

# TurcYurt ExoFrame® Houses

Founding Partner

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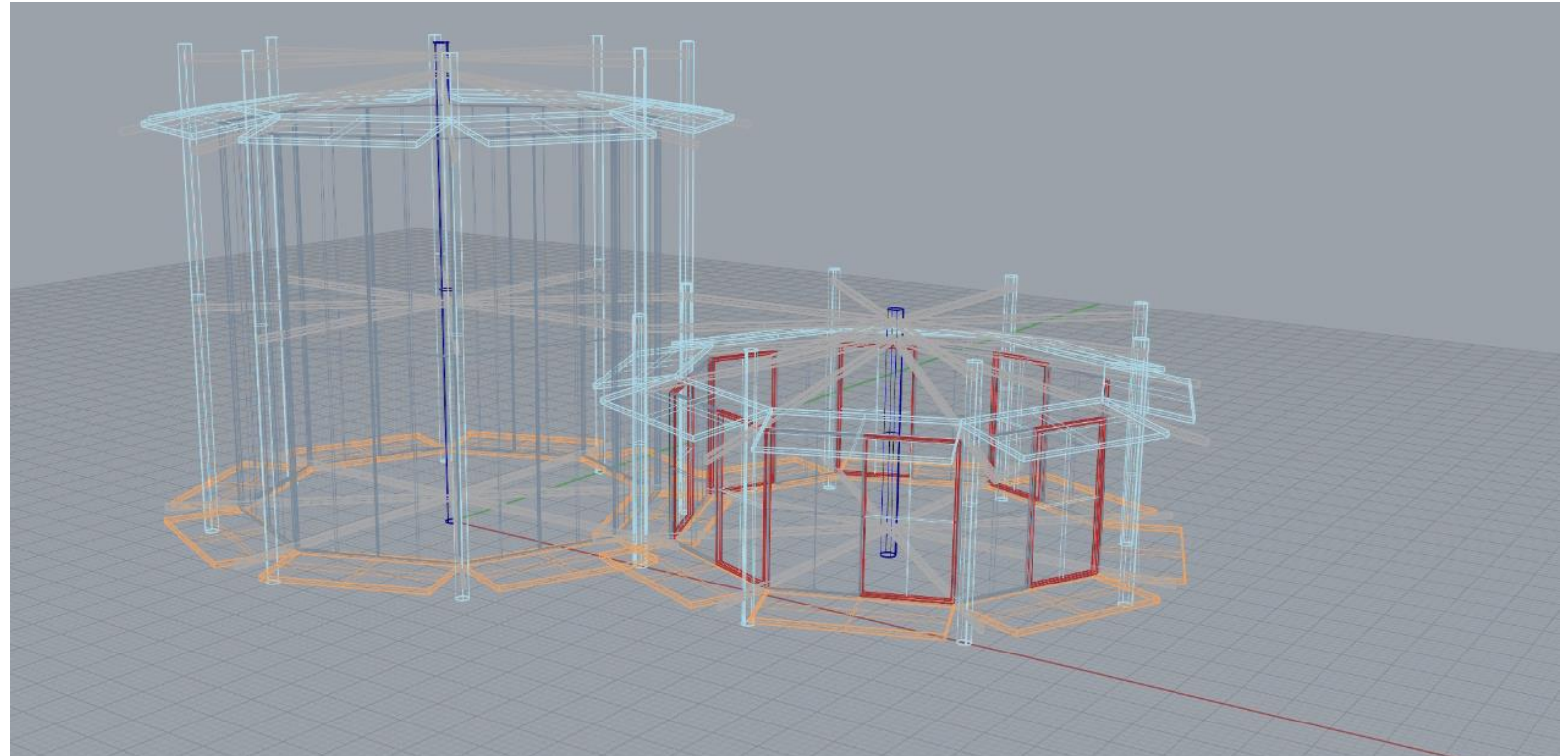
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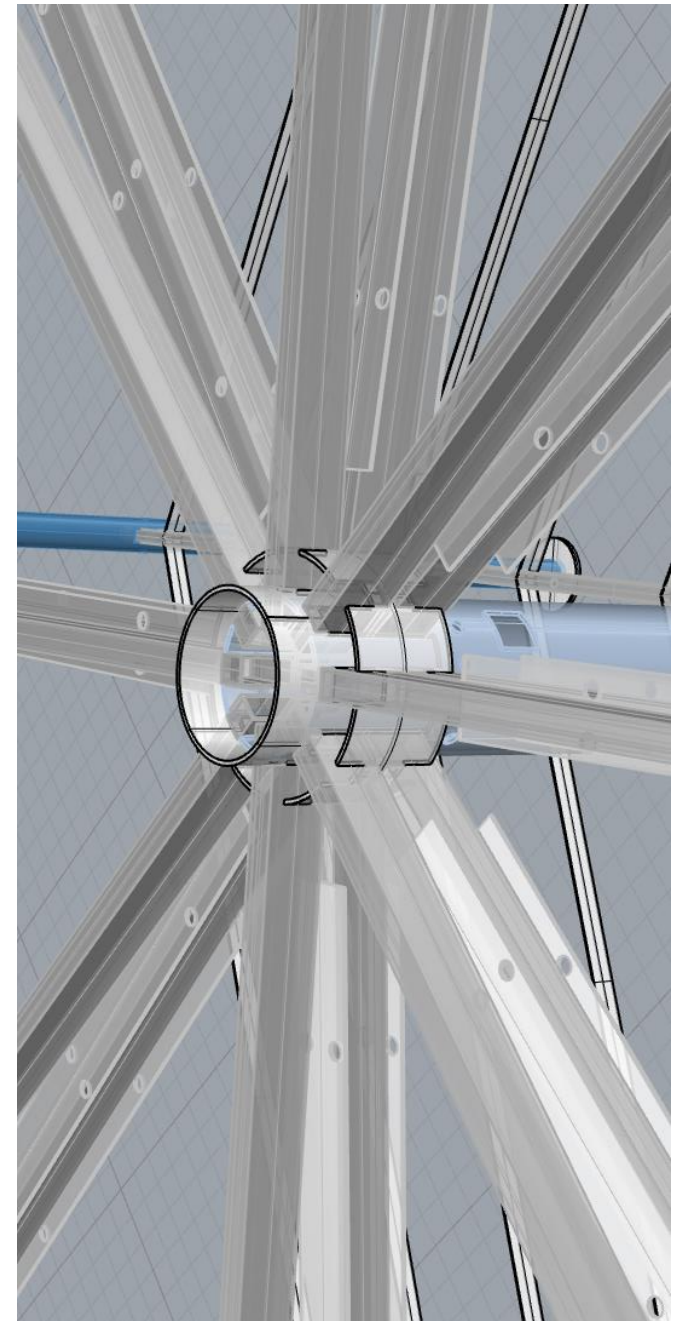


