

B S R & Co. LLP

Chartered Accountants

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Independent Auditors' Report

To the Members of Vijaya Productions Private Limited

Report on the Financial Statements

We have audited the accompanying Ind AS financial statements of Vijaya Productions Private Limited ("the Company"), which comprise the balance sheet as at 31 March 2017, the statement of profit and loss (including other comprehensive income), the statement of cash flows and the statement of changes in equity for the year then ended, and a summary of the significant accounting policies and other explanatory information (herein after referred to as "Ind AS financial statements").

Management's Responsibility for the Financial Statements

The Company's Board of Directors is responsible for the matters stated in Section 134(5) of the Companies Act, 2013 ("the Act") with respect to the preparation of these Ind AS financial statements that give a true and fair view of the financial position, financial performance including other comprehensive income, cash flows and changes in equity of the Company in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) prescribed under Section 133 of the Act, read with relevant rules issued thereunder.

This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the Ind AS financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

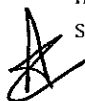
Auditors' Responsibility

Our responsibility is to express an opinion on these Ind AS financial statements based on our audit.

We have taken into account the provisions of the Act, the accounting and auditing standards and matters which are required to be included in the audit report under the provisions of the Act and the Rules made thereunder.

We conducted our audit of the Ind AS financial statements in accordance with the Standards on Auditing specified under Section 143(10) of the Act. Those Standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the Ind AS financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and the disclosures in the Ind AS financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the Ind AS financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal financial control relevant to the Company's preparation of the Ind AS financial statements that give a true and fair view in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the appropriateness of the accounting policies used and the reasonableness of the accounting estimates made by the Company's Directors, as well as evaluating the overall presentation of the Ind AS financial statements.



B S R & Co. (a partnership firm with
Registration No. BA61223) converted into
B S R & Co. LLP (a Limited Liability Partnership
with LLP Registration No. AAB-8181)
with effect from October 14, 2013

Registered Office:
5th Floor, Lodha Excelus
Apollo Mills Compound
N M Joshi Marg, Mahalakshmi
Mumbai 400 011

Vijaya Productions Private Limited

Independent Auditors' Report (continued)

Auditors' Responsibility (continued)

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Ind AS financial statements.

Opinion

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid Ind AS financial statements give the information required by the Act in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India including the Ind AS, of the financial position of the Company as at 31 March 2017 and its financial performance (including other comprehensive income), its cash flows and the changes in equity for the year ended on that date.

Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2016 ("the Order") issued by the Central Government in terms of section 143(11) of the Act, we give in the "Annexure A", a statement on the matters specified in the paragraph 3 and 4 of the Order.
2. As required by Section 143 (3) of the Act, we report that:
 - (a) we have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit;
 - (b) in our opinion, proper books of account as required by law have been kept by the Company so far as it appears from our examination of those books;
 - (c) the balance sheet, the statement of profit and loss, the statement of cash flows and the statement of changes in equity dealt with by this Report are in agreement with the books of account;
 - (d) In our opinion, the aforesaid Ind AS financial statements comply with the India Accounting Standards specified under Section 133 of the Act, read with relevant rules issued thereunder;
 - (e) on the basis of the written representations received from the directors as on 31 March 2017 taken on record by the Board of Directors, none of the directors is disqualified as on 31 March 2017 from being appointed as a director in terms of Section 164 (2) of the Act;
 - (f) with respect to the adequacy of the internal financial controls over financial reporting of the Company and the operating effectiveness of such controls, refer to our separate report in "Annexure-B"; and



Vijaya Productions Private Limited

Independent Auditors' Report (continued)

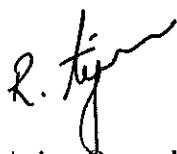
Report on Other Legal and Regulatory Requirements (continued)

- (g) with respect to the other matters to be included in the Auditors' Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, in our opinion and to the best of our information and according to the explanations given to us:
- a. the Company has disclosed the impact of pending litigations on its financial position in its Ind AS financial statements. Refer Note 23 to the Ind AS financial statements;
 - b. the Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses;
 - c. there were no amounts during the year which were required to be transferred to the Investor Education and Protection Fund by the Company; and
 - d. the Company has provided requisite disclosures in its Ind AS financial statements as to holdings as well as dealings in Specified Bank Notes during the period from 8 November 2016 to 30 December 2016. Based on the audit procedures and relying on the management representation, we report that the disclosures are in accordance with books of account maintained by the Company and as produced to us by the Management. Refer Note 38 to the Ind AS financial statements.

for B S R & Co. LLP

Chartered Accountants

Firm's registration number: 101248W/W-100022



Arjun Ramesh

Partner

Membership number: 218495

Place: Bangalore

Date: 21 August 2017

Vijaya Production Private Limited

"Annexure A" to the Independent Auditors' report

With reference to the Annexure A referred to in paragraph 1 in Report on Other Legal and Regulatory Requirements of the Independent Auditors' Report to the Members of the Company on the Ind AS financial statements for the year ended 31 March 2017, we report that:

- (i) (a) The Company has maintained proper records showing particulars including situation of fixed assets, except for quantitative details which are not available for number of furniture and fixtures, computer accessories, plant and machinery and office equipment items.
- (b) The Company has a regular programme of physical verification of its fixed assets by which all fixed assets are verified in a phased manner over a period of three years. In accordance with this programme, the Company has carried out a physical verification of some of its fixed assets in the current year. However, a reconciliation between the quantities as per physical count and those as per the fixed asset register is still in the process.
- (c) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the title deeds of immovable properties that are owned by the Company are held in the name of the Company.
- (ii) The inventory has been physically verified by the Company during the year. In our opinion, the frequency of verification is reasonable. No material discrepancies were observed on such verification.
- (iii) The Company has not granted any loans, secured or unsecured, to companies, firms or Limited Liability Partnership or other parties covered in the register maintained under Section 189 of the Companies Act 2013 ('the Act'). Accordingly, paragraph 3(iii) of the Order is not applicable to the Company.
- (iv) According to the information and explanations given to us, the Company has not granted loans, made investments or provided any guarantees or security to companies, firms or other parties covered under the provisions of Section 185 and 186 of the Act.
- (v) According to the information and explanations given to us, the Company has not accepted any deposits from the public in accordance with the provisions of Section 73 to 76 or any other relevant provisions of the Act and the rules framed thereunder.
- (vi) The maintenance of cost records has been specified by the Central Government under section 148(1) of the Act. We have broadly reviewed the cost records maintained by the Company pursuant to the Companies (Cost Records and Audit) Rules, 2014, as amended prescribed by the Central Government under sub-section (1) of Section 148 of the Act, and are of the opinion that, prima facie, the prescribed cost records have been made and maintained. We have, however, not made a detailed examination of the cost records with a view to determine whether they are accurate or complete.
- (vii) (a) According to the information and explanations given to us and on the basis of our examination of the records of the Company, amounts deducted/ accrued in the books of account in respect of undisputed statutory dues including Cess and other material statutory dues have generally been regularly deposited during the year by the Company with the appropriate authorities except Provident Fund, Value Added Tax, Employees' State Insurance, Income tax and Service tax where significant delays were observed in few cases. As explained to us, the Company did not have any dues on account of Central Sales Tax, Duty of Customs and Duty of Excise.



Vijaya Productions Private Limited**“Annexure A” to the Independent Auditors’ report (continued)**

According to the information and explanations given to us, there are no undisputed amounts payable in respect of Provident Fund, Employees’ State Insurance, Income-tax, Value added tax, Service tax, Cess and other material statutory dues which were in arrears as at 31 March 2017 for a period of more than six months from the date they became payable.

- (b) According to the information and explanations given to us, there are no dues of Value added tax and Service tax which have not been deposited with the appropriate authorities on account of any dispute. The Company has however, not deposited the following dues of Income-tax on account of disputes:

Name of the statute	Nature of the dues	Amount (Rs.)	Assessment Year	Forum where the dispute is pending
Income Tax	Income tax – Capital gain tax for transfer of property	691,184,242	2007-2008	Honorable High Court of Madras

- (viii) In our opinion and according to the information and explanation given to us, the Company has not defaulted in repayment of dues to its bankers. The Company did not have any outstanding dues to the Government, Debenture holders and financial institutions during the year. The Company is yet to pay dividend to its preference holders since the issue of the instrument.

- (ix) According to the information and explanations given to us, the Company has not raised moneys by way of initial public offer or further public offer (including debt instruments).

The term loan obtained by the Company during the year has been applied for purposes as mentioned in note 11.1 of the financial statements which according to the information and explanations provided to us, are as agreed with the lending bank.

- (x) According to the information and explanations given to us, no fraud by the Company or on the Company by its officers or employees has been noticed or reported during the course of our audit.

- (xi) The Company is a private limited company under the definition of the Companies Act, 2013, hence the provisions of Section 197 read with Schedule V to the Act is not applicable to the Company. Accordingly, paragraph 3 (xi) of the Order is not applicable to the Company.

- (xii) In our opinion and according to the information and explanations given to us, the Company is not a Nidhi company. Accordingly, paragraph 3(xii) of the Order is not applicable to the Company.

- (xiii) According to the information and explanations given to us and based on our examination of the records of the Company, transactions with the related parties are in compliance with sections 188 of the Act where applicable and details of such transactions have been disclosed in the Ind AS financial statements as required by the applicable accounting standards. Further, as the Company is a private limited company, the provisions of sections 177 of the Act are not applicable.



B S R & Co. LLP

Vijaya Productions Private Limited

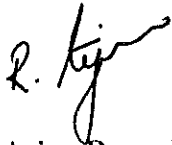
“Annexure A” to the Independent Auditors’ report (continued)

- (xiv) According to the information and explanations given to us and based on our examination of the records of the Company, the Company has not made any preferential allotment or private placement of shares or convertible debentures during the year. Thus, paragraph 3(xiv) of the Order is not applicable.
- (xv) According to the information and explanations given to us and based on our examination of the records of the Company, the Company has not entered into any non-cash transactions with directors or persons connected with them. Thus, paragraph 3(xv) of the Order is not applicable.
- (xvi) The Company is not required to be registered under section 45-IA of the Reserve Bank of India Act, 1934.

for B S R & Co. LLP

Chartered Accountants

Firm registration number: 101248W/W-100022



Arjun Ramesh

Partner

Membership number: 218495

Place: Bangalore

Date: 21 August 2017

B S R & Co. LLP

Vijaya Productions Private Limited

Annexure - B to the Independent Auditors' Report

Report on the Internal Financial Controls under Clause (i) of Sub-section 3 of Section 143 of the Companies Act, 2013 ("the Act")

We have audited the internal financial controls over financial reporting of Vijaya Productions Private Limited ("the Company") as of 31 March 2017 in conjunction with our audit of the Ind AS financial statements of the Company for the year ended on that date.

Management's Responsibility for Internal Financial Controls

The Company's management is responsible for establishing and maintaining internal financial controls based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls over Financial Reporting issued by the Institute of Chartered Accountants of India (ICAI). These responsibilities include the design, implementation and maintenance of adequate internal financial controls that were operating effectively for ensuring the orderly and efficient conduct of its business, including adherence to company's policies, the safeguarding of its assets, the prevention and detection of frauds and errors, the accuracy and completeness of the accounting records, and the timely preparation of reliable financial information, as required under the Companies Act, 2013.

