



INDEPENDENT AUDITOR'S REPORT

To the Members of Valdel Xtent Outsourcing Solutions Private Limited

1. Report on the Financial Statements

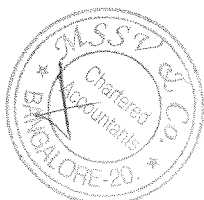
We have audited the accompanying Ind AS financial statements Valdel Xtent Outsourcing Solutions Private Limited ("the Company"), which comprise the Balance Sheet as at 31st March, 2017, the Statement of Profit and Loss(including other comprehensive income), the Cash Flow Statement for the year then ended, and the statement of changes in equity for the year then ended and a summary of the significant accounting policies and other explanatory information.

2. Management's Responsibility for the Standalone 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 standalone 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.

3. Auditor's Responsibility

3.1 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 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.

3.2 An audit involves performing procedures to obtain audit evidence about the amounts and the disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the 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.

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

4. 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.

5. Report on Other Legal and Regulatory Requirements

5.1 As required by the Companies (Auditor's Report) Order, 2016 ("the order"), issued by the Central Government of India in terms of sub section (11) of section 143 of the Act, we give in the Annexure A, a statement of the matters specified in paragraphs 3 and 4 of the Order.

5.2 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 Changes in Equity and the Cash Flow Statement 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 Accounting Standards specified under Section 133 of the Act, read with relevant rule issued thereunder;
- e. On the basis of the written representations received from the directors as on 31st March, 2017 taken on record by the Board of Directors, none of the directors is disqualified as on 31st 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.
- g. With respect to the other matters to be included in the Auditor's 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:
 - i. the Company does not have any pending litigations which would impact its financial position.
 - ii. the Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses.
 - iii. there were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Company.



- iv. the Company has provided requisite disclosures in its standalone 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 and these are in accordance with the books of accounts maintained by the Company.

for MSSV & Co.

Chartered Accountants

FRN 001987S


Shiv Shankar T R

Partner

Membership No. 220517

Place of Signature : Bangalore

Date :27th May, 2017

ANNEXURE A TO INDEPENDENT AUDITOR'S REPORT**Referred to in paragraph 5.1 of our report of even date**

Based upon the information and explanations furnished to us and the books and records examined by us in the normal course of audit and to the best of our knowledge and belief, we report that:

1. In respect of Fixed Assets:
 - a. The company has maintained proper records showing full particulars including situation of fixed assets.
 - b. In our opinion and according to information and explanations given to us, having regard to the nature of fixed assets, the procedure of physical verification by way of verification of title deeds and site visits by the management were reasonable and adequate in relation to size of the company and nature of its business.
 - c. According to the information and explanation given to us and on basis of our examination of the records of the company, the title deeds of the immovable are held in the name of the Company.
2. In respect of its inventories:
 - a. The company is not holding any inventory and hence commenting on paragraph 3(ii) of the Order does not arise.
3. In respect of loans secured or unsecured, granted by the Company to Companies, firms or other parties covered in the register maintained under Section 189 of the Companies Act, 2013:

During the period covered by our audit, company has not granted any loan to any person covered under the register maintained under section 189 of the Companies Act, 2013. Hence, commenting on paragraph 3(iii) of the Order does not arise.
4. The Company has not made any loans, investments, guarantees, and security during the financial year in respect of which provisions of section 185 and 186 of the Companies Act, 2013 are to be complied with hence commenting on paragraph 3(iv) of the Companies (Auditor's Report) Order, 2016 ('the Order') does not arise.



5. During the year covered under our audit, the company has not accepted any deposits from the public. Hence commenting on the compliance of Section 73 to 76 of the Companies Act, 2013 read with rules framed thereunder and the directives issued by the Reserve Bank of India does not arise.

6. According to the information and explanations given to us, maintenance of cost records under sub section (1) of section 148 of the Companies Act, 2013 has not been prescribed to the Company.

7. In respect of statutory dues:

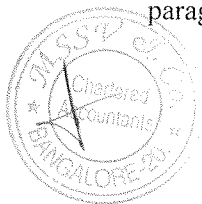
a. Undisputed statutory dues including Provident Fund, Employees' State Insurance, Sales Tax, Wealth Tax, Duty of Customs, Duty of Excise, Cess and other material statutory dues applicable to it have generally been regularly deposited with the appropriate authorities though there have been delays in remittance of Income-tax (TDS) and Service Tax in a few cases.

According to the information and explanations given to us, no undisputed amounts payable in respect of Provident Fund, Employees' State Insurance, Wealth Tax, Duty of Customs, Duty of Excise, Cess and other undisputed statutory dues were outstanding, at the year end, 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 sales tax, income tax, custom duty, wealth tax, excise duty, cess and service tax which have not been deposited on account of any dispute.

8. Based on our audit procedures performed and according to the information and explanations given by the management, the company has not taken any loans from banks and financial institutions. Also, the company does not have any debentures. Hence commenting on of paragraph 3(viii) of the Order does not arise.

9. The Company did not raise any money by way of initial public offer or further public offer(including debt instruments) and term loans during the financial year. Hence commenting on paragraph 3(ix) of the Order does not arise.