# ABOUT US

Globally single-family housing market is overdue for disruption, TurcYurt leads the revolution.

TurcYurt A.S. is a technology startup aimed to break multiple barriers to obtaining your most valuable possession.

Backed up by powerful technologies and intellectual property TurcYurt ExoFrame® system provides a one-stop shop to create, deliver, modify, and service your dream house.



# PROBLEM

Global housing shortage is in hundreds of millions

1. Falling affordability
2. Excessive intermediation
3. Restricted financing
4. Outdated technology
5. Lengthly process
6. Poor market liquidity
7. High environmental risks
8. Complex regulations
9. Infrastructure challenges
10. Urbanization reversal



# SOLUTION



TurcYurt offers packaged product-service solutions that materialize in fully serviced portable, adaptive, autonomous, and expandable modular smart housing platform.

ExoFrame<sup>®</sup> system provides end-user interface to Industry 4.0 capabilities in lucrative property improvement market segment.

Our scientifically proven technologies and tested product-services provide a resolution to home ownership for the masses.

Manufactured on-demand, ExoFrame<sup>®</sup> dwellings create profit opportunities for our sales channels and service partners.





# BUSINESS MODEL

To achieve maximum future homeowners' satisfaction, TurcYurt revolutionizes prefabricated housing ecosystem, employs user-driven business model and replaces linear design, manufacturing, and delivery processes.

To satisfy enormous demand for modern luxury housing from landowners worldwide, TurcYurt invented ExoFrame® digital processes that collect customer input and generate atomic factory orders. Just-in-Time (JIT) manufacturing and delivery executed by our partners.

Customers driven by their need and desires to unlock their property potential find us via social media, real estate and finance professionals.