Auditors' Responsibility

Our responsibility is to express an opinion on the Company's internal financial controls over financial reporting based on our audit. We conducted our audit in accordance with the Guidance Note on Audit of Internal Financial Controls over Financial Reporting (the "Guidance Note") and the Standards on Auditing, issued by the Institute of Chartered Accountants of India ("ICAI") and deemed to be prescribed under section 143(10) of the Companies Act, 2013, to the extent applicable to an audit of internal financial controls, both applicable to an audit of Internal Financial Controls and, both issued by the ICAI. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls over financial reporting was established and maintained and if such controls operated effectively in all material respects.

Our audit involves performing procedures to obtain audit evidence about the adequacy of the internal financial controls system over financial reporting and their operating effectiveness. Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting, assessing the risk that a material weakness exists, and testing and evaluating the design and operating effectiveness of internal control based on the assessed risk. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the Ind AS financial statements, whether due to fraud or error.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Company's internal financial controls system over financial reporting.



Vijaya Productions Private Limited

Annexure - B to the Independent Auditors' Report (continued)

Meaning of Internal Financial Controls over Financial Reporting

A company's internal financial control over financial reporting is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of Ind AS financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal financial control over financial reporting includes those policies and procedures that:

- (i) pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company;
- (ii) provide reasonable assurance that transactions are recorded as necessary to permit preparation of Ind AS financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorisations of management and directors of the company; and
- (iii) provide reasonable assurance regarding prevention or timely detection of unauthorised acquisition, use, or disposition of the company's assets that could have a material effect on the Ind AS financial statements.

Inherent Limitations of Internal Financial Controls Over Financial Reporting

Because of the inherent limitations of internal financial controls over financial reporting, including the possibility of collusion or improper management override of controls, material misstatements due to error or fraud may occur and not be detected. Also, projections of any evaluation of the internal financial controls over financial reporting to future periods are subject to the risk that the internal financial control over financial reporting may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

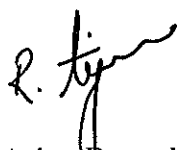
Opinion

In our opinion, the Company has, in all material respects, an adequate internal financial controls system over financial reporting and such internal financial controls over financial reporting were operating effectively as at 31 March 2017, based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note issued by the ICAI.

for B S R & Co. LLP

Chartered Accountants

Firm's Registration Number: 101248W/W-100022



Arjun Ramesh

Partner

Membership No.: 218495

Place: Bangalore

Date: 21 August 2017

Vijaya Productions Private Limited
Balance sheet


	Note	As at 31 March 2017 Rs. in Lakhs	As at 31 March 2016 Rs. in Lakhs	As at 1 April 2015 Rs. in Lakhs
ASSETS				
Non-current assets				
Property, plant and equipment	2	257.71	298.92	323.67
Investment property	3	30,075.27	31,986.13	34,123.27
Financial Assets				
- Investment	4.1	0.22	0.22	0.22
- Loans and advances	4.2	199.00	81.80	41.22
Other non-current assets	5	2,158.32	1,452.09	930.15
		32,690.52	33,819.16	35,418.53
Current assets				
Inventories	6	0.61	0.78	2.30
Financial Assets				
- Trade receivables	7.1	157.22	259.51	195.30
- Cash and cash equivalents	7.2	832.16	405.44	294.35
- Bank balances other than cash and cash equivalents	7.3	1,598.83	791.95	791.17
- Loans	7.4	13,560.79	-	-
- Other financial assets	7.5	632.49	218.83	61.06
Other current assets	8	684.83	180.80	221.49
		17,466.93	1,857.31	1,565.67
		50,157.45	35,676.47	36,984.20
EQUITY AND LIABILITIES				
EQUITY				
Equity share capital	9	1,198.70	1,198.70	1,198.70
Other equity	10	9,318.11	6,913.63	6,993.02
		10,516.81	8,112.33	8,191.72
Non-current liabilities				
Financial Liabilities				
- Borrowings	11.1	32,718.01	17,809.15	21,100.96
- Other financial liabilities	11.2	1,400.94	801.63	1,630.83
Provisions	12	31.46	22.57	14.93
Other non-current liabilities	13	403.50	349.33	345.17
		34,553.91	18,982.68	23,091.89
Current liabilities				
Financial Liabilities				
- Borrowings	14.1	-	1,606.40	540.07
- Trade payables	14.2	599.43	985.62	447.26
- Other financial liabilities	14.3	3,680.67	5,798.34	4,585.00
Other current liabilities	15	805.35	190.16	127.56
Provisions	16	1.28	0.94	0.70
		5,086.73	8,581.46	5,700.59
		50,157.45	35,676.47	36,984.20

Significant accounting policies

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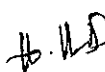
As per our report of even date attached :

for **BSR & Co. LLP**
Chartered Accountants
Firm registration number: 101248W/W-100022



Arjun Ramesh
Partner
Membership No.: 218495

Place: Bangalore
Date: 21 August 2017

for and on behalf of Board of Directors of
Vijaya Productions Private Limited
CIN No. : U92490TN1949PTC003211


A. Damodar Reddy
Director
DIN No: 00021681

Place: Bangalore
Date: 21 August 2017


Aziz Rezwana
Director
DIN No: 01217423

Place: Bangalore
Date: 21 August 2017

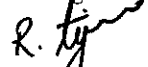
Vijaya Productions Private Limited
Statement of profit and loss

	Note	For the year ended 31 March 2017 Rs. in lakhs	For the year ended 31 March 2016 Rs. in lakhs
INCOME			
Revenue from operations	17	10,445.72	7,632.02
Other income	18	813.87	294.85
		11,259.59	7,926.87
EXPENSES			
Cost of beverages consumed	19	31.41	24.71
Employee benefits	20	357.30	293.43
Finance cost	21	2,988.16	2,781.17
Depreciation	2 & 3	2,141.92	2,334.01
Other expenses	22	3,338.74	2,572.30
		8,857.53	8,006.62
Profit/ (loss) for the year		2,402.06 -	78.75
Tax expense:			
- Current tax		(520.50)	-
- MAT Credit availed		520.50	-
Profit/ (loss) for the year		2,402.06 -	78.75
Other comprehensive income:			
A (i) Items that will not be reclassified to profit or loss			
- Actuarial gains/(losses)		2.41 -	0.64
Total other comprehensive income		2.41 -	0.64
Total comprehensive income for the year		2,404.47 -	79.39
Earning per share (equity shares, par value Rs 10 each)	24		
- basic and diluted		20.06	(0.66)

Significant accounting policies

As per our report of even date attached:

for **BSR & Co. LLP**
Chartered Accountants
Firm registration number: 101248W/W-100022



Arjun Ramesh
Partner

Membership No.: 218495

Place: Bangalore
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for and on behalf of Board of Directors of
Vijaya Productions Private Limited
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A. Damodar Reddy
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DIN No: 00021681



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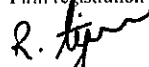
Place: Bangalore
Date: 21 August 2017

Vijaya Productions Private Limited
Statement of cash flows

Particulars	For the year ended 31 March 2017 Rs. in Lakhs	For the year ended 31 March 2016 Rs. in Lakhs
Cash flows from operating activities		
Profit/ (loss) before tax	2,402.06	(78.75)
Adjustments:		
Depreciation and amortization expenses	2,141.92	2,334.01
Provision for doubtful debts	36.80	23.73
Other comprehensive income- Gratuity	2.41	(0.64)
Interest expenses	2,988.16	2,781.17
Interest income	(564.35)	(34.58)
Operating profit before working capital changes	7,007.00	5,024.94
(Decrease)/ increase in non-current and current other liabilities	184.14	972.68
Decrease/ (increase) in trade receivables	89.21	(87.94)
Increase in non-current and current loans and advances and other assets	(14,605.64)	(205.45)
Cash (used in)/ generated from operations	(7,325.29)	5,704.23
Income taxes paid, net	(764.47)	(538.93)
Net cash (used in)/ generated from operating activities	(8,089.76)	5,165.30
Cash flows from investing activities		
Purchases of fixed assets and investment properties, including capital work in progress	(305.00)	(279.23)
Net cash used in investing activities	(305.00)	(279.23)
Cash flows from financing activities		
Proceeds from /(repayment) of long term borrowings	12,433.96	(2,863.14)
Refund of debenture application money	-	(395.55)
Increase in capital reduction accounts	-	(4.65)
(Increase)/ decrease in escrow accounts	(291.30)	3.85
Interest income received	519.01	34.58
Interest on intercorporate deposit / bank loan	(3,324.61)	(2,616.40)
Decrease in fixed deposit	(515.58)	-
Short term borrowings received from share holders	-	1,066.33
Net cash generated from/(used in) financing activities	8,821.48	(4,774.98)
Net increase in cash and cash equivalents	426.72	111.09
Cash and cash equivalents at the beginning of the year	405.44	294.35
Cash and cash equivalents at the end of the year	832.16	405.44
Components of cash and cash equivalents (refer note 7.2)		
Cash on hand	5.28	3.39
Balances with banks		
- in current accounts	826.88	402.05
	832.16	405.44


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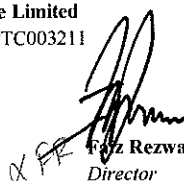

Arjun Ramesh
Partner
Membership No.: 218495

Place: Bangalore
Date: 21 August 2017

for and on behalf of Board of Directors of
Vijaya Productions Private Limited
CIN No. : U92490TN1949PTC003211


A. Damodar Reddy
Director
DIN No: 00021681

Place: Bangalore
Date: 21 August 2017


Foz Rezwan
Director
DIN No: 01217423


Place: Bangalore
Date: 21 August 2017

Vijaya Productions Private Limited
Statement of changes in equity

Particulars	Share capital		Reserves and surplus			Total other equity	
	Rs. in Lakhs	Rs. in Lakhs	Capital reserve	Securities premium reserve	Revaluation reserve	Retained earnings	Rs. in Lakhs
Balance as at April 1, 2015	1,198.70	30.82		11,006.92	1,203.97	(5,248.69)	8,191.72
Total comprehensive income for the year ended 31 March 2016							
Loss for the year	-	-	-	-	-	(79.39)	(79.39)
Balance as at March 31, 2016	1,198.70	30.82		11,006.92	1,203.97	(5,328.08)	8,112.33
Balance as at April 1, 2016	1,198.70	30.82		11,006.92	1,203.97	(5,328.08)	8,112.33
Total comprehensive income for the year ended 31 March 2017							
Profit for the year	-	-	-	-	-	2,404.47	2,404.47
Balance as at March 31, 2017	1,198.70	30.82		11,006.92	1,203.97	(2,923.61)	10,516.80


As per our report of even date attached :

for **BSR & Co. LLP**
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Arjun Ramesh
Partner
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for and on behalf of Board of Directors of
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A. Damodar Reddy
Director
DIN No: 00021681

Place: Bangalore
Date: 21 August 2017


Faiz Rezwan
Director
DIN No: 01217423

Place: Bangalore
Date: 21 August 2017

1 Corporate information and significant accounting policies

1.1 Company background

Vijaya Productions Private Limited ('the Company') was incorporated on 19 July 1949 and got registered as a private limited company under the provisions of the Companies Act, 1956 ('the Act'). The registered office of the Company is at Chennai, India.