10. According to information given to us, no material fraud by the Company or on the Company by its officers or employees has been noticed or reported during the course of our audit.
11. The Company has not paid/provided for managerial remuneration. Hence commenting on of paragraph 3(xi) of the Order does not arise.
12. The Company is not a Nidhi Company. Hence commenting on of paragraph 3(xii) of the Order does not arise.
13. According to information given to us and based on our examination of the records of the Company, transactions with the related parties are in compliance with sections 177 and 188 of Companies Act, 2013 where applicable and the details have been disclosed in the financial statements as required by the applicable accounting standards.
14. According to information 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 fully or partly convertible debentures during the year under review.
15. According to information 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 him. Hence commenting on of paragraph 3(xv) of the Order does not arise.

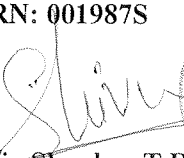


16. Financial assets of the company is more than 50% of total assets as on 31/03/2016 and derives more than 50% of gross income from such financial assets. However, company is in the process of merging with the holding company with effect from 1st April 2015(appointed date) as reported in note 32 to the financial statements. Hence company is of the opinion that it need not register under section 45-IA of Reserve Bank of India Act,1934.

for MSSV & Co.,

Chartered Accountants

FRN: 001987S


Shiv Shankar T R

Partner

Membership No: 220517



Place of Signature: Bangalore

Date : 27th May, 2017

ANNEXURE B TO INDEPENDENT AUDITOR'S REPORT

Referred to in paragraph 5.2(f) of our report of even date

**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 M/s. Valdel Xtent Outsourcing Solutions Private Limited ("the Company") as of March 31, 2017 in conjunction with our audit of the 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 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 Institute of Chartered Accountants of India. Those Standards and the Guidance 168 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 judgement, including the assessment of the risks of material misstatement of the 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.

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 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 (1) pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company; (2) provide reasonable assurance that transactions are recorded as necessary to permit preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorisation's of management and directors of the company; and (3) 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 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.



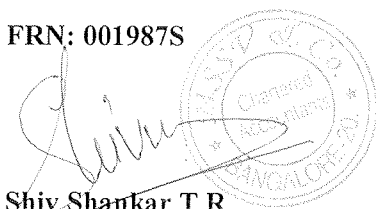
Opinion

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 March 31, 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 on Audit of Internal Financial Controls Over Financial Reporting issued by the Institute of Chartered Accountants of India.

for **MSSV & Co.,**

Chartered Accountants

FRN: 001987S



Shiv Shankar T R

Partner

Membership No: 220517

Place of Signature : Bangalore

Date :27th May, 2017

VALDEL XTENT OUTSOURCING SOLUTIONS PRIVATE LIMITED
 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001.
 CIN: U72200KA2000PTC028118

BALANCE SHEET AS AT MARCH 31, 2017

₹ in hundreds

Particulars	Note no.	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
ASSETS				
Non-Current Assets				
(a) Property, plant and equipment	5	20,926.72	25,806.79	31,510.12
(b) Capital work-in-progress		-	-	79,45,662.36
(c) Investment properties	6	14,82,023.21	95,01,905.57	16,22,651.37
(d) Financial assets				
(i) Investments	7	4,53,55,457.28	6,51,36,045.38	41,30,775.40
(ii) Loans	8	1,06,37,677.99	34,25,538.79	20,000.00
(e) Income tax assets (net)		20,578.08	5,02,250.63	3,79,221.19
		5,75,16,663.29	7,85,91,547.16	1,41,29,820.44
Current Assets				
(a) Financial assets				
(i) Trade receivables	9	55,274.87	6,905.56	6,540.96
(ii) Cash and cash equivalents	10	9,287.48	32,609.15	1,25,392.18
(iii) Loans	11	23,14,475.86	96,26,381.24	96,49,454.20
(iv) Other financial assets	12	90,51,984.00	44,77,123.23	26,78,096.64
(b) Other current assets	13	1,97,006.41	6,49,299.67	1,70,320.66
		1,16,28,028.62	1,47,92,318.85	1,26,29,804.64
		6,91,44,691.91	9,33,83,866.01	2,67,59,625.08
EQUITY AND LIABILITIES				
EQUITY				
Equity Share Capital	14	29,00,000.00	29,00,000.00	29,00,000.00
Other Equity	15	(1,42,900.58)	(10,35,356.02)	(11,38,692.63)
		27,57,099.42	18,64,643.98	17,61,307.37
Non-Current Liabilities		-	-	-
Current liabilities				
(a) Financial Liabilities				
(i) Borrowings	16	6,11,03,506.01	8,64,38,390.37	2,25,58,390.37
(ii) Other financial liabilities	17	52,79,043.32	49,76,652.81	14,76,201.50
(b) Other liabilities	18	5,043.16	1,04,178.85	1,51,725.84
(c) Income tax liabilities (net)		-	-	8,12,000.00
		6,63,87,592.49	9,15,19,222.03	2,49,98,317.71
		6,91,44,691.91	9,33,83,866.01	2,67,59,625.08


Accompanying notes forming part of the Financial Statements

This is the balance sheet referred to in our report of even date

for MSSV & Co.


