E of 3.0x and a P/BV of 0.80x (%3 discount to domestic peers) with a ROTE of 30.0%.

Strong demand deposit base, favorable TRY liquidity. The weight of demand deposits is strong at 43%, and the weight of TRY deposits is low at 48%, providing a buffer for high interest rates. On the liquidity side, TRY loan-deposit ratio is second-highest level among its competitors at 100%.

High-yielding loan portfolio. 12.5% of the loans consists of commercial instalment loans, the highest level among private banks, and indicating a loan portfolio with lucrative returns in a high interest rate environment. CPI indexed bonds to equity is relatively low at 41% and the sensitivity of margins to CPI is rather limited.

Strong rebound in fee income YoY. The annual increase is 215% YoY in 2023, the second highest among peers. However, the fee to OPEX ratio is 76%, below its competitors.

Effective cost management. In a high inflation environment, the bank was able to contain costs, and the annual rise in OPEX is 51% YoY, the lowest among peers.

Best-in-class Stage 3 coverage. The bank also stands out with its 75.7% Stage 3 coverage ratio, the highest among peers.

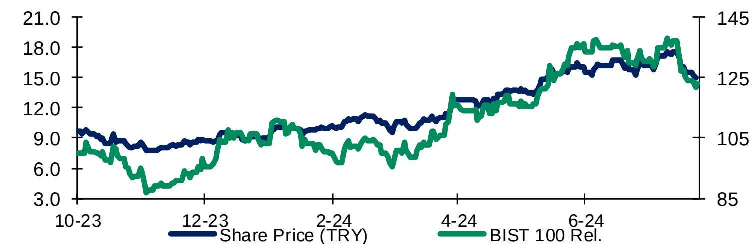
Upside and downside risks. Better-than-expected easing of funding costs is the main upside risk. Greater-than-expected asset quality worsening, and worse-than-expected funding costs pose downside risks.

Mcap (TRYmn)	375,000	Beta (12M)	1.10
Mcap (USDmn)	11,353	Daily Volume (12M)	4,895
Close	15.00	Foreign Ownership in FF	37.7%
Last 12M High	17.77	Free Float (%)	31.0%
Last 12M Low	5.79	Weight	3.97%

Quick Facts (TRY Mn)	2022A	2023A	2024E	2025E
Net interest income	75,203	67,073	90,549	114,997
% Change, YoY	*143.1%*	*-10.8%*	*35.0%*	*27.0%*
Net fee income	16,147	42,438	89,120	120,312
% Change, YoY	*111.9%*	*162.8%*	*110.0%*	*35.0%*
Net income	61,538	72,265	100,599	124,023
% Change, YoY	*356.9%*	*17.4%*	*39.2%*	*23.3%*

Ratios	2022A	2023A	2024E	2025E
NPL ratio	3.0%	2.1%	3.2%	2.5%
CoR (Net)	0.6%	1.0%	1.8%	0.9%
NIM (Swap adj.)	7.4%	3.7%	3.7%	4.5%
ROAA	5.3%	3.7%	3.5%	3.2%
ROTE	44.5%	31.6%	32.1%	30.0%

Multiples	2022A	2023A	2024E	2025E
P/E	2.1	3.2	3.7	3.0
P/BV	0.67	0.87	1.04	0.80



Return	1M	3M	6M	12M
TRY Return (%):	-5.4	9.4	50.1	154.6
US$ Return (%):	-5.9	7.1	37.7	107.7
BIST-100 Relative (%):	-5.3	3.3	19.8	72.7

Source: Bank financials, Seker Invest Research

Kardemir D (OP, 12M TP: TRY 43.62) Upside: 44%

We maintain our 12-month target price for KRDMD of TRY 43.62/share and OUTPERFORM recommendation. Our target price has 44% upside potential compared to the stock's closing price on July 31, 2024.

Incentive for the real estate sector in China: The Chinese government has announced that local governments will purchase empty houses at affordable prices to support the real estate sector. With the plan, 300 billion yuan (USD41.5 billion) of loans will be provided to local government-owned real estate companies at an interest rate of 1.75%. Thus, housing sales are expected to revive.

Strong domestic demand continued to support product prices thanks to the reconstruction theme. We foresee a recovery in global steel demand and prices once central banks, led by the Fed, enter an interest rate reduction process in the second half of 2024. On the cost side, we expect the decline in iron ore and coal prices since the start of the year to reflect in financials in the coming period due to the inventory holding policy.