The Company is engaged in the business of real estate development. The Company currently has constructed and leased out a mall and office space in Chennai.

1.2 Basis of preparation

(a) Statement of compliance

The financial statements of the Company have been prepared in accordance with Indian Accounting Standards (Ind-AS) notified under the Companies (Indian Accounting Standards) Rules, 2015 notified under section 133 of the Companies Act, 2013, (the "Act") and other relevant provisions of the Act.

The financial statements up to and for the year ended 31 March 2016 were prepared in accordance with the Companies (Accounting Standards) Rules 2006, notified under section 133 of the Act and other provisions of the Act.

As these are the Company's first financial statements prepared in accordance with Indian Accounting standards (Ind AS), Ind AS 101, First Time Adoption of Indian Accounting Standards has been applied. An explanation of how the transition to Ind AS has affected the previously reported financial position, financial performance and cash flows of the Company is provided in Note 1.5.

The financial statements were authorised for issue by the Company's Board of Directors on 21 August 2017.

(b) Functional and presentation currency

These financial statements are presented in Indian Rupees, which is also the Company's functional currency. All the amounts have been rounded-off to the nearest lakh and decimal thereof, unless otherwise indicated.

(c) Basis of measurement

The financial statements have been prepared on the historical cost basis except for certain financial assets and liabilities that are measured at fair values.

(d) Measurement of Fair Values

A number of Company's accounting policies and disclosures require a measurement of their fair value, for both financial and non-financial assets and liabilities.

The Company has an established control framework with respect to the measurement of fair values. This includes periodic review of all significant fair value measurement, including level 3 fair values. The Company's management regularly reviews significant unobservable inputs and valuation adjustments.

Fair value are categorised into different levels in a fair value hierarchy based on the inputs used in the valuation techniques as follows :

- Level 1: quoted prices (unadjusted) in active markets for identical assets or liabilities.
- Level 2: inputs other than quoted prices included in Level 1 that are observable for the asset or liability, either directly (i.e. as prices) or indirectly (i.e. derived from prices).
- Level 3: inputs for the asset or liability that are not based on observable market data (unobservable inputs).

When measuring the fair value of an asset or a liability, the Company uses observable market data as far as possible. If the inputs used to measure the fair value of an asset or a liability fall into different levels of the fair value hierarchy, then the fair value measurement is categorised in its entirety in the same level of the fair value hierarchy as the lowest level input that is significant to the entire measurement.

The Company recognises transfers between levels of the fair value hierarchy at the end of the reporting period during which the changes have occurred.

Further information about the assumptions made in measuring fair values is included in the following notes:

- Note 3: investment property; and
- Note 28: financial instruments.



1.2 Basis of preparation (continued)

(e) Use of estimates and judgement

In preparing these financial statements, management has made judgements, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may differ from these estimates.

Estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised prospectively.

a) Judgements

Information about judgements in applying accounting policies that have the most significant effect on the amounts recognised in the financial statements is included in the following notes:

- Note 35: leases: whether arrangement contains a lease; and
- Note 35: lease classification.

b) Assumptions and estimations uncertainties

Information about assumptions and estimation uncertainties that have a significant risk of resulting in a material adjustment in the financial year ended 31 March 2017 are included in the following notes:

- Note 32 - recognition of deferred tax assets: availability of future taxable profit against which tax losses carried forward can be used;
- Note 23 - recognition and measurement of provisions and contingencies: key assumptions about the likelihood and magnitude of an outflow of resources;

1.3 Significant accounting policies

This note provides a list of the significant accounting policies adopted in the preparation of these financial statements. These policies have been consistently applied to all the years presented, unless otherwise stated.

a) Revenue recognition

Rental income from property leased under operating lease is recognized in the statement of profit and loss on a straight-line basis over the term of the lease. Lease incentives granted are recognized as an integral part of the total rental income. Revenue from maintenance and marketing services is recognized as and when the services are rendered based on the terms of contract with lessees. Revenue from sale of beverages has been recognized on transfer of all the significant risks and rewards of ownership to the buyer which normally takes place on despatch of goods.

Finance income consists of interest income on funds invested. Interest income is recognized as it accrues in the statement of profit and loss, using the effective interest method.

b) Taxes

Current income tax

Current income tax for the current and prior periods are measured at the amount expected to be recovered from or paid to the taxation authorities based on the taxable income for the year. The tax rates and tax laws used to compute the current tax amount are those that are enacted or substantively enacted by the reporting date and applicable for the period. The Company offsets current tax assets and current tax liabilities, where it has a legally enforceable right to set off the recognized amounts and where it intends either to settle on a net basis or to realize the asset and liability simultaneously.

Minimum alternate tax

Minimum alternate tax ("MAT") credit is recognised as an asset only when and to the extent there is convincing evidence that the Company will pay normal income tax during the specified period. In the year in which the MAT credit becomes eligible to be recognised as an asset in accordance with the recommendation contained in the Guidance Note issued by the Institute of Chartered Accountants of India the said asset is created by way of a credit to the Statement of profit & loss. The Company reviews the same at each balance sheet date and writes down the carrying amount of MAT credit entitlement to the extent there is no longer convincing evidence to the effect that Company will pay normal income tax during the specified period.



1.3 Significant accounting policies (Continued)

b) Taxes (Continued)

Deferred income tax

Deferred income tax is recognized using the balance sheet approach. Deferred income tax assets and liabilities are recognized for deductible and taxable temporary differences arising between the tax base of assets and liabilities and their carrying amount in financial statements, except when the deferred income tax arises from the initial recognition of goodwill or an asset or liability in a transaction that is not a business combination and affects neither accounting nor taxable profits or loss at the time of the transaction.

Deferred income tax assets are recognized to the extent that it is probable that taxable profit will be available against which the deductible temporary differences, and the carry forward of unused tax credits and unused tax losses can be utilized.

Deferred income tax liabilities are recognized for all taxable temporary differences.

The carrying amount of deferred income tax assets is reviewed at each reporting date and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred income tax asset to be utilized.

Deferred income tax assets and liabilities are measured at the tax rates that are expected to apply in the period when the asset is realized or the liability is settled, based on tax rates (and tax laws) that have been enacted or substantively enacted at the reporting date.

c) Property, plant and equipment

Property, plant and equipment are stated at the cost of acquisition or construction less accumulated depreciation and write down for, impairment if any. Direct costs are capitalised until the assets are ready to be put to use. When significant parts of plant and equipment are required to be replaced at intervals, the Company depreciates them separately based on their specific useful lives. All other repair and maintenance costs are recognised in the statement of profit and loss as incurred. Property, plant and equipment purchased in foreign currency are recorded at cost, based on the exchange rate on the date of purchase.

The Company identifies and determines cost of each component/part of Property, plant and equipment separately, if the component/part has a cost which is significant to the total cost of the property, plant and equipment and has useful life that is materially different from that of the remaining asset.

Gains or losses arising from derecognition of Property, plant and equipment are measured as the difference between the net disposal proceeds and the carrying amount of property, plant and equipment and are recognized in the Statement of profit and loss when the property, plant and equipment is derecognized.

Cost of assets not ready for use at the reporting date are disclosed under capital work-in-progress.

Depreciation

Depreciation on fixed assets is provided on written down value over the useful lives of assets based on an internal assessment and some of the assets being supported by technical advice provided by the independent valuer.

The Company estimates the useful lives for fixed assets as follows:

Asset category	Useful life
Building	58.5 years
Plant and machinery*	20 years
Office equipment*	20 years
Furniture and fixtures	15 years
Computers and accessories*	6 years

* Assets for which useful lives are being supported by technical advice



1.3 Significant accounting policies (Continued)

d) Investment property

The Company has elected to continue with the carrying value for its investment property as recognised in its Indian GAAP financial statements as deemed cost at the transition date, viz., 1 April 2015.

Investment properties are measured initially at cost, including transaction costs. Subsequent to initial recognition, investment properties are stated at cost less accumulated depreciation and accumulated impairment loss, if any.

The cost includes cost of replacing parts and borrowing costs for long-term construction projects, if the recognition criteria are met. When significant parts of the property are required to be replaced at intervals, the Company depreciates them separately based on their specific useful lives. All other repairs and maintenance costs are recognised in profit or loss as incurred.

Though the Company measures investment property using cost based measurement, the fair value of investment property is also disclosed. Fair values are determined based on an annual evaluation performed by an accredited external independent valuer applying a valuation model recommended by the International Valuation Standards Committee.

Investment properties are derecognised either when they have been disposed of or when they are permanently withdrawn from use and no future economic benefit is expected from their disposal. The difference between the net disposal proceeds and the carrying amount of the asset is recognised in profit or loss in the period of derecognition.

e) Inventory

Inventories are valued at cost which is based on weighted average method or net realizable value, whichever is lower. Unserviceable / damaged / discarded stocks and shortages are charged to profit or loss.

f) Borrowing costs

Borrowing costs directly attributable to the acquisition, construction or production of an asset that necessarily takes a substantial period of time to get ready for its intended use or sale are capitalised as part of the cost of the asset. All other borrowing costs are expensed in the period in which they occur. Borrowing costs consist of interest and other costs that an entity incurs in connection with the borrowing of funds.

g) Leases

The determination of whether an arrangement is (or contains) a lease is based on the substance of the arrangement at the inception of the lease. The arrangement is, or contains, a lease if fulfilment of the arrangement is dependent on the use of a specific asset or assets and the arrangement conveys a right to use the asset or assets, even if that right is not explicitly specified in an arrangement. Leases under which the Company assumes substantially all the risks and rewards of ownership are classified as finance leases. When acquired, such assets are capitalized at fair value or present value of the minimum lease payments at the inception of the lease, whichever is lower. Lease payments under operating leases are recognised as an expense on a straight line basis in profit or loss over the lease term except where the lease payments are structured to increase in line with expected general inflation.



1.3 Significant accounting policies (Continued)

h) Financial instruments

Financial assets and liabilities are recognised when the Company becomes a party to the contractual provisions of the instrument. Financial assets and liabilities are initially measured at fair value. Transaction costs that are directly attributable to the acquisition or issue of financial assets and financial liabilities (other than financial assets and financial liabilities at fair value through profit or loss) are added to or deducted from the fair value measured on initial recognition of financial asset or financial liability.

For the purpose of subsequent measurement, financial instruments of the Company are classified in the following categories: financial assets comprising amortised cost, debt instruments at fair value through other comprehensive income (FVTOCI), equity instruments at FVTOCI and fair value through profit and loss account (FVTPL), financial liabilities at amortised cost or FVTPL.

