

Monthly Investor Report: October 2025

Issuance Details

Issuance	Nominal Value	Maturity Date	Coupon Rate	Derivatives
2025-1	3.915.283.500	12.06.2030	35,60%	N/A

Issuer Details

Issuer	Akbank T.A.Ş
Issuer Country	Turkey
Investor Relations Web Site	http://www.akbank.com/en-us/investor-relations/Pages/default.aspx
Covered Bond Communique	https://www.cmb.gov.tr/SiteApps/Tebliğ/File/495

Rating Information

	Moody's	Fitch
Long - Term FX Bank Deposit / Long-Term IDR	B1	BB-
Long - Term TL Bank Deposit / Local Currency Long-Term IDR	B1	BB-
Covered Bond	-	-

Program Information

Issuer	Akbank T.A.Ş
Rating Agency	-
Listing Agent	
Cover Monitor	KPMG
Trustee	BONY
Fiscal Agent	BONY
Calculation Agent	BONY
Exchange Agent	
Transfer Agent	
Registrar	Clearstream

Overcollateralization Ratio

Legal Coverage Ratio	2%
Contractual	12,5%
Current	1,123.94%

Bond Legal Maturity

Less than 1 year	
1-2 years	
2-3 years	
3-4 years	
4-5 years	
5-10 years	3.915.283.500

Net Present Value Stress Test

	Pool			Payment	
	Mortgage Pool	Substitute Assets	Cover Assets Total	Covered Bond	Payments Total
Nominal	52,058,538,996	110,000,000	52,168,538,996	3,915,283,500	3,915,283,500
Cash Flows (12M)	16,036,440,656	22,544,042	16,058,984,698	1,413,199,828	1,413,199,828
PV	57,984,174,532	100,425,336	58,084,599,867	4,745,689,880	4,745,689,880
Stressed PV Up	55,392,118,453	96,563,186	55,488,681,639	4,425,067,320	4,425,067,320
Stressed PV Down	60,596,280,896	104,467,328	60,700,748,223	5,102,532,675	5,102,532,675
Currency UP PV	57,984,174,532	100,425,336	58,084,599,867	4,745,689,880	4,745,689,880
Currency Down PV	57,984,174,532	100,425,336	58,084,599,867	4,745,689,880	4,745,689,880
Substitute/Pool	0	100,425,336	58,084,599,867		
Overcollateralization	57,984,174,532	100,425,336	0		

Net Present Value Stress Test

	True Passed?	Test Result
Nominal	Yes	7.51%
Cash Flows (12M)	Yes	8.80%
PV	Yes	1,123.94%
Stressed PV Up	Yes	7.97%
Stressed PV Down	Yes	8.41%
Currency UP PV	Yes	8.17%
Currency Down PV	Yes	8.17%
Substitute/Pool	Yes	0.17%
Overcollateralization	Yes	2.12%

Residential Cover Pool Data

Period Start Date	01.10.2025
Period End Date	31.10.2025
Number of Mortgage Loans	73,923
Number of Eligible Mortgage Loans	73,923
Mortgage Loan Pool Size (TL)	51,997,567,046
Number of Borrower	73,440
Average Mortgage Loan Balance	703,402
Maximum Mortgage Loan Balance	20,841,775
Current Loan to Value Limit for Residential Mortgage Loans	75%
Current Loan to Value Limit for Commercial Mortgage Loans	50%
Weighted Average LTV Ratio	26%
Weighted Average Interest Rate	2.64%
Weighted Average Seasoning (months)	19
Weighted Average Term to Maturity (months)	74
Maximum Terms to Maturity (months)	117
Expected WAL of Cover Pool	
Expected WAL of outstanding Covered Bonds (years)	
Interest to be Received for 1 year	15,814,171,025
Principal to be Received for 1 year	5,151,710,544
Substitute Asset Balance	110,000,000
Substitute Assets in Cover Pool	0.17%

Cover Asset Characteristics

Residential Mortgage Loans	51,997,567,046
Government Bonds	110,000,000
Other Substitute Assets	
Cash	
Other Cover Assets	
Totals	52,107,567,046