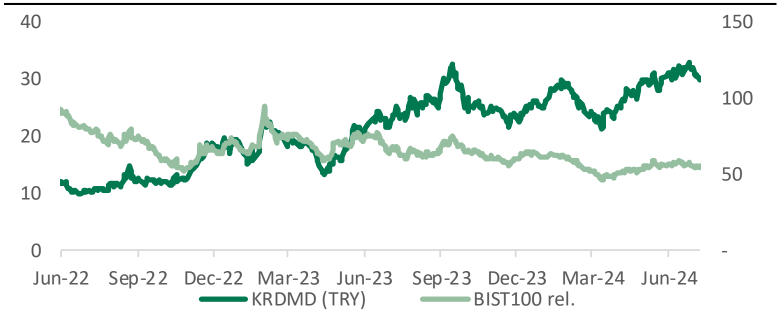
Net cash position. Kardemir has net cash position of 2,368mn at the end of 2024/03.

Risks... A later-than-expected start to the global monetary easing process, a further slowdown in China's real estate sector, plus higher raw material costs and weaker product prices than we expect are the main downside risk factors for our valuation.

Code	KRDMD.TI / KRDMD.IS	Close	30,24
MCAp (TRY m)	23.516	Last 12M High	33,88
MCAp (US$ m)	712	Last 12M Low	21,02
EV (TRY m)	21.148	Beta	0,86
EV (US$ m)	639	Avg. daily trading vol. (US$ m)	63,8
Free float (%)	92	Foreign ownership in FF (%)	13%

Key figures (TRY, mn)	2022	2023
Revenues	54.169	51.621
Growth		-5%
EBITDA	5.105	3.210
EBITDA margin	*9,4%*	*6,2%*
Net profit	1.108	1.588
EPS	1,42	2,04
Dividend yield		5,7%
Net debt / EBITDA	0,19	-0,80
Net debt / Equity	0,05	-0,32
ROAE		5,9%
ROAA		3,2%
Valuation metrics	**2022**	**2023**
P/E	21,3	14,9
EV/EBITDA	2,9	5,1
EV/Sales	0,3	0,3
P/BV	2,4	0,6

Return	1M	3M	YtD	YoY
TRY Return (%):	-4,3	15,8	26,9	27,5
US$ Return (%):	-4,6	13,7	13,2	4,2
BIST-100 Relative (%):	-4,7	8,8	-11,4	-15,7



Source: PDP, Finnet, Seker Invest Research estimates

* IAS-29 Included

Migros (OP, 12M TP: TRY 595.00) Upside: 13%

We maintain our positive outlook on net cash position & market share development…

We maintain our "Outperform" recommendation for Migros, with our 12M TP of TRY 595.00, implying 13% upside potential as of July 31, 2024.

Considering the Company's FMCG market share trajectory; in the modern FMCG market, it had a 15.7% (1Q23: 15.7%) market share in 1Q24, and 9.5% (1Q23: 9.4%) of the total FMCG market thanks to price investments, and its omni & multi format growth strategy. In addition, its store number rose by 396 compared to 1Q23 to 3,387 stores in total in 1Q24. Sales area rose by 6.8%. We note that with the significant growth opportunity in online channels, the Company has reached 81 cities through online operations. The potential rise in online operations and store growth will positively affect net sales and operational profitability in the medium-to-long term. With the rising number of stores & growth of sales area, solid growth in customer traffic & basket size, and the positive contribution of online sales channels, we maintain our positive outlook for Migros.

Thanks to strong cash flow created by the operations, we maintain our positive outlook for Migros, which has significantly reduced its EUR-based debt. In addition, the Company has no hard-currency exposure. At the end of 1Q24, the Company's total financial debt (Inc. IAS-29) was at TRY 1,580mn (1Q23: TRY 4,178mn). As of 1Q24, the Company succeeded to maintain its net cash position.

The Company has announced its net sales growth estimate of high single digit growth(Inc. IAS 29), and it expects its EBITDA margin to improve. At the same time, it targets opening new stores to +250 overall by the end of 2024, and plans for TRY 8,500mn of investment expenditure. The Company also expects its net sales growth estimate of +70% (Exc. IAS 29), and it expects its EBITDA margin growth estimate of ~7.5%-8.0%. We appreciate the current strategy of boosting the private label portfolio and focusing on strategic store openings. We note that Migros has no hard-currency exposure, and has a net cash position as of 2023. Meanwhile, the Company has been able to increase its FMCG market share despite competitive market conditions in a high inflation environment. Moreover, we expect the business lines created by Migros with its various subsidiaries that use online channels effectively to increasingly contribute in the future.