Chartered Accountants

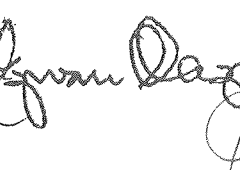
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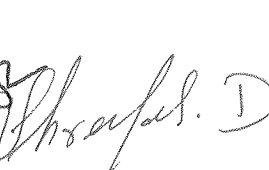

Shiv Shankar T.R.
 Partner
 Membership No.220517

Place: Bangalore
 Date: 27 May, 2017

For and on behalf of the Board


Badrunissa Irfan
 Managing Director
 DIN: 01191458


Rezwan Razack
 Director
 DIN: 00209060


Shreyas Dwarki
 Company Secretary

Place: Bangalore
 Date: 27 May, 2017

VALDEL XTENT OUTSOURCING SOLUTIONS PRIVATE LIMITED
 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001.
 CIN: U72200KA2000PTC028118
STATEMENT OF PROFIT AND LOSS FOR THE YEAR ENDED 31 MARCH 2017

₹ in hundreds

Particulars	Note no.	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Revenue from operations	19	1,45,580.00	1,42,871.78
Other income	20	22,80,903.91	23,30,671.89
Total Revenue - (I)		24,26,483.91	24,73,543.67
Expenses			
Finance costs	21	3,67,195.08	25,96,947.19
Depreciation and amortization expense	6	4,27,403.07	83,383.89
Other expenses	22	46,200.32	3,806.70
Total Expenses - (II)		8,40,798.47	26,84,137.78
Profit before tax (III= I-II)		15,85,685.44	(2,10,594.11)
Tax expense:	23		
- Current tax		6,93,230.00	-
- Prior Years		-	(3,13,930.72)
- Deferred tax		-	-
Total Tax expense (IV)		6,93,230.00	(3,13,930.72)
Profit for the year (V= III-IV)		8,92,455.44	1,03,336.61
Total other comprehensive income (VI)		-	-
Total Comprehensive Income (V+VI)		8,92,455.44	1,03,336.61
Earnings per share (equity shares, par value Rs 10 each)	29		
- basic and diluted			
Class A Equity Shares		3.08	0.36
Class B Equity Shares		3.08	0.36

Accompanying notes forming part of the Financial Statements

This is the statement of profit and loss referred to in our report of even date

for MSSV & Co.

Chartered Accountants

Firm Registration No. 0019875

Shiv Shankar T.R.

Partner

Membership No. 220517

For and on behalf of the Board

Badrunissa Irfan

Managing Director

DIN: 01191458

Rezwan Razack

Director

DIN: 00209060

Shreyas Dwarki

Company Secretary

Place: Bangalore

Date: 27 May, 2017

Place: Bangalore

Date: 27 May, 2017

VALDEL XTENT OUTSOURCING SOLUTIONS PRIVATE LIMITED
 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001.
 CIN: U72200KA2000PTC028118

STATEMENT OF CASH FLOWS FOR THE YEAR ENDED MARCH 31, 2017

₹ in hundreds

Particulars	Year ended 31 March 2017	Year ended 31 March 2016
Cash flow from operating activities		
Profit/ (loss) before tax	15,85,685.44	(2,10,594.11)
Adjustments:		
Depreciation	4,27,403.07	83,383.89
Interest and finance expenses (other than bank charges)	3,67,195.08	25,96,947.19
Interest income	(22,88,411.58)	(21,31,083.10)
Operating profit before working capital changes	91,872.01	3,38,653.87
Decrease / (increase) in sundry debtors	(48,369.31)	(364.60)
Decrease / (increase) in loans and advances and other current assets	(1,24,27,096.35)	(31,60,826.83)
(Decrease) / increase in Long term and Other current liabilities	(98,389.17)	11,73,406.86
Cash generated from operations	(1,24,81,982.82)	(16,49,130.70)
Income taxes refund / (paid), net	(2,11,557.45)	(6,21,098.72)
Net cash generated from operating activities	(1,26,93,540.27)	(22,70,229.42)
Cash flow from investing activities		
Purchase / sale of Fixed Assets	75,97,359.35	(11,272.40)
Investments made	2,02,26,473.96	(6,13,51,155.84)
Inter corporate deposits paid (net of recovery)	63,11,905.38	1,23,072.96
Interest income	39,34,915.36	(1,45,748.60)
Net cash used in investing activities	3,80,70,654.05	(6,13,85,103.88)
Cash flow from financing activities		
Inter corporate deposit received (net of repayments)	(2,53,34,884.36)	6,38,80,000.00
Interest paid	(65,551.09)	(3,17,449.73)
Net cash provided by/(used in) financing activities	(2,54,00,435.45)	6,35,62,550.27
Net increase in cash and cash equivalents	(23,321.67)	(92,783.03)
Cash and cash equivalents at the beginning of the year	32,609.15	1,25,392.18
Cash and cash equivalents at the end of the year	9,287.48	32,609.15

Accompanying notes forming part of the Financial Statements

This is the statement of cash flow referred to in our report of even date

for MSSV & Co.