Financial assets at amortised cost

Financial assets are subsequently measured at amortised cost if these financial assets are held within a business whose objective is to hold these assets in order to collect contractual cash flows and the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

Amortised cost are represented by trade receivables, security deposits, cash and cash equivalents, employee and other advances and eligible current and non-current assets.

Cash and cash equivalents comprise cash on hand and in banks and fixed deposits with banks.

For the purposes of the Statement of cash flows, cash and cash equivalents include cash on hand, in banks net of outstanding bank overdrafts that are repayable on demand and are considered part of the Company's cash management system.

Financial assets at fair value through other comprehensive income

Financial assets are measured at fair value through other comprehensive income if these financial assets are held within a business whose objective is achieved by both collecting contractual cash flows and selling financial assets and the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

Financial assets at fair value through profit and loss

Financial assets are measured at fair value through profit or loss unless it is measured at amortised cost or at fair value through other comprehensive income on initial recognition. The transaction costs directly attributable to the acquisition of financial assets and liabilities at fair value through profit and loss are immediately recognised in statement of profit and loss.

Financial liabilities

Financial liabilities are subsequently carried at amortized cost using the effective interest method. For trade and other payables maturing within one year from the reporting date, the carrying amounts approximate fair value due to the short maturity of these instruments.

Derecognition of financial instruments

The Company derecognizes a financial asset when the contractual rights to the cash flows from the financial asset expire or it transfers the financial asset and the transfer qualifies for derecognition under Ind AS 109. A financial liability (or a part of a financial liability) is derecognized when the obligation specified in the contract is discharged or cancelled or expires.



1.3 Significant accounting policies (Continued)

Fair value measurement

In determining the fair value of its financial instruments, the Company uses following hierarchy and assumptions that are based on market conditions and risks existing at each reporting date.

All assets and liabilities for which fair value is measured or disclosed in the financial statements are categorised within the fair value hierarchy, described as follows, based on the lowest level input that is significant to the fair value measurement as a whole:

- Level 1 — Quoted (unadjusted) market prices in active markets for identical assets or liabilities
- Level 2 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable
- Level 3 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable

For assets and liabilities that are recognised in the financial statements on a recurring basis, the Company determines whether transfers have occurred between levels in the hierarchy by re-assessing categorisation (based on the lowest level input that is significant to the fair value measurement as a whole) at the end of each reporting period.

i) Impairment

Financial assets

The Company assesses at each reporting date whether a financial asset or a group of financial assets is impaired. Ind AS 109 requires expected credit losses to be measured through a loss allowance. The Company recognises lifetime expected losses for all contract assets and / or all trade receivables that do not constitute a financing transaction. For all other financial assets, expected credit losses are measured at an amount equal to the 12-month expected credit losses or at an amount equal to the life time expected credit losses if the credit risk on the financial asset has increased significantly since initial recognition.

ECL impairment loss allowance (or reversal) recognised during the year is recognised as income/expense in the statement of profit and loss. The balance sheet presentation for various financial instruments is described below:

ECL is presented as an allowance. The allowance reduces the net carrying amount. Until the asset meets write off criteria, the Company does not reduce impairment allowance from the gross carrying amount.

Non-financial assets

The Company assesses, at each reporting date, whether there is an indication that an asset may be impaired. If any indication exists, or when annual impairment testing for an asset is required, the Company estimates the asset's recoverable amount. An asset's recoverable amount is the higher of an asset's or cash generating unit's (CGU) fair value less costs of disposal and its value in use. Recoverable amount is determined for an individual asset, unless the asset does not generate cash inflows that are largely independent of those from other assets or groups of assets. When the carrying amount of an asset or CGU exceeds its recoverable amount, the asset is considered impaired and is written down to its recoverable amount.

In assessing the value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the asset. In determining fair value less costs of disposal, recent market transactions are taken into account. If no such transactions can be identified, an appropriate valuation model is used. These calculations are corroborated by valuation multiples, quoted share prices for publicly traded companies or other available fair value indicators.

The Company bases its impairment calculation on detailed budgets and forecast calculations. These budgets and forecast calculations generally cover a period of five years. For longer periods, a long term growth rate is calculated and applied to project future cash flows after the fifth year.

Impairment losses of continuing operations are recognised in profit or loss.



1.3 Significant accounting policies (Continued)

j) Provisions, contingent liabilities and contingent assets

Provisions are recognized when the Company has a present obligation (legal or constructive) as a result of a past event, it is probable that an outflow of economic benefits will be required to settle the obligation, and a reliable estimate can be made of the amount of the obligation.

The amount recognized as a provision is the best estimate of the consideration required to settle the present obligation at the end of the reporting period, taking into account the risks and uncertainties surrounding the obligation. A disclosure for a contingent liability is made when there is a possible obligation or a present obligation that may, but probably will not, require an outflow of resources. Where there is a possible obligation or a present obligation that the likelihood of outflow of resource is remote, no provision or disclosure is made.

Contingent assets are neither recognised nor disclosed in the financial statements. However, contingent assets are assessed continually and if it is virtually certain that an inflow of economic benefits will arise, the asset and related income are recognised in the period in which damage occurs.

Provisions for onerous contracts are recognized when the expected benefits to be derived by the Company from a contract are lower than the unavoidable costs of meeting the future obligations under the contract. Provisions for onerous contracts are measured at the present value of lower of the expected net cost of fulfilling the contract and the expected cost of terminating the contract.

k) Employee benefits

Defined Benefit Plan

The cost of providing benefits under the defined benefit plan (Gratuity and Compensated absences) is determined using the projected unit credit method.

Remeasurements, comprising actuarial gains and losses, the effect of the asset ceiling, excluding amounts included in net interest on the net defined benefit liability and the return on plan assets (excluding amounts included in net interest on the net defined benefit liability), are recognised immediately in the balance sheet with a corresponding debit or credit to retained earnings through OCI in the period in which they occur. Remeasurements are not reclassified to profit or loss in subsequent periods.

Past service costs are recognised in profit or loss on the earlier of:

- The date of the plan amendment or curtailment, and
- The date that the Company recognises related restructuring costs

Net interest is calculated by applying the discount rate to the net defined benefit liability or asset. The Company recognises the following changes in the net defined benefit obligation as an expense in profit and loss:

- Service costs comprising current service costs, past-service costs, gains and losses on curtailments and non-routine settlements; and
- Net interest expense or income

Defined Contribution plan

The Company's contributions to defined contribution plans mainly relating to Provident Fund are charged to the statement of profit or loss as and when the services are received from the employees. A liability is recognized for a similar amount as the Company has a present legal or constructive obligation to pay this amount as a result of the past service provided by the employee.

l) Earnings per share

The basic earnings per share is computed by dividing the net profit attributable to equity shareholders for the period by the weighted average number of equity shares outstanding during the period. The number of shares used in computing diluted earnings per share comprises the weighted average shares considered for deriving basic earnings per share, and also the weighted average number of equity shares which could be issued on the conversion of all dilutive potential equity shares. Dilutive potential equity shares are deemed converted as of the beginning of the period, unless they have been issued at a later date. The diluted potential equity shares have been arrived at, assuming that the proceeds receivable were based on shares having been issued at the average market value of the outstanding shares. In computing diluted earnings per share, only potential equity shares that are dilutive and that would, if issued, either reduce future earnings per share or increase loss per share, are included.

m) Cash flow statement

Cash flow statement is reported using the indirect method whereby net loss before tax is adjusted for the effects of transactions of a non-cash nature and any deferrals or accruals of past or future cash receipts or payments. The cash flows arising from operating, investing and financing activities of the Company are segregated.



1.4 New standards and interpretations not yet adopted

Ind AS 115 Revenue from Contracts with Customers: Ind AS 115, Revenue from Contracts with Customers was initially notified under the Companies (Indian Accounting Standards) Rules, 2015.

The standard applies to contracts with customers. The core principle of the new standard is that an entity should recognize revenue to depict transfer of promised goods or services to customers in an amount that reflects the consideration to which the entity expects to be entitled in exchange for those goods or services. Further, the new standard requires enhanced disclosures about the nature, timing and uncertainty of revenues and cash flows arising from the entity's contracts with customers. The new standard offers a range of transition options. An entity can choose to apply the new standard to its historical transactions - and retrospectively adjust each comparative period. Alternatively, an entity can recognize the cumulative effect of applying the new standard at the date of initial application and make no adjustments to its comparative information. The chosen transition option can have a significant effect on revenue trends in the financial statements. A change in the timing of revenue recognition may require a corresponding change in the timing of recognition of related costs.

The standard has been currently deferred. The Company is currently evaluating the requirements of Ind AS 115, and has not yet determined the impact on the financial statements.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

Note 1.5 Transition to Ind AS

The Company's financial statements for the year ended March 31, 2107 are the first financial statements prepared in accordance with Ind AS notified under the Companies (Indian Accounting Standards) Rules, 2015. The adoption of Ind AS was carried out in accordance with Ind AS 101, using April 1, 2015 as the transition date. Ind AS 101 requires that all Ind AS standards and interpretations that are effective for the first Ind AS financial statements for the year ended March 31, 2017, be applied consistently and retrospectively for all fiscal years presented. All applicable Ind AS have been applied consistently and retrospectively wherever required. The resulting difference between the carrying amounts of the assets and liabilities in the financial statements under both Ind AS and Indian GAAP as at the transition date have been recognized directly in equity at the transition date.

The Company has also prepared a reconciliation of equity and net profit for the corresponding periods under Indian GAAP with the total comprehensive income as reported under Ind AS:

Reconciliation of equity between previous GAAP (Indian GAAP) and Ind AS		(Amounts in Rs. Lakhs.)	
Particulars	Notes	31 March 2016	1 April 2015
Equity under previous GAAP		8,240.50	8,294.58
<u>Ind AS adjustments</u>			
Effect of discounting of security deposits to fair value		-	41.21
Effect of discounting of security deposits to amortized cost		43.07	-
Effect of reclassification of cumulative redeemable preference shares from equity to liability	(i)	(121.54)	(121.54)
Accrual of interest upon reclassification of cumulative redeemable preference shares from equity to liability	(i)	(49.70)	(22.53)
Equity as per Ind AS		8,112.33	8,191.72

Total comprehensive income reconciliation for the year ended 31 March 2016		(Amounts in Rs. Lakhs.)	
Particulars	Notes	Year ended 31 March 2016	
Net loss under previous GAAP			(54.08)
<u>Ind AS adjustments</u>			
Effect of discounting of security deposits to fair value			1.86
Accrual of interest upon reclassification of cumulative redeemable preference shares from equity to liability	(i)		(27.17)
Impact of actuarial valuation on employee benefits	(ii)		0.64
Profit for the year under Ind AS			(78.75)
Other comprehensive income			(0.64)
Total comprehensive income under Ind AS			(79.39)

Notes:

(i) Under Ind AS, financial instruments are classified as a liability or equity according to the substance of the contractual arrangement, (and not its legal form). Dividends on financial instruments classified as financial liability is recognised as an interest expense in the statement of profit or loss and other comprehensive income. Since the preference shares meet the definition of financial liability, the dividend has been treated as an interest expense. Under previous GAAP, financial instruments were classified based on legal form – redeemable preference shares were classified as equity and preference dividends were always recognised similar to equity dividend and were not treated as an interest expense.