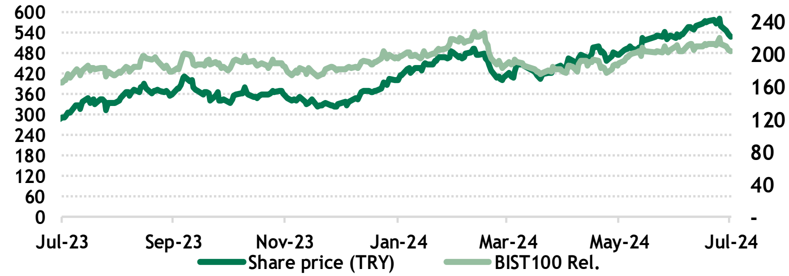
Downside risk for Migros - The rise in personnel expenses after the one-off 49.0% increase in the minimum wage for 2024 will create short-term downside risk for the Company. We add that the rise in input costs due to inflationary pressures, & rising energy prices, are likely to create downside risks.

Code	MGROS TI/MGROS.IS	Close	527,50
MCAp (TRY m)	95.506	Last 12M High	584,00
MCAp (US$ m)	2.887	Last 12M Low	285,69
EV (TRY m)	94.053	Beta	0,94
EV (US$ m)	2.842	Avg. daily trading vol. (US$ m)	24,3
Free float (%)	50,8%	Foreign ownership in FF (%)	50,80

Key figures	2022	2023
Revenues	140.480	181.674
Growth	*287,3%*	*29,3%*
EBITDA	3.761	3.221
EBITDA margin	*2,7%*	*1,8%*
Net profit	9.140	8.829
EPS	50,48	48,76
Dividend yield	0,5%	1,3%
Net debt /EBITDA	-0,27	-0,91
Net debt /Equity	-0,04	-0,07
ROAE	65,4%	25,6%
ROAA	18,3%	9,4%

Valuation metrics	2022	2023
P/E	10,4	10,8
EV/EBITDA	25,0	29,2
EV/Sales	0,7	0,5
P/BV	3,5	2,3

Return	1M	3M	YtD	YoY
TRY Return (%):	-0,5	21,1	59,8	81,5
US$ Return (%):	-1,0	18,6	42,3	48,0
BIST-100 Relative (%):	-0,4	14,4	12,2	23,1



Source: PDP, Migros, Finnet, Seker Invest Research Estimates

*** IAS-29 Included**

Sabanci Holding (OP, 12M TP: TRY 146.55) Upside: 47%

We remain our 12-month target price for Sabancı Holding (SAHOL.TI) for TRY 146,55/share. The stock has %47 upside potential compared to its closing price on July 31, 2024. We maintain our OUTPERFORM recommendation.

The Holding's solo net cash position rose to TRY 14.4bn doubling from TRY 7bn at the end of 2023 with the impact of the Exsa merger and dividend inflows. Net Debt/EBITDA was 0.9x, well below the Holding's midterm target of a maximum 2.0x

We expect the strong cash position, recent investment focus, higher FX revenue target and regular dividend policy to be ongoing catalysts of stock performance.

Sabancı Holding plans to invest in climate, advanced material, and digital technologies over the next five years, which will account for 75% of overall investments. 25% of investments will remain in the core business lines.

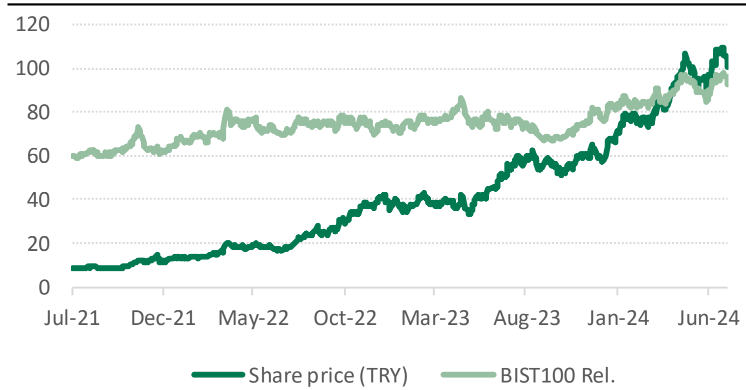
In line with targetting increased foreign currency revenues, the group is focused on overseas investments. The Holding targets 30% foreign currency revenues especially through investments in the energy industry. Accordingly, a new company called Sabancı İklim Teknolojileri A.Ş. has been established. That company, along with Safar Partners (one of America's leading venture capital fund managers) has formed a strategic partnership. With this partnership, Sabancı İklim Teknolojileri A.Ş. will invest in start-ups in the Safar Partners network and funds.