Arrears and Defaulted Loans Outstanding

Arrears Breakdown	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>1 to <=5 day	99	0.13%	73,165,730	0.14%
>5 to <=10	0	0.00%	0	0.00%
>10 to <=15	2	0.00%	166,111	0.00%
>15 to <=30	0	0.00%	0	0.00%
>30 to <=59	0	0.00%	0	0.00%
>=60	0	0.00%	0	0.00%
Total	73,923	0.14%	51,997,567,046	0.14%

Current Loan Balance

Current Principal Balance	No of Contracts	% of Contracts	Outstanding	% of Outstanding
<10,000	1,209	2%	8,262,822	0%
>=10,000 <50,000	6,638	9%	184,281,633	0%
>=50,000 <100,000	5,901	8%	440,541,545	1%
>=100,000 <200,000	7,669	10%	1,096,164,475	2%
>=200,000 <300,000	3,810	5%	946,446,245	2%
>=300,000 <400,000	3,380	5%	1,184,939,702	2%
>=400,000 <500,000	4,129	6%	1,876,914,573	4%
>=500,000 <750,000	10,203	14%	6,395,315,646	12%
>=750,000 <1,000,000	11,343	15%	10,123,961,661	19%
>=1,000,000 <1,250,000	7,522	10%	8,421,414,901	16%
>=1,250,000 <1,500,000	5,107	7%	7,052,192,593	14%
>=1,500,000 <2,000,000	4,437	6%	7,766,203,763	15%
>=2,000,000	2,575	3%	6,500,927,487	13%
Total	73,923	100%	51,997,567,046	100%

Interest Rate Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Fixed	73,923	100%	51,997,567,046	100%
Floating	0	0%	0	0%
Other	0	0%	0	0%
Total	73,923	100%	51,997,567,046	100%

Current LTV

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>%100	0	0.00%	0	0.00%
>%80 <=%100	0	0.00%	0	0.00%
>%75 <=%80	0	0.00%	0	0.00%
>%70 <=%75	3	0.00%	6,387,129	0.01%
>%65 <=%70	25	0.03%	58,919,213	0.11%
>%60 <=%65	59	0.08%	121,996,436	0.23%
>%55 <=%60	260	0.35%	366,333,297	0.70%
>%50 <=%55	451	0.61%	611,441,600	1.18%
>%45 <=%50	1,663	2.25%	2,340,106,557	4.50%
>%40 <=%45	2,824	3.82%	3,608,459,733	6.94%
>%35 <=%40	5,039	6.82%	6,378,052,504	12.27%
<=%35	63,599	86.03%	38,505,870,576	74.05%
Total	73,923	100.00%	51,997,567,046	100.00%

Seasoning

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	19,238	26.02%	22,314,082,563	42.91%
>12 <=18	9,224	12.48%	9,319,546,778	17.92%
>18 <=24	7,581	10.26%	6,850,200,113	13.17%
>24 <=30	6,610	8.94%	4,626,896,585	8.90%
>30 <=36	9,295	12.57%	5,820,899,094	11.19%
>36 <=42	918	1.24%	549,029,317	1.06%
>42 <=48	2,618	3.54%	562,610,675	1.08%
>48 <=54	4,857	6.57%	804,873,687	1.55%
>54 <=60	4,331	5.86%	573,557,075	1.10%
>60 <=66	2,296	3.11%	224,643,620	0.43%
>66 <=72	2,894	3.91%	244,876,661	0.47%
>72 <=78	61	0.08%	4,272,647	0.01%
>78 <=84	14	0.02%	555,268	0.00%
>84 <=90	57	0.08%	2,529,095	0.00%
>90 <=96	518	0.70%	23,165,503	0.04%
>96 <=102	592	0.80%	21,925,830	0.04%
>102 <=108	1,348	1.82%	35,561,634	0.07%
>108 <=114	1,121	1.52%	15,700,441	0.03%
>114 <=120	350	0.47%	2,640,460	0.01%
>120	0	0.00%	0	0.00%
Total	73,923	100.00%	51,997,567,046	100.00%