(ii) Under the previous GAAP, actuarial gains and losses were recognized in profit or loss. Under Ind AS, the actuarial gains and losses form part of remeasurement of net defined benefit liability/asset which has been recognised in other comprehensive income in the respective periods.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

2 Property, plant and equipment

(Amounts in Rs. Lakhs.)

Particulars	Plant and machinery	Office equipments	Furniture and fixtures	Computers and accessories	Total
Gross block					
At April 1, 2015	1.17	7.86	284.81	29.83	323.67
Additions	-	7.06	57.33	1.67	66.06
At March 31, 2016	1.17	14.92	342.14	31.50	389.73
At April 1, 2016	1.17	14.92	342.14	31.50	389.73
Additions	-	2.43	31.42	16.76	50.61
Disposals	-	-	(12.00)	-	(12.00)
At March 31, 2017	1.17	17.35	361.56	48.26	428.34
Accumulated depreciation					
At April 1, 2015	-	-	-	-	-
Depreciation for the year	0.16	1.59	76.81	12.25	90.81
At March 31, 2016	0.16	1.59	76.81	12.25	90.81
At April 1, 2016	0.16	1.59	76.81	12.25	90.81
Depreciation for the year	0.14	1.93	74.47	12.34	88.88
Disposals	-	-	(9.06)	-	(9.06)
At March 31, 2017	0.30	3.52	142.22	24.59	170.63
Net block as at 31 March 2017	0.87	13.83	219.34	22.67	257.71
Net block as at 31 March 2016	1.01	13.33	265.33	19.25	298.92
Net block as at 1 April 2015	1.17	7.86	284.81	29.83	323.67



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

3 Investment property

(Amounts in Rs. Lakhs.)

Particulars	Land - freehold	Building		Total
		Structure	Plant and machinery	
Gross block				
At April 1, 2015	2,258.09	24,589.74	7,275.44	34,123.27
Additions	-	85.31	20.75	106.06
At March 31, 2016	2,258.09	24,675.05	7,296.19	34,229.33
At April 1, 2016	2,258.09	24,675.05	7,296.19	34,229.33
Additions	-	138.15	40.41	178.56
Disposals	-	(34.66)	(14.29)	(48.95)
At March 31, 2017	2,258.09	24,778.53	7,322.30	34,358.94
Accumulated depreciation				
At April 1, 2015	-	-	-	-
Depreciation for the year	-	1,230.60	1,012.60	2,243.20
At March 31, 2016	-	1,230.60	1,012.60	2,243.20
At April 1, 2016	-	1,230.60	1,012.60	2,243.20
Depreciation for the year	-	1,176.95	876.08	2,053.03
Disposals	-	(6.10)	(6.47)	(12.57)
At March 31, 2017	-	2,401.45	1,882.20	4,283.67
Net block as at 31 March 2017	2,258.09	22,377.08	5,440.10	30,075.27
Net block as at 31 March 2016	2,258.09	23,444.45	6,283.59	31,986.13
Net block as at 1 April 2015	2,258.09	24,589.74	7,275.44	34,123.27
Fair value as at 31 March 2017				80,800.00
Fair value as at 31 March 2016				79,090.00

Refer note 1 for deemed cost opted by the Company.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

3 Investment property (Continued)

Notes:

For investment properties existing as on 1 April 2015, i.e., its date of transition to Ind AS, the Company has used Indian GAAP carrying value as deemed costs.

Investment properties comprises a commercial property and the fit outs thereon, that is leased to third parties. The lease may or may not contain an initial non-cancellable period. Subsequent renewals are negotiated with the lessee and historically the average renewal period is three to five years.

(Amounts in Rs. Lakhs.)

	Year ended 31 March 2017	Year ended 31 March 2016
i) Amounts recognised in profit and loss for investment properties		
Rental income derived from investment properties	10,403.22	7,599.79
Expenses (including repairs and maintenance) generating rental income	(3,101.43)	(2,342.80)
Profit arising from investment properties before depreciation and indirect expenses	7,301.79	5,256.99
Less: Depreciation	(2,040.46)	(2,243.20)
Profit arising from investment properties before indirect expenses	5,261.33	3,013.79

ii) Restriction on realisability

The Company has no restrictions on the realisability of its investment properties.

iii) Determination of fair values

The fair value of investment property has been determined by independent professional valuer. The independent professional valuer has appropriate recognised professional qualifications and recent experience in the location and category of the properties being valued.

The fair value measurement for the investment property has been categorised as a Level 3 fair value based on the inputs to the valuation technique used. Fair value hierarchy disclosures for investment property has been provided in Note 28.

The independent professional valuer has considered "discounted cash flows" method in arriving at the fair value as at the reporting date. This valuation methods involve certain estimates. The management has exercised its judgement and is satisfied that the valuation methods and estimates are reflective of the current market conditions.

The discounted cash flows method involves the estimation of an income stream over a period and discounting the income stream with an expected internal rate of return and terminal yield. The valuation model considers the present value of net cash flows to be generated from the property, taking into account the expected rental growth rate, vacant periods, occupancy rate, lease incentive costs such as rent-free periods and other costs not paid by tenants. The expected cash flows are discounted using risk-adjusted discount rates. Among other factors, the discount rate estimation considers the quality of a building and its location (prime vs secondary), tenant credit quality and lease terms.

Significant increases/(decreases) in estimated rental value and rent growth per annum in isolation would result in a significantly higher/(lower) fair value of the properties. Significant increases/(decreases) in long-term vacancy rate and discount rate (and exit yield) in isolation would result in a significantly lower/higher fair value.

Also refer note 11.1.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

4 Financial assets

4.1 Investment

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Long-term, non-trade, unquoted, at cost			
Investments in partnership firm			
SPI Power LLP	0.22	0.22	0.22

During the year ended 31 March 2014, the Company entered into a "Partnership Agreement" to invest 22% of the outstanding shares of SPI Power LLP for a purchase consideration of Rs. 0.22 Lakhs.

The particulars of partners of the SPI Power, capital contribution and the profit sharing ratio are as follows:

Name of Partners	(Amounts in Rs. Lakhs.)	
	Capital contribution	
M/s SPI Infrastructure Private Limited	0.70	
M/s Vijaya Productions Private Limited	0.22	
M/s Viki Industries Private Limited	0.08	

The profit or loss shall be shared between the partners as may be mutually agreed between the partners from time to time. This investment has been made principally to obtain captive power and its fair value approximates its cost. Also refer note 22.

4.2 Loans and advances

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
<i>Unsecured, considered good</i>			
Security deposits	199.00	81.80	41.22
	199.00	81.80	41.22

5 Other non-current assets

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Prepaid expenses	-	52.90	53.33
Balance with government authorities	16.67	22.01	38.57
Advance tax, net of provision for tax	2,141.65	1,377.18	838.25
	2,158.32	1,452.09	930.15

6 Inventory

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Beverages	0.61	0.78	2.30
	0.61	0.78	2.30

7 Financial assets

7.1 Trade receivables

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
<i>Unsecured, considered good</i>			
Considered good	157.22	259.51	195.30
Considered doubtful	36.80	23.73	-
Allowance for doubtful debts	(36.80)	(23.73)	-
	157.22	259.51	195.30

The Company's exposure to credit risk and loss allowances related to trade receivables are disclosed in note 30.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

7.2 Cash and cash equivalents

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Cash on hand	5.28	3.39	1.82
Balances with banks			
- on current accounts	826.88	402.05	292.53
	832.16	405.44	294.35

7.3 Bank balances other than cash and cash equivalents

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Balances with banks			
- in escrow accounts	294.18	2.88	6.75
- in fixed deposit accounts*	1,300.00	784.42	784.42
- in capital reduction account	4.65	4.65	-
	1,598.83	791.95	791.17

*As on 31 March 2017, Rs. 1,300 Lakhs worth fixed deposits are held under debt service reserve account arrangement in respect of loan from the Banking Corporation. As on 31 March 2016 and 31 March 2015, Rs.784.42 Lakhs fixed deposits were held under debt service reserve account arrangement from the Jammu and Kashmir Bank Limited.

7.4 Loans

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Loans to related parties			
- shareholders (including interest due)	13,560.79	-	-
	13,560.79	-	-

7.5 Other financial assets

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Advances to employees	0.95	2.86	-
Unbilled revenue	445.94	142.47	-
Others receivables*	185.60	73.50	61.06
	632.49	218.83	61.06

* Include balances from related parties as at 31 March 2017 Rs. 138.44 Lakhs (31 March 2016: Rs. 73.50 Lakhs and 1 April 2015: Rs. 61.06 Lakhs). Refer note 26 for related party balances.

8 Other current assets

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Capital advances	33.49	101.87	168.17
MAT Credit	520.50	-	-
Prepaid expenses	76.92	30.70	23.53
Advance to suppliers	53.92	48.23	29.79
	684.83	180.80	221.49



9 Equity share capital

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Authorised capital			
21,000,000 (31 March 2016: 21,000,000 ; 1 April 2015: 21,000,000) equity shares of Rs 10 each	2,100.00	2,100.00	2,100.00
	2,100.00	2,100.00	2,100.00
Issued, subscribed and paid up capital			
11,987,000 (31 March 2016: 11,987,000; 1 April 2015: 11,987,000) equity shares of Rs 10 each, fully paid up	1,198.70	1,198.70	1,198.70
	1,198.70	1,198.70	1,198.70

(a) List of persons holding more than 5 percent in the equity shares of the Company

Name of the share holder	As at 31 March 2017		As at 31 March 2016	
	No. of shares	% holding	No. of shares	% holding
Prestige Retail Ventures	5,993,500	50.00%	-	-
Prestige Estates Projects Limited	-	-	5,993,500	50.00%
G Venkateswara Prasad	2,180,000	18.19%	2,180,000	18.19%
G Parvathy	853,500	7.12%	853,500	7.12%
G Harishchandra Reddy and G Syamala	939,000	7.83%	939,000	7.83%
A Damodar Reddy	817,000	6.82%	817,000	6.82%
	10,783,000	89.96%	10,783,000	89.96%

(b) Reconciliation of the number of shares outstanding at the beginning and at the end of the reporting period

Particulars	As at 31 March 2017	As at 31 March 2016
	No. of shares	No. of shares
Number of equity shares at the beginning of the year	11,987,000	11,987,000
Number of equity shares outstanding at the end of the year	11,987,000	11,987,000

(c) Rights, preferences and restrictions attached to equity shares

The Company has only one class of equity shares having a par value of Rs 10. Each holder of the equity share, as reflected in the records of the Company as of the date of the shareholder meeting, is entitled to one vote in respect of each share held for all matters submitted to vote in the shareholder meeting. The Company declares and pays dividends in Indian rupees. The dividend proposed by the Board of Directors is subject to the approval of the shareholders in the ensuing Annual General Meeting. In the event of liquidation of the Company, the holders of equity shares will be entitled to receive any of the remaining assets of the Company after distribution of all preferential amounts. The distribution will be in proportion to the number of equity shares held by the shareholders.