Code	SAHOL.TI/SAHOL.IS	Close	99,35
MCAp (TRY m)	210.458	Last 12M High	111,00
MCAp (US$ m)	6.372	Last 12M Low	50,39
EV (TRY m)	252.215	Beta	1,10
EV (US$ m)	7.665	Avg. daily trading vol. (US$ m)	72,3
Free float (%)	49,61	Foreign ownership in FF (%)	46

Key figures	2022	2023
Revenues (non-bank)	123.593	137.009
Growth		*10,9%*
Net profit	39.421	15.427
EPS	19,32	7,56
ROAE		6,5%
ROAA		0,7%

Valuation metrics	2022	2023
P/E	5,1	13,1
P/BV	0,4	0,5

Return	1M	3M	YtD	YoY
TRY Return (%):	3,8	12,1	71,2	79,2
US$ Return (%):	3,5	10,1	52,8	46,5
BIST-100 Relative (%):	3,4	5,4	19,6	18,5



Source: PDP, Finnet, Seker Invest Research estimates

* IAS-29 Included

Sisecam (OP, 12M TP TRY 78.70)

Upside: 67%

Subsidiary created new company

Sisecam has announced that in order to restructure its non-operational subsidiary in Ukraine, which is 100%-owned by its subsidiary Sisecam Investment B.V. (SIBV), the establishment of a new company named Pivdenna BV in the Netherlands by SIBV was completed on July 15, 2024. The capital of the company, established as a 100%-subsidiary of SIBV, is USD 6.6 million.

In order to manage İsbank's subsidiary portfolio, including Şişecam, under the roof of a Holding to be newly established as a 100% subsidiary of the bank, it has been stated that the processes related to the 'partial demerger in the simplified procedure with the subsidiary model' are continuing, but it is not possible to finalise the partial demerger process within the legal period until August 31 2024. After this date, it has been reported that whether or not a new application will be made will be evaluated separately, taking into account the evaluations to be received from the relevant Institutions.

Sisecam has announced its 1Q24 financial results, adjusted for inflation accounting by applying the TAS 29 "Financial Reporting in Hyperinflationary Economies" Standard. Accordingly, the company has announced a net profit of TRY 2,355mn for 1Q24, and 1Q23 net profit of TRY 5,324mn, down 55% y-o-y. Sales revenue of TRY 40,584mn was down 16% y-o-y in 1Q24 (1Q23: TRY 48,556mn). Sisecam achieved TRY 3,133mn of EBITDA in 1Q24 (1Q23: TRY 8,595mn), where the EBITDA margin narrowed 10.0pp to 7.7% (1Q23: EBITDA margin: 17.7%).

The company repurchased 1,000,000 nominal shares (total price of TRY 46,950,000) within the average price range of TRY 46.84 - TRY 47.02 per share at the stock exchange in July. With the exception of the block sale on November 2022 and May 2023, the shares of SISE held by the company reached 66,778,416 nominal shares (total repurchased shares other than block sales correspond to 2.180% of the company's capital). Prior to July, Sisecam had last buyback shares in June. Shares acquired under the buyback program could positively support the share performance.

As of July 31, 2024, SISE stock had lost 6.3% over the previous month. Regarding returns relative to the BIST 100, the stock had underperformed by 6.3% over the previous month.

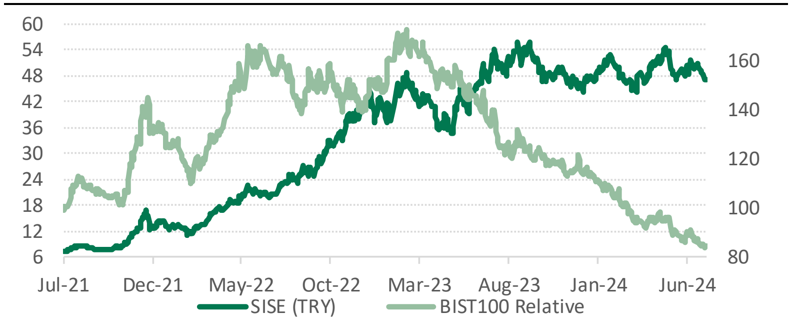
We maintain our 12-month target of TRY 78.70/share and 'Outperform' recommendation for SISE by giving a 70% weight to the discounted cash flow (DCF) analysis and 30% weight to the valuation of comparable international peer company multiples. Our TP has 67% upside potential compared to the share closing price on July 31, 2024.