Chartered Accountants

Firm Registration No.0019875

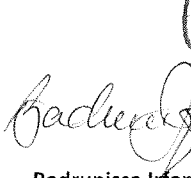

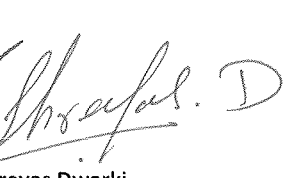
 
Shiv Shankar T.R.
 Partner

Membership No.220517

Place: Bangalore

Date: 27 May, 2017

For and on behalf of the Board

Badrunissa Irfan
 Managing Director
 DIN: 01191458

Rezwan Razack
 Director
 DIN: 00209060

Shreyas Dwarki
 Company Secretary

Place: Bangalore

Date: 27 May, 2017

VALDEL XTENT OUTSOURCING SOLUTIONS PRIVATE LIMITED
 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001.
 CIN: U72200KA2000PTC028118

STATEMENT OF CHANGES IN EQUITY AS AT 31 MARCH 2017

₹ in hundreds

Particulars	Equity share capital	Other Equity	Total equity
		Retained Earnings	
As at 1 April 2015	29,00,000.00	(11,38,692.63)	17,61,307.37
Profit for the year	-	1,03,336.61	1,03,336.61
Other Comprehensive Income / (Loss) for the year, net of income tax	-	-	-
Total Comprehensive Income for the year	-	1,03,336.61	1,03,336.61
As at 31 March 2016	29,00,000.00	(10,35,356.02)	18,64,643.98
Profit for the year	-	8,92,455.44	8,92,455.44
Other Comprehensive Income / (Loss) for the year, net of income tax	-	-	-
Total Comprehensive Income for the year	-	8,92,455.44	8,92,455.44
As at 31 March 2017	29,00,000.00	(1,42,900.58)	27,57,099.42

Accompanying notes forming part of the Financial Statements

This is the statement of changes in equity referred to in our report of even date

for MSSV & Co.

Chartered Accountants

Firm Registration No.0019875

Shiv Shankar T.R.

Partner

Membership No.220517

Place: Bangalore

Date: 27 May, 2017

For and on behalf of the Board

Badrunissa Irfan

Managing Director

DIN: 01191458

Rezwan Razack

Director

DIN: 00209060

Shreyas Dwarki

Company Secretary

Place: Bangalore

Date: 27 May, 2017

NOTES FORMING PART OF FINANCIAL STATEMENTS

1 Corporate Information

M/s. Valdel Xtent Outsourcing Solutions Private Limited ("the Company") was incorporated on November 14, 2000 as a company under the Companies Act, 1956 ("the 1956 Act"). The Company is engaged in the business of real estate development.

The Company is a Private limited company incorporated and domiciled in India and has its registered office at 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001., Karnataka, India.

The financial statements are approved for issue by the Company's Board of Directors on May 27, 2017

2 Significant accounting policies

2.1 Statement of compliance

The financial statements have been prepared in accordance with Indian Accounting Standards ("Ind AS"), the provisions of the Companies Act, 2013 ("the Act") (to the extent notified). The Ind AS are prescribed under section 133 of the Act read with Rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 and Companies (Indian Accounting Standards) Amendments Rules, 2016.

The Company has adopted all the Ind AS standards and the adoption was carried out in accordance with Ind AS 101 - First time adoption of Indian Accounting Standards. The transition was carried out from Indian Accounting Principles generally accepted in India as prescribed under Sec 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014 (IGAAP), which was the previous GAAP. These are the Company's first Ind AS financial statements. The date of transition to Ind AS is 1 April 2015. Refer Note 4 for the details of first-time adoption exemptions availed by the Company.

2.2 Basis of preparation and presentation

The financial statements have been prepared on the historical cost basis except for certain financial instruments that are measured at fair values at the end of each reporting period, as explained in the accounting policies below.

Historical cost is generally based on the fair value of the consideration given in exchange for goods and services.

All amounts disclosed in the financial statements and notes have been rounded off to the nearest hundreds, on decimal thereof as per the requirement of Schedule III, unless otherwise stated.

2.3 Use of Estimates

The preparation of the financial statements in conformity with Ind AS requires the Management to make judgements, estimates and assumptions that affect the reported amounts of assets and liabilities (including contingent liabilities), income and expenses and accompanying disclosures. The Management believes that the estimates used in preparation of the financial statements are prudent and reasonable. Future results could differ due to these estimates and the differences between the actual results and the estimates are recognised in the periods in which the results are known / materialise.

2.4 Fair value measurement

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date, regardless of whether that price is directly observable or estimated using another valuation technique. In estimating the fair value of an asset or a liability, the Company takes into account the characteristics of the asset or liability if market participants would take those characteristics into account when pricing the asset or liability at the measurement date. Fair value for measurement and/or disclosure purposes in these financial statements is determined on such a basis, except for leasing transactions that are within the scope of Ind AS 17, and measurements that have some similarities to fair value but are not fair value, such as net realisable value in Ind AS 2 or value in use in Ind AS 36.

In addition, for financial reporting purposes, fair value measurements are categorised into Level 1, 2, or 3 based on the degree to which the inputs to the fair value measurements are observable and the significance of the inputs to the fair value measurement in its entirety, which are described as follows:

- Level 1 inputs are quoted prices (unadjusted) in active markets for identical assets or liabilities that the entity can access at the measurement date;



NOTES FORMING PART OF FINANCIAL STATEMENTS

- Level 2 inputs are inputs, other than quoted prices included within Level 1, that are observable for the asset or liability, either directly or indirectly; and
- Level 3 inputs are unobservable inputs for the asset or liability.