(d) Buy back of shares and shares allotted as fully paid up pursuant to contract(s) without payment being received in cash

There have been no buy back of shares or issue of shares pursuant to contract without payment being received in cash for the period of five years immediately preceding the balance sheet date.

(e) Capital management

For the purpose of the Company's capital management, capital includes issued equity capital, share premium and all other equity reserves attributable to the equity holders of the Company. The primary objective of the Company's capital management is to maximise the shareholder value.



Vijaya Productions Private Limited
Notes to financial statements (Continued)

10 Other equity

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
a) Capital reserve	30.82	30.82	30.82
b) Securities premium account Amounts received on (issue of shares) in excess of the par value has been classified as securities premium.	11,006.92	11,006.92	11,006.92
c) Revaluation reserve Comprises revaluation surplus on investment property	1,203.97	1,203.97	1,203.97
d) Retained earnings	(2,923.60)	(5,328.08)	(5,248.69)
Total	<u>9,318.11</u>	<u>6,913.63</u>	<u>6,993.02</u>

A summary of the movement in the other equity has been reflected under Statement of changes in equity.

11 Financial liabilities

11.1 Borrowings

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
<i>Secured:</i>			
Term loans			
- from bank (Refer Note A and B below)	32,335.02	17,455.60	20,774.59
<i>Unsecured:</i>			
121,536 (previous year: 121,536) 7% cumulative redeemable preference shares of Rs 100 each, fully paid up*	382.99	353.55	326.37
	<u>32,718.01</u>	<u>17,809.15</u>	<u>21,100.96</u>

During the year, the Company obtained a loan of Rs. 35,000 Lakhs from HSBC Bank and repaid the earlier loan from Jammu and Kashmir Bank which had a balance of Rs 18,457.51 Lakhs on the repayment date and also repaid loans from Directors and Body Corporates amounting to Rs. 2,241.96 Lakhs. Furthermore, the Company utilized the HSBC Loan for giving Inter-Corporate Deposits to related body corporates amounting to Rs 13,200 Lakhs (also refer note 26) as agreed with HSBC Bank.

A Long term borrowings are secured by and subject to the following conditions:

- (i) Term loan from the HSBC Bank Limited balance as at 31 March 2017, including current maturities of long term debt: Rs 1,873.43 Lakhs (Previously with the Jammu and Kashmir Bank Limited : 31 March 2016: Rs. 2,734.66 Lakhs; 1 April 2015: Rs. 2,306.00 Lakhs).

1. Exclusive charge by way of equitable mortgage over underlying land and building at Vijaya Forum Mall land.
2. Exclusive charge over the lease rentals (receivables) of tenants.
3. Corporate Guarantee of Prestige Estates Projects Limited.
4. Debt Service Reserve Account for 3 month principal and interest servicing.
5. Minimum holding of Prestige Group in the Company to be 50% during the tenor of the loan.
6. Entire rental proceeds from the tenants to be escrowed with the bank (by way of opening a Trust and Retention account) - to be released only post servicing of obligations (principal and interest). If the funds (rentals) flowing into the escrow are insufficient to service obligations to the bank, then the Company would bring in additional funds to meet the obligation.
7. Maximum Loan-To-Value (LTV) of 60%. The LTV will be based on market value of the property.

Further, the Company will seek bank's prior permission for the following:

8. Declaration of dividend, in case the operating profits (earnings before interest less depreciation and taxes) fall below the audited value of the previous year and/or if this results in a breach of the stipulated financial covenants.
9. Capital expenditure (to the extent not included in the projections submitted by the Company) resulting in an increase in the gross block/ capital work-in-progress by more than 15 percent vis-à-vis the last audited figures.



Vijaya Productions Private Limited
Notes to financial statements (Continued)

11 Financial liabilities (Continued)

11.1 Borrowings (Continued)

B Repayment terms and interest rate

Name of the bank

Hongkong and Shanghai Banking Corporation (HSBC)

The loan is repayable in 111 monthly installments commencing from October 2016. The interest on loan is payable at 90 basis points above base rate.

*Rights, preferences and restrictions attached to preference shares

7% cumulative redeemable preference shares of Rs 100 each are redeemable at a premium of Rs 150 per share. The original redemption date of 31 December 2015 has been extended to 31 December 2018.

11.2 Other financial liabilities

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Lease deposits	1,400.94	801.63	1,630.83
	<u>1,400.94</u>	<u>801.63</u>	<u>1,630.83</u>

12 Provision

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Provision for gratuity	19.46	14.17	9.34
Provision for compensated absences	12.00	8.40	5.59
	<u>31.46</u>	<u>22.57</u>	<u>14.93</u>

13 Other non-current liabilities

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Rent received in advance	403.50	349.33	345.17
	<u>403.50</u>	<u>349.33</u>	<u>345.17</u>

14 Financial liabilities

14.1 Borrowings

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
<i>Unsecured</i>			
Loan from director *	-	300.00	300.00
Loan from body corporate *	-	1,306.40	240.07
	<u>-</u>	<u>1,606.40</u>	<u>540.07</u>

* The above loans were repayable on demand and carried interest at the rate of 15%. These loans have been repaid during the current year.

14.2 Trade payables

(Amounts in Rs. Lakhs.)

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
- Dues to micro and small enterprises	-	-	-
- Dues to other creditors	599.43	985.62	447.26
	<u>599.43</u>	<u>985.62</u>	<u>447.26</u>

* Include balances from related parties as at 31 March 2017 Rs. 128.90 Lakhs (31 March 2016: Rs. 73.50 Lakhs and 1 April 2015: Rs. 61.06 Lakhs). Refer note 26 for related party balances.



Vijaya Productions Private Limited
Notes to financial statements (Continued)

14 Financial liabilities (Continued)

14.3 Other financial liabilities

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Current maturities of long term debts	1,866.16	2,734.66	2,306.00
Interest accrued and not due on borrowings	7.26	343.71	178.94
Debenture application money pending refund	-	-	395.55
Capital creditors	142.01	347.16	520.57
Lease deposits	1,520.54	1,974.86	743.82
Other expenses payable	140.05	393.30	440.12
Unclaimed amount on account of buy back	4.65	4.65	-
	3,680.67	5,798.34	4,585.00

15 Other current liabilities

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Advance from customers	246.90	165.64	98.57
Unearned income	18.70	-	-
MAT payable	520.50	-	-
Withholding and other taxes and duties payable	19.25	24.52	28.99
	805.35	190.16	127.56

16 Provisions

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Provision for gratuity	0.32	0.04	0.03
Provision for compensated absences	0.96	0.90	0.67
	1.28	0.94	0.70



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

17 Revenue from operations

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Facility rental	6,363.41	4,785.14
Maintenance and marketing income	3,155.34	2,302.33
Parking income	884.46	512.32
Sales of beverages	42.50	32.23
	10,445.71	7,632.02

18 Other income

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Interest income	564.35	34.58
Miscellaneous income	249.52	260.26
	813.87	294.84

19 Cost of beverages consumed

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Opening stock	0.78	2.30
Add: purchase during the year	31.24	23.19
Less: closing stock	(0.61)	(0.78)
	31.41	24.71

20 Employee benefits

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Salaries and allowances	313.45	252.85
Contribution to provident and other funds	26.76	23.65
Staff welfare expense	17.09	16.92
	357.30	293.42

21 Finance cost

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Interest expense on financial liabilities measured at amortised cost	2,560.02	2,334.37
Other borrowing costs	428.14	446.80
	2,988.16	2,781.17



Vijaya Productions Private Limited
Notes to the financial statements (Continued)
22 Other expenses

(Amounts in Rs. Lakhs.)

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Power and fuel (also refer note 4.1) *	949.42	929.50
Housekeeping and security	509.08	419.33
Marketing and promotion expenses	268.11	279.51
Repairs and maintenance	426.60	299.71
Rates and taxes	162.12	162.15
Mall management fees	786.10	252.60
Other management expenses	-	15.53
Legal and professional	103.90	134.28
Communication	9.79	8.97
Provision for doubtful debts	36.80	23.73
Bank charges	1.24	0.63
Loss on disposal of property, plant and equipment	39.32	-
Printing and Stationery	4.53	-
Miscellaneous	41.73	46.37
	3,338.74	2,572.31

* The Company gets a benefit on tariff under the power supply agreement with its investee partnership firm which has amounted to Rs. 138.44 Lakhs for the current year (31 March 2016: Rs. 73.5 lakhs) and has been netted off from power and fuel expenses above.



23 Contingent liabilities and commitments

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Capital commitments			
Estimated amount of contracts remaining to be executed on capital account (net of advances) and not provided for	37.43	-	-

- i) The Company, for the assessment year ("AY") 2007-08 had received an assessment order dated 28 June 2010 which had a capital gain amounting to Rs. 234 crores added to the taxable income of the Company. The tax liability that had to be paid including interest amounted to Rs. 69 crores (advance tax and tax deducted at source amounting to Rs. 1 Crores) as per the assessment order received. The Company had appealed against the assessment order to the Income Tax Appellate Tribunal ("ITAT") by making a payment of Rs. 1 Crores as tax paid under protest. The Company received an order from the ITAT dated 25 November 2011 wherein the ITAT has disagreed with the assessment order and passed an order in the favor of the Company. As a result, the Company did not have capital gains and hence there was no tax liability. The Company subsequently received a refund order dated 11 Dec 2012 for repayment of tax which was paid under protest.

In the previous year, the Income tax department has filed an appeal before the Honorable High Court at Madras against the order passed by the ITAT for the AY 2007-08 and the Company has received a notice dated 28 Jan 2016 on this matter. The Company has appointed a legal firm and will be contesting the matter. The legal firm representing the Company believes that the case will be in the Company's favour. As at 31 March 2017, the Company has not paid any tax under protest and the matter is pending with the Honorable High Court of Madras.

- ii) A supplier of the Company is claiming an amount of Rs 308,065 plus costs of Rs 23,104 (approximately) from the Company which the Company believes is not payable as all the invoices of this supplier have been previously settled.

24 Earning per share

The following table sets forth the computation of basic earnings/(loss) per share:

Particulars	For the year ended 31 March 2017	For the year ended 31 March 2016
Weighted average number of equity shares for calculating basic earnings per share (in Lakhs.)	119.87	119.87
Net profit/(loss) after tax attributable to equity shareholders (in Rs. Lakhs)	2,404.47	(79.39)
Basic earnings per share (in Rs)	20.06	(0.66)

There are no potentially dilutive equity shares.