Code	SISE.TI / SISE.IS	Close	47,04
MCAp (TRY m)	144.094	Last 12M High	56,67
MCAp (US$ m)	4.355	Last 12M Low	43,74
EV (TRY m)	196.168	Beta	1,01
EV (US$ m)	5.968	Avg. daily trading vol. (US$ m)	81,9
Free float (%)	49	Foreign ownership in FF (%)	20%

Key figures (TRY, mn)	2022	2023
Revenues	170.655	151.994
Growth		*-10,9%*
EBITDA	33.778	20.727
EBITDA margin	*19,8%*	*13,6%*
Net profit	22.739	17.121
EPS	7,42	5,59
Dividend yield	1,7%	1,5%
Net debt /EBITDA	0,87	2,24
Net debt /Equity	0,21	0,28
ROAE		11,2%
ROAA		5,5%

Valuation metrics	2022	2023
P/E	5,8	8,2
EV/EBITDA	4,8	9,0
EV/Sales	0,9	1,2
P/BV	0,9	0,9

Return	1M	3M	YtD	YoY
TRY Return (%):	-6,3	-5,4	4,1	-10,7
US$ Return (%):	-6,8	-7,4	-7,4	-27,2
BIST-100 Relative (%):	-6,2	-10,7	-26,9	-39,4



Source: PDP, Finnet, Seker Invest Research estimates

* IAS-29 Included

TAV Airports Holding (OP, 12M TP: TRY 355.00) Upside: 37%

Expanding portfolio is a catalyst for the stock…

➢ **Thanks mainly to the solid performance of Almaty operations, its prospective inorganic growth opportunities and continuing operational growth, we expect TAV's positive outlook for 2024 to persist.** We expect the Group's expanding portfolio to act as a catalyst for the stock. **We maintain our "Outperform" recommendation for TAV with our TP of TRY 355.00, implying 37% upside as at 31 July, 2024.**

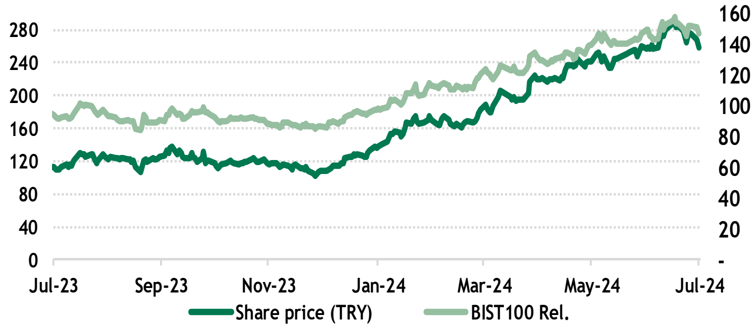
➢ **The Company's 2024 & 2025 Expectations:** The Company expects sales revenue of around €1,500-1,570mn for 2024. It anticipates total PAX at 100-110mn for 2024 (Int' PAX: 67-73mn). The Company also expects EBITDA of around €430-490mn, and €260-300mn (Previous: €230-270mn) CapEx for 2024. The net debt/EBITDA target is expected at 3.5-4.5x for 2024. The Company foresees net sales revenue of around 14-18% CAGR (2022-2025) & total passenger traffic of around 10-14% CAGR (2022-2025) in 2025 (including the New Ankara (2025+) Esenboga concession). The Company has an EBITDA margin expectation in 2025 above that achieved in 2022. It expects a Net Debt/EBITDA ratio of around 2.5-3.0 by the end of 2025. TAV's EBITDA expectation for 2025 is around 14-20% CAGR (2022-2025). The Company expects €90-110mn CapEx for 2025.

➢ **We expect operations to remain stronger in 2024E -** The Company has completed 100% of the construction of Almaty Airport's new international terminal, and it started to serve in June, 1. The Company expects the new terminal to open in June 2024, foreseeing a doubling in the number of passengers with the capacity investment (approximately over 14 million passengers per year). With the new terminal, the Company expects duty-free sales revenues and customers' lounge spending to increase. Since the seasonality effect at Almaty Airport is less than at other airports, it is one of the key facilities supporting the Company's consolidated EBITDA. The strong course of international flights at Almaty Airport and the positive impact of international cargo operations will remain positive for the Company going forward. In addition, the Company expects the new terminal of Antalya Airport to be opened in 1Q25 (84% completed as of 2Q24). It expects the new terminal to make a positive contribution to retail expenditure per passenger through the capacity investment made. Currently, the acquisition of Almaty International Airport, and the recovery & increase to be observed in the total number of domestic and international passengers of the Group's airports operated by TAV pose upside risk for the Company. Granting concessions for additional investments to increase the capacity of Antalya & Ankara Esenboğa Airport will continue to provide added value. The seasonal effect of airports operated especially in regions where summer tourism is strong will make a positive contribution to TAV's continued strong performance in the short-medium term.