Year of Origination

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
2014	1	0.00%	5,859	0.00%
2015	66	0.09%	609,987	0.00%
2016	2,636	3.57%	44,063,812	0.08%
2017	2,531	3.42%	96,606,735	0.19%
2018	404	0.55%	21,569,284	0.04%
2019	1,521	2.06%	137,588,052	0.26%
2020	4,941	6.68%	597,508,899	1.15%
2021	10,689	14.46%	1,726,096,945	3.32%
2022	3,324	4.50%	1,857,318,510	3.57%
2023	13,654	18.47%	10,323,078,555	19.85%
2024	24,652	33.35%	25,188,810,850	48.44%
2025	9,504	12.86%	12,004,309,558	23.09%
Total	73,923	100.00%	51,997,567,046	100.00%

Terms to Maturity

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	4,824	6.53%	247,851,981	0.48%
>12 <=18	3,067	4.15%	310,990,821	0.60%
>18 <=24	2,273	3.07%	471,848,944	0.91%
>24 <=30	4,141	5.60%	1,760,904,374	3.39%
>30 <=36	2,474	3.35%	1,334,088,084	2.57%
>36 <=42	2,656	3.59%	1,845,604,029	3.55%
>42 <=48	2,788	3.77%	2,173,660,258	4.18%
>48 <=54	8,223	11.12%	6,083,956,220	11.70%
>54 <=60	6,157	8.33%	5,155,775,359	9.92%
>60 <=66	6,008	8.13%	3,526,078,015	6.78%
>66 <=72	5,761	7.79%	3,311,676,786	6.37%
>72 <=78	2,236	3.02%	1,719,621,549	3.31%
>78 <=84	1,305	1.77%	1,234,390,298	2.37%
>84 <=90	7,392	10.00%	6,289,719,196	12.10%
>90 <=96	2,393	3.24%	2,132,953,094	4.10%
>96 <=102	4,528	6.13%	4,604,003,574	8.85%
>102 <=108	3,403	4.60%	3,905,289,968	7.51%
>108 <=114	2,792	3.78%	3,626,153,651	6.97%
>114 <=120	1,502	2.03%	2,263,000,846	4.35%
Total	73,923	100.00%	51,997,567,046	100.00%

Security Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
First Lien Mortgage	73,923	100%	51,997,567,046	100%
Non First Lien Mortgage	0	0%	0	0%
Total	73,923	100%	51,997,567,046	100%

Payment Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Principal and Interest	73,923	100%	51,997,567,046	100%
Interest Only	0	0%	0	0%
Total	73,923	100%	51,997,567,046	100%

Prepayment Option

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Loan with Prepayment Option	73,923	100%	51,997,567,046	100%
Loan without Prepayment Option	0	0%	0	0%
Total	73,923	100%	51,997,567,046	100%

Borrower Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Employed	56,799	77%	40,958,562,961	79%
Self Employed	7,210	10%	5,767,750,181	11%
Unemployed	95	0%	41,454,478	0%
Student	7	0%	2,368,760	0%
Retired	8,612	12%	4,394,991,955	8%
Other	1,200	2%	832,438,712	2%
Total	73,923	100%	51,997,567,046	100%

Occupancy Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Investment Purpose	10,805	15%	5,477,927,654	11%
Owner Occupied	62,139	84%	45,993,549,123	88%
Vacation	979	1%	526,090,269	1%
Total	73,923	100%	51,997,567,046	100%

City Concentration

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Top 1	18,056	24.43%	13,428,228,449	25.82%
Top 5	41,656	56.35%	30,893,334,378	59.41%
Top 10	51,251	69.33%	37,546,093,828	72.21%
Top 20	63,409	85.78%	45,499,987,735	87.50%
Top 30	67,643	91.50%	48,155,821,147	92.61%
Total	73,923	100.00%	51,997,567,046	100.00%