2.5 Revenue Recognition

Revenue is measured at the fair value of the consideration received or receivable. The Company recognises revenue when the amount of revenue can be reliably measured, it is probable that future economic benefits will flow to the entity and specific criteria have been met for each of the Company's activities as described below:

a. Recognition of Revenue from Real Estate Developmental Projects:

Revenue from real estate developmental projects under development is recognised based on 'Percentage Completion Method'.

The Percentage Completion Method is applied when the stage of completion of the project reaches a reasonable level of development. Reasonable level of development is achieved when the following threshold are met:

- All critical approvals necessary for commencement of the project have been obtained.
- The expenditure incurred on construction and development costs is not less than 25 % of the construction and development costs.
- Atleast 25% of the saleable project area is secured by contracts or agreements with buyers.
- Atleast 10 % of the total revenue as per the agreements of sale or any other legally enforceable documents are realised at the reporting date in respect of each of the contracts and it is reasonable to expect that the parties to such contracts will comply with the payment terms as defined in the contracts.

For computation of revenue, the stage of completion is arrived at with reference to the entire project costs incurred including land costs, borrowing costs and construction and development costs as compared to the estimated total costs of the project. The percentage completion method is applied on a cumulative basis in each reporting period and the estimates of saleable area and costs are revised periodically by the management. The effect of such changes to estimates is recognised in the period such changes are determined. The changes to estimates also include changes arising out of cancellation of contracts. In such cases any revenues attributable to such contracts previously recognised are reversed.

When it is probable that total project costs will exceed total eligible project revenues, the expected loss is recognised as an expense immediately when such probability is determined.

Further, in cases where the Company has entered into agreements with land owners/possessor to develop properties on such land in lieu of which, the Company has agreed to transfer certain percentage of constructed area or certain percentage of the revenue proceeds, the revenue from the development and transfer of constructed area/revenue sharing arrangement in exchange of such development rights/ land is being accounted on Gross basis.

The revenue is measured at the fair value of the goods or services received, adjusted by the amount of any cash or cash equivalents transferred. When the fair value of the goods or services received cannot be measured reliably, the revenue is measured at the fair value of the goods or services given up, adjusted by the amount of any cash or cash equivalents transferred.

b. Recognition of revenue from sale of plots and completed units

Revenue from sale of plots and completed units is recognised upon transfer of all significant risks and rewards of ownership in the property to the buyer and are net of adjustments on account of cancellation.

c. Recognition of Revenue from rental and allied services:

Facility and hire charges, property maintenance income and other related services are recognised on accrual basis as per the terms and conditions of relevant agreements.

The Company's policy for recognition of revenue from operating leases is described in note 2.6 below.

d. Share in profits of Limited liability partnership (LLP) and partnership firms

Share of profit / loss from partnership firm is recognised based on the financial information provided and confirmed by the respective firms.



NOTES FORMING PART OF FINANCIAL STATEMENTS

e. Dividend income

Revenue is recognised when the shareholders' or unit holders' right to receive payment is established, which is generally when shareholder approve the dividend.

f. Interest income

Interest income, including income arising from other financial instruments, is recognised using the effective interest rate method.

2.6 Leases

Leases are classified as finance leases whenever the terms of the lease transfer substantially all the risks and rewards of ownership to the lessee. All other leases are classified as operating leases.

a. The Company as lessor

Rental income from operating leases is generally recognised on a straight-line basis over the term of the relevant lease except where the rentals are structured solely to increase in line with expected general inflation to compensate for the Company's expected inflationary cost increases, such increases are recognised in the year in which such benefits accrue. Initial direct costs incurred in negotiating and arranging an operating lease are added to the carrying amount of the leased asset and recognised on a straight-line basis over the lease term.

b. The Company as lessee

Rental expense from operating leases is generally recognised on a straight-line basis over the term of the relevant lease except where the rentals are structured solely to increase in line with expected general inflation to compensate for the lessor's expected inflationary cost increases, such increases are recognised in the year in which such benefits accrue.

2.7 Borrowing Cost

Borrowing costs consist of interest and other costs that an entity incurs in connection with the borrowing of funds. Borrowing cost also includes exchange differences to the extent regarded as an adjustment to the borrowing costs. Borrowing costs, allocated to and utilised for qualifying assets, pertaining to the period from commencement of activities relating to construction / development of the qualifying asset upto the date of capitalisation of such asset, is added to the cost of the assets. Capitalisation of borrowing costs is suspended and charged to the Statement of Profit and Loss during extended periods when active development activity on the qualifying assets is interrupted.

A qualifying asset is an asset that necessarily takes a 12 months or more to get ready for its intended use or sale and includes the real estate properties developed by the Company.

2.8 Foreign Currency Transactions

All transactions in foreign currency are recorded on the basis of the exchange rate prevailing as on the date of transaction. The difference, if any, on actual payment / realisation is recorded to the Statement of Profit and Loss. Monetary assets and liabilities denominated in foreign currency are restated at rates prevailing at the year-end. The net loss or gain arising out of such conversion is dealt with in the Statement of Profit and Loss.