➢ Currently, the acquisition of Almaty International Airport, and the recovery & increase to be observed in the total number of domestic and international passengers of the Group's airports operated by TAV pose upside risk for the Company. On the other hand, slower than expected recovery in air passenger traffic, the emergence of another pandemic leading to lockdowns and flight restrictions, natural disasters, geopolitical tension, etc., leading to lower than expected growth comprise the main downside risks to our valuation.

Code	TAVHL.TI/TAVHL.IS	Close	258,75
MCAp (TRY mn)	93.999	Last 12M High	294,75
MCAp (US$ mn)	2.841	Last 12M Low	99,95
EV (TRY mn)	136.888	Beta	1,02
EV (US$ mn)	4.148	Avg. Daily Trading Vol. (US$ mn)	21,6
Free Float (%)	47,66	Foreign Ownership in FF (%)	70,78

Key Figures (TRY mn)	2022	2023	2024E	2025E
Revenues	18.308	34.433	55.929	70.868
Growth	235,36%	88,07%	62,43%	26,71%
EBITDA	5.515	10.200	17.195	21.898
EBITDA Margin	30,1%	29,6%	30,7%	30,9%
Net Profit	1.899	7.530	6.955	8.844
EPS	5,23	20,73	19,15	24,35
Dividend Yield	0,0%	0,0%	0,0%	0,0%
Net Debt/EBITDA (x)	5,05	3,41	4,05	3,20
Net Debt/Equity (x)	1,20	0,76	1,16	0,95
ROAE	9,9%	21,8%	13,1%	13,2%
ROAA	2,8%	6,3%	4,0%	4,2%
Valuation Metrics	**2022**	**2023**	**2024E**	**2025E**
P/E	49,50	12,48	13,51	10,63
EV/EBITDA	24,82	13,42	7,96	6,25
EV/Sales	7,48	3,98	2,45	1,93
P/BV	4,06	2,04	1,56	1,27
Return	**1M**	**3M**	**YtD**	**YoY**
TRY Return (%):	-0,29	17,67	140,70	130,41
US$ Return (%):	-0,86	15,20	114,22	87,92
BIST-100 Relative (%):	-0,20	11,11	69,01	56,30



Source: PDP, TAV Airports Holding, Finnet, Seker Invest Research Estimates

Turkcell (OP, 12M TP: TRY 116.50) Upside: 10%

We maintain our 12-month target price for TCELL for TRY 116.50/share. The stock has 10% upside potential compared to its closing price on July 31, 2024. We maintain our OUTPERFORM recommendation.

- We expect the telecommunications sector to remain among the sheltered sectors during the inflationary process in 2024. Additionally, even if deflation begins, we anticipate that ARPU growth will increase above inflation as contracts are renewed and price increases come into effect.

We believe that successful price adjustments, coupled with increased mobility and user numbers due to the tourism season, will support the mobile segment, while the lower contract term strategy will support the fixed broadband segment.

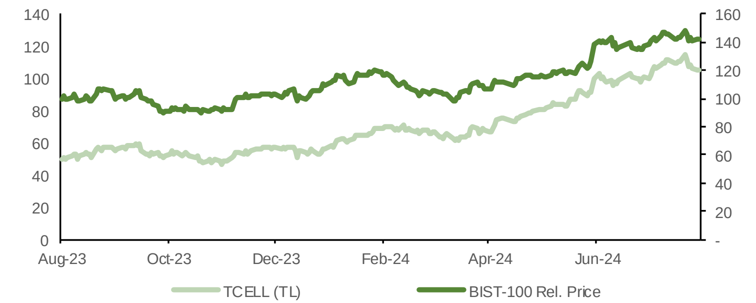
In the fixed broadband segment the company aims to reflect price adjustments more easily to subscribers by directing them to 12-month commitment packages. With this strategy, the subscriber share of 12-month committed tariffs among individual fiber subscribers reached 74% and individual fiber ARPU rose 13.7% YoY.

2024 guidance: Turkcell expects low double-digit revenue growth in 2024. The company also expect 42% EBITDA margin and operational capex/sales of 23% in 2024.