City

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Adana	1,840	2.49%	1,082,914,985	2.08%
Adiyaman	43	0.06%	20,408,571	0.04%
Afyonkarahisar	213	0.29%	149,530,517	0.29%
Ağrı	57	0.08%	39,982,727	0.08%
Amasya	235	0.32%	151,875,340	0.29%
Ankara	11,680	15.80%	9,244,874,343	17.78%
Antalya	3,046	4.12%	2,149,083,285	4.13%
Artvin	183	0.25%	120,713,153	0.23%
Aydin	1,236	1.67%	821,006,087	1.58%
Balıkesir	1,323	1.79%	861,803,170	1.66%
Bilecik	192	0.26%	111,174,894	0.21%
Bingöl	7	0.01%	5,784,296	0.01%
Bitlis	10	0.01%	6,067,177	0.01%
Bolu	192	0.26%	165,784,951	0.32%
Burdur	110	0.15%	50,133,804	0.10%
Bursa	2,211	2.99%	1,504,168,969	2.89%
Çanakkale	667	0.90%	496,132,401	0.95%
Çankiri	90	0.12%	53,524,947	0.10%
Çorum	318	0.43%	148,218,506	0.29%
Denizli	1,178	1.59%	871,485,432	1.68%
Diyarbakir	761	1.03%	560,583,198	1.08%
Edirne	415	0.56%	237,355,006	0.46%
Elazığ	85	0.11%	55,966,403	0.11%
Erzincan	59	0.08%	35,245,221	0.07%
Erzurum	205	0.28%	164,931,075	0.32%
Eskişehir	1,358	1.84%	1,112,601,863	2.14%
Gaziantep	1,286	1.74%	855,549,740	1.65%
Giresun	261	0.35%	134,643,177	0.26%
Gümüşhane	31	0.04%	20,403,155	0.04%
Hakkari	0	0.00%	0	0.00%
Hatay	210	0.28%	90,287,366	0.17%
Isparta	116	0.16%	79,423,843	0.15%
Mersin	1,866	2.52%	1,090,514,563	2.10%
Istanbul	18,056	24.43%	13,428,228,449	25.82%
Izmir	6,161	8.33%	4,556,843,516	8.76%
Kars	148	0.20%	90,294,386	0.17%
Kastamonu	166	0.22%	108,845,209	0.21%
Kayseri	779	1.05%	421,237,381	0.81%
Kirklareli	367	0.50%	225,387,091	0.43%
Kırşehir	87	0.12%	48,680,569	0.09%
Kocaeli	2,212	2.99%	1,476,274,548	2.84%
Konya	972	1.31%	642,875,590	1.24%
Kütahya	261	0.35%	163,719,727	0.31%
Malatya	77	0.10%	38,333,791	0.07%
Manisa	2,394	3.24%	1,421,495,351	2.73%
Kahramanmaraş	335	0.45%	172,206,246	0.33%
Mardin	66	0.09%	40,310,032	0.08%
Muğla	1,420	1.92%	1,138,218,719	2.19%
Muş	26	0.04%	17,843,341	0.03%
Nevşehir	67	0.09%	44,806,173	0.09%
Niğde	151	0.20%	95,039,354	0.18%
Ordu	409	0.55%	272,459,287	0.52%
Rize	104	0.14%	47,624,498	0.09%
Sakarya	704	0.95%	458,132,895	0.88%
Samsun	1,029	1.39%	671,028,740	1.29%
Siirt	58	0.08%	32,158,151	0.06%
Sinop	117	0.16%	64,370,821	0.12%
Sivas	182	0.25%	126,316,323	0.24%
Tekirdağ	2,713	3.67%	1,514,304,785	2.91%
Tokat	302	0.41%	199,809,305	0.38%
Trabzon	285	0.39%	197,387,803	0.38%
Tunceli	6	0.01%	2,467,411	0.00%
Şanlıurfa	306	0.41%	177,187,047	0.34%

Uşak	156	0.21%	105,847,879	0.20%
Van	150	0.20%	112,496,984	0.22%
Yozgat	204	0.28%	119,942,786	0.23%
Zonguldak	275	0.37%	225,225,325	0.43%
Aksaray	126	0.17%	60,031,336	0.12%
Bayburt	8	0.01%	3,816,746	0.01%
Karaman	79	0.11%	47,166,391	0.09%
Kirikkale	444	0.60%	234,032,013	0.45%
Batman	175	0.24%	119,322,873	0.23%
Şirnak	1	0.00%	1,064,796	0.00%
Bartın	104	0.14%	82,631,024	0.16%
Ardahan	34	0.05%	18,602,209	0.04%
Iğdir	29	0.04%	18,843,960	0.04%
Yalova	254	0.34%	184,807,305	0.36%
Karabük	113	0.15%	62,961,060	0.12%
Kilis	21	0.03%	9,960,248	0.02%
Osmaniye	122	0.17%	76,522,055	0.15%
Düzce	184	0.25%	128,233,349	0.25%
Total	73,923	100.00%	51,997,567,046	100.00%