2.9 Income Taxes

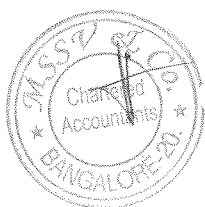
Income tax expense represents the sum of the tax currently payable and deferred tax.

a. Current tax

Current tax assets and liabilities are measured at the amount expected to be recovered from or paid to the taxation authorities. The tax rates and tax laws used to compute the amount are those that are enacted or substantively enacted, at the reporting date. Current tax relating to items recognised outside profit or loss is recognised outside profit or loss (either in other comprehensive income or in equity). Current tax items are recognised in correlation to the underlying transaction either in OCI or directly in equity.

b. Deferred tax

Deferred tax is recognised on temporary differences arising between the tax bases of assets and liabilities and their carrying amounts in the financial statements. However, deferred tax liabilities are not recognised if they arise from the initial recognition of goodwill.



NOTES FORMING PART OF FINANCIAL STATEMENTS

Deferred tax is also not accounted for if it arises from initial recognition of an asset or liability in a transaction other than a business combination that at the time of the transaction affects neither accounting profit nor taxable profit (tax loss).

Deferred tax is determined using tax rates (and laws) that have been enacted or substantially enacted by the end of the reporting period and are expected to apply when the related deferred income tax asset is realised or the deferred income tax liability is settled.

Deferred assets are recognised for all deductible temporary differences and unused tax losses only if it is probable that future taxable amounts will be available to utilise those temporary differences and losses.

Deferred tax assets and liabilities are offset when there is a legally enforceable right to offset current tax assets and liabilities and when the deferred tax balances relate to the same taxation authority. Current tax assets and tax liabilities are offset where the entity has a legally enforceable right to offset and intends either to settle on a net basis, or to realise the asset and settle the liability simultaneously.

Current tax and deferred tax is recognised in profit or loss, except to the extent that it relates to items recognised in other comprehensive income or directly in equity. In this case, the tax is also recognised in other comprehensive income or directly in equity, respectively.

c. Minimum Alternate Tax (MAT) / Alternate Minimum Tax (AMT)

Minimum Alternate Tax (MAT) paid in accordance with the tax laws, which gives future economic benefits in the form of adjustment to future income tax liability, is considered as an asset if there is convincing evidence that the entity will pay normal income tax. Accordingly, MAT is recognised as an asset in the Balance Sheet when it is highly probable that future economic benefit associated with it will flow to the entity.

2.10 Property, plant and equipment's

Freehold land is carried at historical cost. All other items of property, plant and equipment are stated at historical cost less depreciation. Historical cost includes expenditure that is directly attributable to the acquisition and installation, including interest on borrowing for the project / property, plant and equipment's up to the date the asset is put to use. Any cost incurred relating to settlement of claims regarding titles to the properties is accounted for and capitalised as incurred.

Subsequent cost are included in the asset's carrying amount or recognised as a separate asset, as appropriate, only when it is probable that future economic benefits associated with the item will flow to the Company and the cost of the item can be measured reliably.

Transition to Ind AS

On transition to Ind AS, the Company has elected to continue with the carrying value of all of its property, plant and equipment recognised as at 1st April, 2015 measured as per the previous GAAP and use that carrying value as the deemed cost of the property, plant and equipment.

Depreciation method, estimated useful lives and residual values

Depreciable amount for assets is the cost of an asset, or other amount substituted for cost, less its estimated residual value. Depreciation on property, plant and equipment's is provided using written-down value method over the useful lives of assets estimated by the Management. The Management estimates the useful lives for the fixed assets as follows:

Particulars	As at	As at	As at
	31 March 2017	31 March 2016	1 April 2015
Building *	58 Years	58 Years	58 Years
Plant and machinery *	20 Years	20 Years	20 Years
Office Equipment*	20 Years	20 Years	20 Years
Furniture and fixtures *	15 Years	15 Years	15 Years
Vehicles*	10 Years	10 Years	10 Years
Computers and Accessories*	6 Years	6 Years	6 Years



NOTES FORMING PART OF FINANCIAL STATEMENTS

* For these class of assets, based on internal assessment and independent technical evaluation carried out by external valuers, taking into account the nature of the asset, the estimated usage of the asset, the operating conditions of the asset, past history of replacement, the Management believes that the useful lives as given above best represent the period over which the Management expects to use these assets. Hence the useful lives for these assets is different from the useful lives as prescribed under Part C of Schedule II to the Companies Act, 2013.

Gains and losses on disposals are determined by comparing proceeds with the carrying amount. These are included in statement of profit and loss.

2.11 Capital work-in-progress

Projects under which tangible assets are not yet ready for their intended use are carried at cost comprising direct cost, related incidental expenses and attributable interest.

Depreciation is not provided on capital work-in-progress until construction and installation are complete and the asset is ready for its intended use.

2.12 Investment Property

Investment properties are properties held to earn rentals and/or for capital appreciation (including property under construction for such purposes). Investment properties are measured initially at cost, including transaction costs. Subsequent to initial recognition, investment properties are measured in accordance with Ind AS 16's requirements for cost model.

Investment properties are depreciated using written-down value method over the useful lives. Investment properties generally have a useful life of 58-60 years. The useful life has been determined based on internal assessment and independent technical evaluation carried out by external valuers, taking into account the nature of the asset, the estimated usage of the asset, the operating conditions of the asset, past history of replacement.

For transition to Ind AS, the Company has elected to continue with the carrying value of its investment property recognised as of April 1, 2015 (transition date) measured as per the previous GAAP and use that carrying value as its deemed cost as of the transition date.