25 Auditors' remuneration (included in legal and professional fees, excluding service tax)

Particulars	(Amounts in Rs. Lakhs.)	
	For the year ended 31 March 2017	For the year ended 31 March 2016
Payment to auditors		
For statutory audit	4.40	5.50
For reimbursement of out of pocket expenses	1.10	0.82
	<u>5.50</u>	<u>6.32</u>

26 Related parties

- (i) Names of related parties and description of relationship:

(a) Enterprises/individuals exercising joint control:

Prestige Estates Projects Limited
G Harischandra Reddy, Managing Director
G Venkateswara Prasad, Director
Gunupati Prathavi, Director

(b) Key management personnel

G Harischandra Reddy, Managing Director
G Venkateswara Prasad, Director
Irfan Razack, Director

(c) Enterprises in which a director is a member stakeholder with whom transactions have taken place during the year

Trident Laboratories Private Limited
Prestige Fashions Private Limited
Green Park Hotels and Resorts Limited (GPHRL)
Prestige Amusements Private Limited
Sublime Galleria

(d) Enterprises in which the Company has investment

SPI Power



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

26 Related Parties (Continued)

(ii) Related party transactions

Particulars	(Amounts in Rs. Lakhs.)		
	For the year ended 31 March 2017	For the year ended 31 March 2016	For the year ended 1 April 2015
<i>(a) Enterprises exercising joint control:</i>			
Prestige Estates Projects Limited			
Debenture application money refunded	-	395.55	432.34
Interest on Inter Corporate Deposit	103.42	102.07	172.11
Other management fees	-	15.53	-
Inter Corporate Deposit given	8,600.00	-	-
Receipt of Inter Corporate Deposit	-	1,066.33	-
Repayment of Inter Corporate Deposit	1,066.33	-	-
Interest income	258.71	-	-
<i>(b) Key managerial personnel:</i>			
G Venkateswara Prasad			
Interest expense	-	45.00	45.00
Short term borrowing repaid	300.00	-	-
Interest on short term borrowing	29.10	-	-
<i>(c) Enterprises in which a director is a member/stakeholder</i>			
Trident Laboratories Private Limited			
Short term borrowing repaid	240.07	-	459.93
Interest accrued but not due on borrowings	-	36.01	56.42
Interest on Short term borrowing	23.28	-	-
Prestige Fashions Private Limited			
Facility rental received	235.56	223.18	214.08
Green Park Hotels and Resorts Limited			
Reimbursement of expenses	25.68	14.59	12.15
Inter corporate Deposit given	4,600.00	-	-
Interest income	142.41	-	-
Vijaya Hotels Private Limited			
Miscellaneous income	-	-	12.09
Reimbursement of expenses	-	-	0.32
Prestige Amusements Private Limited			
Mall management fees	834.55	252.60	236.73
<i>(d) Enterprises in which the Company has investment</i>			
SPI Power			
Purchase of power (refer note 22)	1,227.41	669.04	506.05



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

26 Related Parties (Continued)

(iii) Amount outstanding as at the balance sheet date

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
<i>(a) Enterprises exercising joint control:</i>			
Prestige Estates Projects Limited			
Other current liabilities, Debenture application advance pending refund	-	-	567.66
Other current liabilities, Capital creditors	2.98	-	-
Other current liabilities, Other expense payable	-	252.37	39.89
Interest accrued but not due on borrowings	-	91.86	-
Short term borrowings	-	1,066.33	-
Other current assets	6.87	-	-
Inter Corporate Deposit receivable	8,858.71	-	-
Vijaya Hotels Private Limited (merged with GPHRL w.e.f. 17 November 2014)			
Other current liabilities, Other expense payables	-	-	6.69
Green Park Hotels and Resorts Limited			
Other current liabilities, Other expense payable	10.27	9.59	0.63
Inter Corporate Deposit receivable	4,702.08	-	-
Trident Laboratories Private Limited			
Short-term borrowings	-	240.07	240.07
Interest accrued but not due on borrowings	-	83.19	50.78
Prestige Fashions Private Limited			
Lease deposit received	30.00	30.00	30.00
Trade receivable	0.30	6.68	2.85
Prestige Amusements Private Limited			
Trade payables- Dues to other creditors	102.58	677.43	354.37
Sublime			
Trade payables- Dues to other creditors	22.55	3.21	-
<i>(b) Key managerial personnel:</i>			
G Venkateswara Prasad			
Short-term borrowings (also refer Note 14.1)	-	300.00	300.00
Interest accrued but not due on borrowings	-	168.66	128.16
<i>(c) Enterprises in which the Company has investment</i>			
SPI Power			
Other financial assets- Receivable	1,227.41	73.50	61.06
Trade payables	128.90	55.91	50.31

27 Corporate social responsibility expenditure

Particulars	(Amounts in Rs. Lakhs.)		
	For the year ended 31 March 2017	For the year ended 31 March 2016	For the year ended 31 March 2015
a) Amount required to be spent as per Section 135 of the Act	-	Not Applicable	Not Applicable
b) Amount spent during the year	-	-	-



Vijay Productions Private Limited
Notes to the financial statements (Continued)

28 Financial instruments

The carrying value and fair value of financial instruments by categories as at 31 March 2017, 31 March 2016 and 1 April 2015 is as follows:

As at 31 March 2017				(Amounts in Rs. Lakhs.)		
Particulars	Carrying value			Fair value		
Financial assets	31 March 2017	31 March 2016	1 April 2015	31 March 2017	31 March 2016	1 April 2015
Amortized cost						
Loans and advances	199.00	81.80	41.22	199.00	81.80	41.22
Trade receivables	157.22	259.51	195.30	157.22	259.51	195.30
Cash and cash equivalents	832.16	405.44	294.35	832.16	405.44	294.35
Inter Corporate Deposits	13,560.79	-	-	13,560.79	-	-
Other financial assets	632.49	218.83	61.06	632.49	218.83	61.06
Total assets	15,381.66	965.58	591.93	15,381.66	965.58	591.93
Financial liabilities						
Amortized cost						
Borrowings	32,718.01	19,415.55	21,641.03	32,718.01	19,415.55	21,641.03
Trade payables	599.43	985.62	447.26	599.43	985.62	447.26
Other financial liabilities	5,081.61	6,599.97	6,215.83	5,081.61	6,599.97	6,215.83
Total liabilities	38,399.05	27,001.14	28,304.12	38,399.05	27,001.14	28,304.12

The management assessed that fair value of cash and cash equivalents, trade receivables, loans and advances, trade payables and other current financial assets and liabilities approximate their carrying amounts largely due to the short-term maturities of these instruments.

The fair value of the financial assets and liabilities is included at the amount at which the instrument could be exchanged in a current transaction between willing parties, other than in a forced or liquidation sale.



Vijay Productions Private Limited
Notes to the financial statements (Continued)

28 Financial instruments (Continued)

The following methods and assumptions were used to estimate the fair values:

- i) Long-term fixed-rate receivables are evaluated by the Company based on parameters such as interest rates, individual creditworthiness of the customer and the risk characteristics of the financed project. Based on this evaluation, allowances are taken into account for the expected losses of these receivables.
- ii) The fair value of loans from banks and other financial liabilities, as well as other non-current financial liabilities is estimated by discounting future cash flows using rates currently available for debt on similar terms, credit risk and remaining maturities.



Vijay Productions Private Limited
Notes to the financial statements (Continued)

29 Fair value hierarchy

Level 1 - Quoted prices (unadjusted) in active markets for identical assets or liabilities.

Level 2 - Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly (i.e. as prices) or indirectly (i.e. derived from prices).

Level 3 - Inputs for the assets or liabilities that are not based on observable market data (unobservable inputs).

The following table presents the fair value measurement hierarchy of assets and liabilities measured at fair value on recurring basis as at 31 March 2017 and 31 March 2016.

Quantitative disclosures on fair value measurement hierarchy for assets as at 31 March 2017: (Amounts in Rs. Lakhs.)

	Date of valuation	Total	Fair value measurement using		
			Quoted prices in active markets (Level 1)	Significant observable inputs (Level 2)	Significant unobservable inputs (Level 3)
Assets disclosed at fair value:					
Investment properties	31 March 2017	30,075.27	-	-	30,075.27

Quantitative disclosures fair value measurement hierarchy for assets as at 31 March 2016: (Amounts in Rs. Lakhs.)

	Date of valuation	Total	Fair value measurement using		
			Quoted prices in active markets (Level 1)	Significant observable inputs (Level 2)	Significant unobservable inputs (Level 3)
Assets disclosed at fair value:					
Investment properties	31 March 2016	31,986.13	-	-	31,986.13

There have been no transfers among Level 1, Level 2 and Level 3 during the period.

There are no financial liabilities measured at fair value.



30 Financial risk management

The Company's principal financial liabilities comprise loans and borrowings, trade and other payables and other financial liabilities. The main purpose of these financial liabilities is to finance the Company's operations and to provide guarantees to support its operations. The Company's principal financial assets include loans, trade and other receivables, other financial assets and cash that is derived directly from its operations.

The Company's activities expose it to a variety of financial risks: market risk, credit risk and liquidity risk. The Company's primary focus is to foresee the unpredictability of financial markets and seek to minimize potential adverse effects on its financial performance. The Company's exposure to credit risk is influenced mainly by the individual characteristic of each customer and the concentration of risk from the top few customers.

Credit risk

Credit risk is the risk of financial loss to the Company if a customer or counterparty to a financial instrument fails to meet its contractual obligations, and arises principally from the Company's receivables from customers. The maximum exposure to the credit risk at reporting date is primarily from trade receivables amounting to Rs 194.03 Lakhs and Rs 283.24 Lakhs (gross) as of 31 March 2017 and 31 March 2016 respectively. The objective of managing counterparty credit risk is to prevent losses in financial assets. The Company assesses the credit quality of the counterparties, taking into account their financial position, past experience and other factors. On adoption of Ind AS 109, the Company uses expected credit loss model to assess the impairment gain or loss. The Company has used a practical expedient by computing the expected credit loss allowance for trade receivables based on a provision matrix. The provision matrix takes into account historical credit loss experienced and adjusted for security deposits given by the customers and forward looking information like subsequent receipts. The expected credit loss allowance is based on the aging of days the receivables are due and the rates as given in the provision matrix.

Aging	Expected credit loss %
Less than 1 year	0%
More than 1 year	100%

Trade and other receivables

The Company's exposure to credit risk is influenced mainly by the individual characteristics of each customer. The demographics of the customer, including the default risk of the industry and country in which the customer operates, also has an influence on credit risk assessment.

The allowance for lifetime expected credit loss on customer balances for the year ended 31 March 2017 was Rs 36.80 Lakhs.

Particulars	(Amounts in Rs. Lakhs.)	
	For the year ended	
	31 March 2017	31 March 2016
Balance at the beginning of the year	23.73	-
Impairment loss recognised	36.80	23.73
Amounts written back	(23.73)	-
Balance at the end of the year	36.80	23.73

Credit risk on cash and cash equivalents is limited as the Company generally invests in deposits with banks which are reputable. Dues from related parties are considered fully recoverable by the Company's management.

Liquidity risk

Liquidity risk is the risk that the Company will not be able to meet its financial obligations as they become due. The Company manages its liquidity risk by ensuring, as far as possible, that it will always have sufficient liquidity to meet its liabilities when due.

The Company's corporate treasury department is responsible for liquidity, funding as well as settlement management. In addition, processes and policies related to such risks are overseen by senior management.

As of 31 March 2017, the Company had a working capital surplus of Rs 12,380.20 Lakhs. As of 31 March 2016, the Company had a working capital deficit of Rs 6,724.15 Lakhs.

The table below provides details regarding the contractual maturities of significant financial liabilities as at 31 March 2017 and 31 March 2016.