Code	TCELL TI/TCELL.IS	Close	105,60
MCap (TRY m)	231.880	Last 12M High	115,30
MCap (US$ m)	7.020	Last 12M Low	46,60
EV (TRY m)	270.873	Beta	0,97
EV (US$ m)	8.228	Avg. daily trading vol. (US$ m)	69,8
Free float (%)	54,00	Foreign ownership in FF (%)	73,81

Key figures (TRY mn)	2022	2023
Revenues	93.487	102.963
Growth (%)		10,1%
EBITDA	36.608	43.877
EBITDA margin (%)	39,2%	42,6%
Net profit	6.880	12.554
EPS (TRY)	3,13	8,83
Net debt /Equity (x)	0,35	0,51
ROAE (%)		10,0%
ROAA (%)		4,8%
P/E	33,8	12,0
EV/EBITDA	4,2	4,1
EV/Sales	1,6	1,7
P/BV	1,6	1,6

Return	1M	3M	YtD	YoY
TRY Return (%):	4,8	30,4	87,9	105,8
US$ Return (%):	4,4	28,0	67,6	68,2
BIST-100 Relative (%):	4,3	22,6	31,3	36,0



Source: PDP, Finnet, Seker Invest Research estimates

* IAS-29 Included

Turkish Airlines (OP, 12M TP: TRY 475.40) Upside: 64%

Strong PAX growth trend points to rising operational success in 2024E…

➢ We believe that Turkish Airlines offers a strong and operational fleet structure and significant growth potential with the aircraft to be added to the fleet in the future. Turkish Airlines has outpaced its peers in increasing its capacity in 2023, while at the same time, normalizing cargo operations still supports profitability. We expect cargo operations to continue supporting THY's operational structure. We underline that the Company's regional revenue distribution provides THY with a natural hedge against FX volatility and is supportive of the Company's revenues. We expect the Company to carry 92 million passengers in 2024E. We calculate that ASK can grow by 10.4% YoY in 2024E. We value the carrier's shares through a DCF (60%) and peer comparison analysis (40%), our 12M TP indicates upside potential of 64%. **We maintain our "Outperform" rating, as the company is apt to pioneer a new era that will broaden the growth horizons in Turkish aviation.**

➢ **Operations continue to recover amid strong PAX growth -** THY's PAX rose by 1.0% YoY for June 2024 due to the increase in international passengers compared to June 2023. THY's total PAX in June 2024 was at 7.82mn. Meanwhile, in June 2024, the share of international PAX in total PAX was 61.5%. The total load factor was down, at 82.3% in June 2024. The carrier's international PAX rose by 1.9% YoY to 4.81mn in June 2024; domestic PAX declined by 0.3% YoY to 3.01mn in June 2024. Also, THY's cargo operations volume was positive, up 26.0% YoY in June 2024.

➢ We expect Turkish Airlines' operationally successful results to continue in 2024E, with the suppressed flight demand of previous quarters being compensated by a strong recovery trend in 2023 and the effect of the strong improvement in the number of passengers, especially in international routes. We expect passenger demand to remain relatively strong in the following periods. We estimate that passenger traffic, sales revenues, and EBITDA will maintain their uptrend in 2024E. We expect Turkish Airlines' total number of passengers to rise by approximately 10.2% YoY, to 92 million.

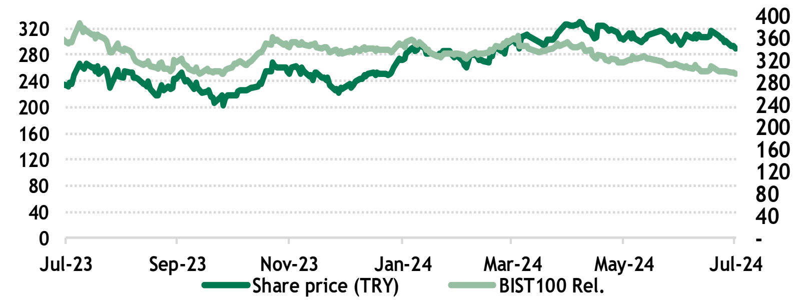
➢ The Company expects the number of aircraft under the THY brand to exceed 800 by 2033, while the number of passengers will exceed 170 million in 2033. THY predicts a net debt/EBITDA figure in the range of 1-1.5x in 2023, and potentially in the range of 2-2.5x by 2033. THY has also decided to purchase 230 aircraft on firm order and 125 aircraft with the right to purchase, for a total of 355 aircraft, within the framework of its Strategic Plan covering the years 2023-2033.

➢ **Risks -** The major downside risks are slower than expected global growth, rising protectionism and geopolitical risk, i.e., lower than expected demand growth, higher-than expected capacity growth leading to lower yields, higher-than-expected jet fuel prices hurting demand and profitability, and an unfavorable course of US$/JPY and €/US$ rates.