The fair value of investment property is disclosed in the notes. Fair values are determined based on an annual evaluation performed by an accredited external independent valuer.

An investment property is derecognised upon disposal or when the investment property is permanently withdrawn from use and no future economic benefits are expected from the disposal. Any gain or loss arising on derecognition of the property (calculated as the difference between the net disposal proceeds and the carrying amount of the asset) is included in statement of profit and loss in the period in which the property is derecognised.

2.13 Intangible Assets

Intangible assets acquired separately are measured on initial recognition at cost. Following initial recognition, intangible assets are carried at cost less accumulated amortization and accumulated impairment losses, if any. Intangible assets, comprising of software are amortized on the basis of written down value method over a period of 6 years, which is estimated to be the useful life of the asset.

2.14 Impairment of tangible and intangible assets other than goodwill

At the end of each reporting period, the Company reviews the carrying amounts of its tangible and intangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any). When it is not possible to estimate the recoverable amount of an individual asset, the Company estimates the recoverable amount of the cash generating unit to which the asset belongs. When a reasonable and consistent basis of allocation can be identified, corporate assets are also allocated to individual cash-generating units, or otherwise they are allocated to the smallest Company of cash-generating units for which a reasonable and consistent allocation basis can be identified.



NOTES FORMING PART OF FINANCIAL STATEMENTS

Intangible assets with indefinite useful lives and intangible assets not yet available for use are tested for impairment at least annually, and whenever there is an indication that the asset may be impaired.

Recoverable amount is the higher of fair value less costs of disposal and value in use. In assessing 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 for which the estimates of future cash flows have not been adjusted.

If the recoverable amount of an asset (or cash-generating unit) is estimated to be less than its carrying amount, the carrying amount of the asset (or cash-generating unit) is reduced to its recoverable amount. An impairment loss is recognised immediately in profit or loss.

When an impairment loss subsequently reverses, the carrying amount of the asset (or a cash-generating unit) is increased to the revised estimate of its recoverable amount, but so that the increased carrying amount does not exceed the carrying amount that would have been determined had no impairment loss been recognised for the asset (or cash-generating unit) in prior years. A reversal of an impairment loss is recognised immediately in profit or loss.

2.15 Inventories

Stock of units in completed projects and work-in-progress are valued at lower of cost and net realisable value. Cost is aggregate of land cost, materials, contract works, direct expenses, provisions and apportioned borrowing costs and is net of material's scrap receipts.

2.16 Provisions and contingencies

A provision is recognised when the Company has a present obligation as a result of past events and it is probable that an outflow of resources will be required to settle the obligation in respect of which a reliable estimate can be made. Provisions (excluding retirement benefits) are not discounted to their present value and are determined based on the best estimate required to settle the obligation at the Balance Sheet date. These are reviewed at each Balance Sheet date and adjusted to reflect the current best estimates. Contingent liabilities are disclosed in the Notes. Contingent assets are not recognised in the financial statements.

2.17 Financial Instruments

2.17a Initial recognition

The Company recognizes financial assets and financial liabilities when it becomes a party to the contractual provisions of the instrument. All financial assets and liabilities are recognized at fair value on initial recognition, except for trade receivables which are initially measured at transaction price. Transaction costs that are directly attributable to the acquisition or issue of financial assets and financial liabilities, that are not at fair value through profit or loss, are added to the fair value on initial recognition. Regular way purchase and sale of financial assets are accounted for at trade date.

2.17b Subsequent measurement

a. Non-derivative financial instruments

Financial assets carried at amortised cost

A financial asset is subsequently measured at amortised cost if it is held within a business model whose objective is to hold the asset 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.

Financial assets at fair value through other comprehensive income

A financial asset is subsequently measured at fair value through other comprehensive income if it is held within a business model 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. Further, in cases where the Company has made an irrevocable election based on its business model, for its investments which are classified as equity instruments, the subsequent changes in fair value are recognized in other comprehensive income.

Financial assets at fair value through profit or loss

A financial asset which is not classified in any of the above categories are subsequently fair valued through profit or loss.



NOTES FORMING PART OF FINANCIAL STATEMENTS

Financial liabilities

Financial liabilities are subsequently carried at amortized cost using the effective interest method, except for contingent consideration recognized in a business combination which is subsequently measured at fair value through profit and loss. For trade and other payables maturing within one year from the balance sheet date, the carrying amounts approximate the fair value due to the short maturity of these instruments.

Investments in Subsidiaries, joint ventures and associates

Investments in subsidiaries, joint ventures and associates are carried at cost in the financial statements

b. Share Capital

Ordinary shares are classified as equity. Incremental costs directly attributable to the issuance of new ordinary shares are recognized as a deduction from equity, net of any tax effects.

2.17c 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 from the Company's balance sheet when the obligation specified in the contract is discharged or cancelled or expires.

2.17d Impairment of financial assets

The Company recognizes loss allowances using the expected credit loss (ECL) model for the financial assets which are not fair valued through profit or loss. Loss allowance for trade receivables with no significant financing component is measured at an amount equal to lifetime ECL. For all other financial assets, expected credit losses are measured at an amount equal to the 12-month ECL, unless there has been a significant increase in credit risk from initial recognition in which case those are measured at lifetime ECL. The amount of expected credit losses (or reversal) that is required to adjust the loss allowance at the reporting date to the amount that is required to be recognised is recognized as an impairment gain or loss in statement of profit and loss.