Particulars	(Amounts in Rs. Lakhs.)				
	As at 31 March 2017				
	Carrying amount	Total	Less than 1 year	1-2 years	2 years and above
Borrowings	32,718.01	32,718.01	-	2,123.33	30,594.68
Trade payables	599.43	599.43	599.43	-	-
Other financial liabilities	5,081.61	5,081.61	3,680.67	1,400.94	-

Particulars	As at 31 March 2016				
	Carrying amount	Total	Less than 1 year	1-2 years	2 years and above
Borrowings	19,415.55	19,415.55	-	3,033.02	16,382.53
Trade payables	985.62	985.62	985.62	-	-
Other financial liabilities	6,599.97	6,599.97	5,798.34	801.63	-

Particulars	As at 1 April 2015				
	Carrying amount	Total	Less than 1 year	1-2 years	2 years and above
Borrowings	21,641.03	21,641.03	-	2,734.66	18,906.37
Trade payables	447.26	447.26	447.26	-	-
Other financial liabilities	6,215.83	6,215.83	4,585.00	1,630.83	-



30 Financial risk management (Continued)

Market risk

Market risk is the risk that changes in market prices, such as interest rates and foreign exchange rates, will affect the Company's income and its holdings of financial instruments. The objective of market risk management is to manage and control market risk exposures within acceptable parameters.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. The Company's exposure to the risk of changes in market interest rates relates primarily to the Company's long-term debt obligations with floating interest rates.

Interest rate risk primarily arises from floating rate borrowings.

Cash flow sensitivity analysis for variable-rate instruments

A reasonable possible change of 1% (100 basis points) in interest rates at the reporting date would have increased/(decreased) equity and profit or loss by the amounts shown below:

	(Amounts in Rs. Lakhs.)			
	Profit or Loss		Equity, net of tax	
	+ 1%	- 1%	+ 1%	- 1%
31 March 2017				
Loans and borrowings	345.84	(345.84)	345.84	(345.84)
Overall Impact	345.84	(345.84)	345.84	(345.84)
31 March 2016				
Loans and borrowings	221.50	(221.50)	221.50	(221.50)
Overall Impact	221.50	(221.50)	221.50	(221.50)

Currency risk

The Company operates domestically. There are no foreign exchange transactions in the year of reporting.

31 Capital management

The Company's policy is to maintain a strong capital base so as to maintain investor, creditor and market confidence and to sustain future development of the business. The Company monitors the return on capital as well as the level of dividends on its equity shares. The Company's objective when managing capital is to maintain an optimal structure so as to maximize shareholder value.

The capital structure is as follows:

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Total equity attributable to the equity share holders of the Company	10,516.81	8,112.33	8,191.72
As percentage of total capital	23%	27%	25%
Current borrowings	1,866.16	4,341.06	2,846.07
Non-current borrowings	32,718.01	17,809.15	21,100.96
Total borrowings	34,584.47	22,150.21	23,947.03
As a percentage of total capital	77%	73%	75%
Total capital (borrowings and equity)	45,101.28	30,263.53	32,138.75



32 Tax Expense

(Amounts in Rs. Lakhs.)

(a) Amount recognised in Statement of profit and loss	As at 31 March 2017	As at 31 March 2016
Current tax	(520.50)	-
MAT credit entitlement	520.50	-
Tax expense for the year	-	-
(b) Reconciliation of effective tax rate		
Profit/ (loss) before tax	2,402.06	(78.75)
Tax at statutory income tax rate 34.608% (March 31, 2016 - 34.608%)	831.31	-
Tax effects of amounts which are not deductible / (taxable) in calculating taxable income:		
On account of Tax losses	(595.00)	-
Tax losses for which no deferred tax was recognised	284.19	-
Mat credit	(520.50)	-
Income tax expense	-	-
(c) Tax losses		
Unused tax losses for which no deferred tax asset has been recognised*	8,204.28	8,204.31
Potential tax impact	1,231.00	1,231.00
Expiry date [Financial year]*	2020-21 to 2021-22	2019-20 to 2021-22

* Out of total tax losses Rs. 7,965.64 Lakhs (31 March 2016: Rs. 7,965.64 Lakhs) is towards unabsorbed depreciation for which there is no expiry date.

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Deferred tax liabilities			
Excess of depreciation allowable under the income tax laws over depreciation provided in books	286.86	902.97	1,728.27
Deferred tax assets			
Unabsorbed depreciation and business loss considered to the extent of liability	(286.86)	(902.97)	(1,728.27)
Total	-	-	-

The Company has not recognised deferred tax asset till the year ended 31 March 2017 due to absence of sufficient taxable temporary differences or convincing evidence that sufficient taxable profits will be available against which such deferred tax assets can be realised.

The following table provides the details of income tax assets and income tax liabilities as of 31 March 2017, 31 March 2016 and 1 April 2015

Particulars	31 March 2017	31 March 2016	1 April 2015
Income tax assets	2,141.65	1,377.18	838.25
Income tax liabilities	-	-	-
Deferred tax assets	(286.86)	(902.97)	(1,728.27)
Deferred tax Liabilities	286.86	902.97	1,728.27
Net income tax assets at the end of year	2,141.65	1,377.18	838.25

33 Segment reporting

The Company's sole business segment is 'real estate development and leasing of commercial and retail space' and the only geographical segment is 'India'.

There are no instances of more than 10% revenue from any single client.

- 34 The Ministry of Micro, Small and Medium Enterprises has issued an office memorandum dated 26 August 2008 which recommends that the Micro and Small Enterprises should mention in their correspondence with its customers the Entrepreneurs Memorandum Number as allocated after filing of the Memorandum in accordance with the 'Micro, Small and Medium Enterprises Development Act, 2006' ('the Act'). Accordingly, the disclosure in respect of the amounts payable to such enterprises as at 31 March 2017 has been made in the financial statements based on information received and available with the Company. Further in view of the Management, the impact of interest, if any, that may be payable in accordance with the provisions of the Act is not expected to be material. The Company does not have any dues to micro and small enterprises as at 31 March 2017 and 31 March 2016.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

35 Leases

(i) *As Lessor*

The Company is primarily engaged in the business of constructing and leasing mall and office space. The Company has entered into operating lease agreements with its lessees.

The future minimum lease income under non-cancellable operating leases in aggregate are as follows:

Particulars	(Amounts in Rs. Lakhs.)		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Not later than one year	3,848.21	2,667.81	3,340.92
Later than one year and not later than five years	11,247.86	5,124.00	1,109.62
Later than five years	2,967.03	1,581.85	-
Total	18,063.10	9,373.66	4,450.54

iii) The Company has leased some of its commercial properties under cancellable operating lease agreement. Total lease rental income recognized in the profit and loss for the year with respect to the cancellable lease is Rs 2,220.30 Lakhs (31 March 2016: Rs 237.04 Lakhs) and for non cancellable lease, the rental income recognized is Rs 4,143.11 Lakhs (31 March 2016: Rs 4,548.10 Lakhs).

36 There is no foreign currency denominated payables/receivable at the year end.

37 There was no managerial remuneration payable to directors during the year (previous year: Rs Nil).

38 Details of Specified Bank Notes (SBN) as described in the notification of the Government of India, in the Ministry of Finance, Department of Economic Affairs number S.O. 3407(E), dated the 8th November, 2016, held and transacted during the period November 08, 2016 to December 30, 2016 are as provided in the table below:-

	(Amounts in Rs. Lakhs.)		
	Specified Bank Notes	Other Denomination notes	Total
Closing cash in hand as on 8 November, 2016	3.51	-	3.51
Add: Permitted receipts	-	179.23	179.23
Less: Permitted payments	-	2.19	2.19
Less: Amount deposited in Banks	3.51	170.90	174.41
Closing cash in hand as on 30 December, 2016	-	6.14	6.14

39 Appointment of Company Secretary (CS)

As per Section 203 of Companies Act 2013, read with rule 8A of the Companies (Appointment and Remuneration of Managerial Personnel) Rules, 2014 every Company having paid up capital of five crore rupees or more needs to have a full time CS.

Since the paid up capital of the Company is Rs. 119,870,000, the Company was required to have a whole time CS. The Company is presently in the process of appointing a Company Secretary.



Vijaya Productions Private Limited
Notes to the financial statements (Continued)

40 Gratuity plan

The Company has a defined benefit gratuity plan. Every employee who has completed five years or more of service gets a gratuity on separation computed on the basis of 15 days salary (last drawn salary) for each completed year of service.

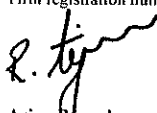
The following table sets out the status of the gratuity plan as required under IND-AS 19.

Particulars	(Amounts in Rs. Lakhs.)	
	For the year ended 31 March 2017	For the year ended 31 March 2016
Obligations at beginning of the year		
Service cost	14.21	9.36
Interest cost	6.87	5.01
Benefits settled	1.10	0.73
	-	(1.53)
Actuarial (gain)/ loss		
Actuarial (gain)/ loss- experience	(3.63)	0.55
Actuarial loss- financial assumptions	1.22	0.09
Obligations at end of the year	19.77	14.21
Reconciliation of present value of the obligation		
Present value of the defined benefit obligations at the end of the year	19.77	14.21
Liability recognised in the balance sheet	19.77	14.21
Gratuity cost for the year		
Service cost	6.87	5.01
Interest cost	1.10	0.73
Remeasurement - actuarial (gain)/loss recognised in OCI	(2.41)	0.64
Net gratuity cost	5.56	6.38
Assumptions		
Discount rate	7.24%	7.75%
Expected rate of salary increase	7.00%	7.00%
Attrition rate (based on age and % attrition)		
Up to 30	10%	10%
31-40	5%	5%
41-50	3%	3%
Above 50	2%	2%
Retirement age	58 years	58 years

Experience History:

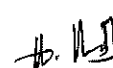
Particulars	(Amounts in Rs. Lakhs.)				
	As at 31 March 17	As at 31 March 16	As at 31 March 15	As at 31 March 14	As at 31 March 13
Defined benefit obligation	19.77	14.21	9.36	3.91	1.16
Fair value of plan assets	-	-	-	-	-
Deficit	19.77	14.21	9.36	3.91	1.16
Experience adjustment on liabilities	3.63	0.55	0.78	0.43	-
Gain/(loss)	-	-	-	-	-
Experience adjustment on plan assets	-	-	-	-	-
Gain/(loss)	-	-	-	-	-

for **B S R & Co. LLP**
Chartered Accountants
Firm registration number: 101248W/W-100022

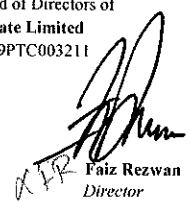

Arjun Ramesh
Partner
Membership No.: 218495

Place: Bangalore
Date: 21 August 2017

for and on behalf of Board of Directors of
Vijaya Productions Private Limited
CIN No. : U92490TN1949PTC003211


A. Damodar Reddy
Director
DIN No: 00021681

Place: Bangalore
Date: 21 August 2017


Faiz Rezwan
Director
DIN No: 01217423

Place: Bangalore
Date: 21 August 2017