# DWELLING AS A SERVICE

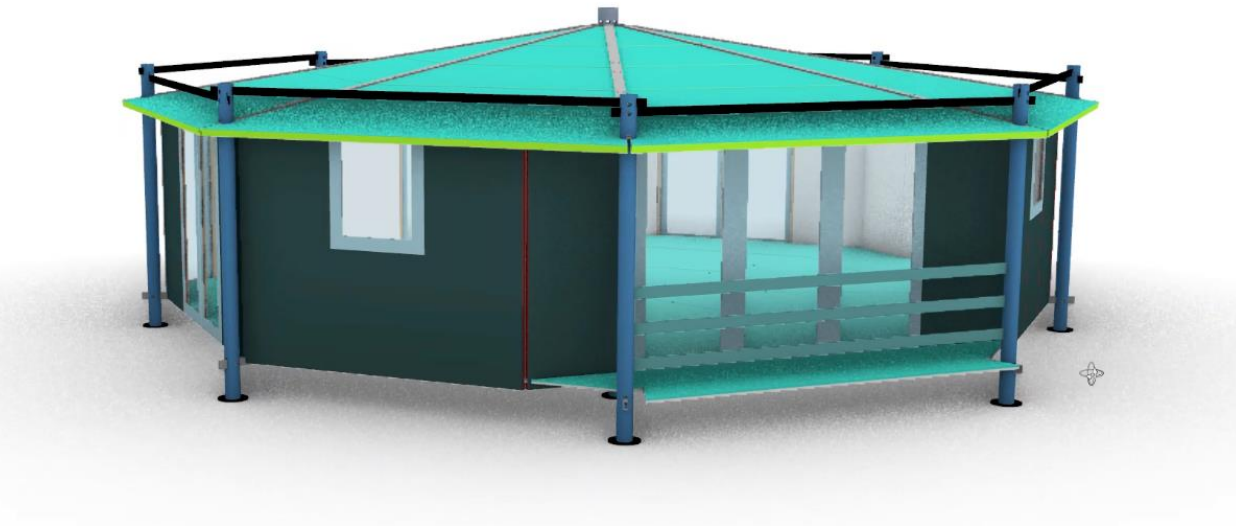
## Mobile App Interface

- 1-Click house placement
- Design on screen
- Get virtual tour / plans
- Sign-up for financing
- Prepay contract
- Monitor delivery
- Remotely control house
- Expand / modify house
- Return house



# PLATFORM BENEFITS

- Guaranteed safety and quality
- Custom / flexible exterior
- Adapts to environment / climate
- Affordable / gradual ownership
- Low maintenance costs
- Investment protection
- Continuous customizations / upgrades
- Smart, off-grid, remotely controlled
- Easy expansion (modules)
- Easy combination (units)
- Superior sanitation
- Fluid interior design
- Returnable product



# OUR COMPETITION

## BOXABLE AND OTHERS

- Not Industry 4.0
- Manufacture in large factories
- Require expensive preparation
- Require permit
- Unaffordable
- Not customizable
- Flammable
- Not smart /autonomous
- Not combinable / expandable
- Not returnable





# MARKET OVERVIEW

The background of the top section features a dark, blurred image of a modern building with a glass facade. Overlaid on this is a white bar chart with several bars of varying heights, and a white line graph with a fluctuating path. In the upper right corner, the number '+12,00.50' is displayed in white.

**\$150B**

Prefabricated housing market  
today

**> \$1T**

Deurbanization pushes 100M families to new grounds

# GROWTH STRATEGY

How we'll scale in the future

**2024**

100 produced and  
sold globally  
Net profit  
**\$200,000**

**2025**

1,000 produced and  
sold globally  
Net profit  
**2,000,000**

**2026**

20,000 produced  
and sold globally  
Net profit  
**70,000,000**

**2027**

500,000 produced  
and sold globally  
Net profit  
**2,200,000,000**

# FINANCIALS

	2024	2025	2026	2027
Income				
Produced	100	1,000	20,000	500,000
Sold	100	1,000	20,000	500,000
Average price per sale	20,000	20,000	20,000	20,000
Revenue	2,000,000	20,000,000	400,000,000	10,000,000,000
<b>Gross profit</b>	<b>2,000,000</b>	<b>20,000,000</b>	<b>400,000,000</b>	<b>10,000,000,000</b>
Expenses				
COGS	1,500,000	15,000,000	300,000,000	7,500,000,000
Sales & Marketing	100,000	1,000,000	10,000,000	100,000,000
Tax & Interest	100,000	1,000,000	10,000,000	100,000,000
R&D	100,000	1,000,000	10,000,000	100,000,000
<b>Total expenses</b>	<b>1,800,000</b>	<b>18,000,000</b>	<b>330,000,000</b>	<b>7,800,000,000</b>