Code	THYAO TI/THYAO.IS	Close	289,25
MCAp (TRY m)	399.165	Last 12M High	332,00
MCAp (US$ m)	12.065	Last 12M Low	203,00
EV (TRY m)	647.643	Beta	1,04
EV (US$ m)	19.762	Avg. daily trading vol. (US$ m)	330,0
Free float (%)	50,5%	Foreign ownership in FF (%)	41,30

Key figures	2022	2023
Revenues	311.169	504.398
Growth	*219,5%*	*62,1%*
EBITDA	78.684	115.397
EBITDA margin	*25,3%*	*22,9%*
Net profit	47.429	163.003
EPS	34,37	118,12
Dividend yield	0,0%	0,0%
Net debt /EBITDA	2,23	2,10
Net debt /Equity	0,97	0,53
ROAE	34,9%	51,0%
ROAA	10,2%	20,0%
Valuation metrics	**2022**	**2023**
P/E	8,4	2,4
EV/EBITDA	8,2	5,6
EV/Sales	2,1	1,3
P/BV	2,2	0,9

Return	1M	3M	YtD	YoY
TRY Return (%):	-6,3	-11,3	26,5	23,5
US$ Return (%):	-6,9	-13,1	12,6	0,7
BIST-100 Relative (%):	-6,2	-16,2	-11,2	-16,3



Source: PDP, THY, Finnet, Seker Invest Research Estimates

Recommendations List

Şeker Invest

Recommendation List

August 1, 2024

BANKING	Close (TRY)	Rating	TP (TRY)	Mcap TRY mn	Target Mcap TRY mn	Upside Potential	P/E	P/BV
AKBNK	61,90	OP	74,85	321.880	389.246	20,9%	5,40	1,46
GARAN	123,80	OP	138,30	519.960	580.874	11,7%	5,31	1,86
HALKB	17,03	MP	21,44	122.357	154.046	25,9%	11,46	0,92
ISCTR	15,00	OP	18,52	375.000	462.946	23,5%	5,11	1,36
TSKB	12,60	OP	12,13	35.280	33.978	-3,7%	4,66	1,52
VAKBN	20,36	MP	26,43	201.888	262.030	29,8%	6,20	1,09
YKBNK	30,20	OP	39,06	255.101	329.931	29,3%	4,16	1,39

HOLDING	Close (TRY)	Rating	TP (TRY)	Mcap TRY mn	Target Mcap TRY mn	Upside Potential	P/E	P/BV
KCHOL	215,10	OP	308,72	545.472	782.891	43,5%	8,67	1,19
SAHOL	99,35	OP	146,55	208.672	307.801	47,5%	16,80	0,84
TAVHL	258,75	OP	355,00	93.999	128.965	37,2%	9,07	1,77

INDUSTRIAL	Close (TRY)	Rating	TP (TRY)	Mcap TRY mn	Target Mcap TRY mn	Upside Potential	P/E	P/BV
AKCNS	149,40	OP	210,60	28.602	40.319	41,0%	16,52	1,82
AKSEN	41,28	OP	55,00	50.623	67.450	33,2%	10,96	1,41
ARCLK	168,00	OP	282,90	113.522	191.160	68,4%	24,38	1,47
ASELS	62,50	OP	72,00	285.000	328.298	15,2%	29,51	2,80
BIMAS	625,50	OP	660,80	379.804	401.240	5,6%	20,92	4,55
CCOLA	846,00	OP	998,00	215.198	253.863	18,0%	10,70	4,84
CIMSA	33,72	OP	41,94	31.885	39.658	24,4%	12,58	1,54
DOAS	240,50	OP	360,00	52.910	79.200	49,7%	3,13	1,02
EREGL	56,05	OP	56,13	196.175	196.458	0,1%	20,56	0,94
FROTO	994,00	OP	1.320,00	348.805	463.200	32,8%	6,99	3,88
KRDMD	30,24	OP	43,62	23.594	34.032	44,2%	13,82	0,82
MGROS	527,50	OP	595,00	95.506	107.726	12,8%	12,45	2,25
PETKM	24,14	OP	28,30	61.180	71.732	17,2%	5,29	1,07
PGSUS	224,00	OP	259,84	112.000	129.920	16,0%	6,22	2,03
SELEC	57,85	MP	61,50	35.925	38.190	6,3%	-	2,05
SISE	47,04	OP	78,70	144.094	241.075	67,3%	10,18	0,92
TCELL	105,60	OP	116,50	232.320	256.301	10,3%	15,03	1,62
THYAO	289,25	OP	475,40	399.165	656.051	64,4%	2,41	0,77
TOASO	280,00	OP	387,00	140.000	193.501	38,2%	9,24	3,92
TTKOM	51,10	MP	56,78	178.850	198.717	11,1%	11,02	1,58
TUPRS	163,30	OP	238,46	314.646	459.470	46,0%	6,16	1,38
VESBE	20,02	OP	30,55	32.032	48.887	52,6%	7,58	1,25
ZOREN	5,47	MP	4,80	27.350	23.990	-12,3%	2,64	0,56

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