2.18 Operating cycle and basis of classification of assets and liabilities

- a. The real estate development projects undertaken by the Company is generally run over a period ranging upto 5 years. Operating assets and liabilities relating to such projects are classified as current based on an operating cycle of 5 years. Borrowings in connection with such projects are classified as short-term (i.e. current) since they are payable over the term of the respective projects.
- b. Assets and liabilities, other than those discussed in paragraph (a) above, are classified as current to the extent they are expected to be realised / are contractually repayable within 12 months from the Balance sheet date and as non-current, in other cases.

Current versus non-current classification

The Company presents assets and liabilities in the balance sheet based on current/ non-current classification. An asset is treated as current when it is:

- ▶ Expected to be realised or intended to be sold or consumed in normal operating cycle
- ▶ Held primarily for the purpose of trading
- ▶ Expected to be realised within twelve months after the reporting period, or
- ▶ Cash or cash equivalent unless restricted from being exchanged or used to settle a liability for at least twelve months after the reporting period

All other assets are classified as non-current.

A liability is current when:

- ▶ It is expected to be settled in normal operating cycle
- ▶ It is held primarily for the purpose of trading
- ▶ It is due to be settled within twelve months after the reporting period, or
- ▶ There is no unconditional right to defer the settlement of the liability for at least twelve months after the reporting period.



NOTES FORMING PART OF FINANCIAL STATEMENTS

2.19 Cash and cash equivalents

Cash and cash equivalent in the balance sheet comprise cash at banks and on hand and short-term deposits with an original maturity of three months or less, which are subject to an insignificant risk of changes in value.

For the purpose of the statement of cash flows, cash and cash equivalents consist of cash and short-term deposits, as defined above, net of outstanding bank overdrafts as they are considered an integral part of the Company's cash management.

2.20 Earnings per share

Basic earnings per share has been computed by dividing net income by the weighted average number of shares outstanding during the year. Diluted earnings per share has been computed using the weighted average number of shares and dilutive potential shares, except where the result would be anti-dilutive.

3 Recent accounting pronouncements

Standards issued but not yet effective

In March 2017, the Ministry of Corporate Affairs issued the Companies (Indian Accounting Standards) (Amendments) Rules, 2017, notifying amendments to Ind AS 7, 'Statement of cash flows' and Ind AS 102, 'Share-based payment.' These amendments are in accordance with the recent amendments made by International Accounting Standards Board (IASB) to IAS 7, 'Statement of cash flows' and IFRS 2, 'Share-based payment,' respectively. The amendments are applicable to the Company from April 1, 2017.

Amendment to Ind AS 7:

The amendment to Ind AS 7 requires the entities to provide disclosures that enable users of financial statements to evaluate changes in liabilities arising from financing activities, including both changes arising from cash flows and non-cash changes, suggesting inclusion of a reconciliation between the opening and closing balances in the balance sheet for liabilities arising from financing activities, to meet the disclosure requirement.

The Company is evaluating the requirements of the amendment and the effect on the financial statements.

Amendment to Ind AS 102:

The amendment to Ind AS 102 provides specific guidance to measurement of cash-settled awards, modification of cash-settled awards and awards that include a net settlement feature in respect of withholding taxes.

Ind AS 102 Share based payment is not applicable to the Company, hence the amendment has no impact on the Company.

4 First-time adoption - mandatory exceptions, optional exemptions

These are the Company's first financial statements prepared in accordance with Ind AS.

The accounting policies set out in note have been applied in preparing the financial statements for the year ended 31 March, 2017, the comparative information presented in these financial statements for the year ended 31 March, 2016 and in the preparation of an opening Ind AS balance sheet at 1 April, 2015 (the Company's date of transition). In preparing its opening Ind AS balance sheet, the Company has adjusted the amounts reported previously in financial statements prepared in accordance with the accounting standards notified under Companies (Accounting Standards) Rules, 2006 (as amended) and other relevant provisions of the Act (previous GAAP or India GAAP).

Set out below are the applicable Ind AS 101 optional exemptions and mandatory exemptions applied in the transition for previous GAAP to Ind AS.



NOTES FORMING PART OF FINANCIAL STATEMENTS

Ind AS optional exemptions

4.1 Deemed Cost

Ind AS 101 permits a first-time adopter to elect to continue with the carrying value for all of its property, plant and equipment's covered by Ind AS 16 *Property, plant and equipment's* as recognised in the financial statements as at the date of transition to Ind AS, measured as per the previous GAAP and use that as its deemed cost as at the date of transition after making necessary adjustments for de-commissioning liabilities. This exemption can also be used for intangible assets covered by Ind AS 38 *Intangible Assets* and Investment property covered by Ind AS Investment properties.

The Company has elected to measure all of its property, plant and equipment, intangible assets and investment property at their previous GAAP carrying value.

4.2 Leases

Appendix C to Ind AS 17 requires an entity to assess whether a contract or arrangement contains a lease. In accordance with Ind AS 17, this assessment should be carried out at the inception of the contract or arrangement. Ind AS 101 provides an option to make this assessment on the basis of facts and circumstances existing at the date of transition to Ind AS, except where the effect is expected to be not material.

The Company has elected to apply this exemption for such contracts/ arrangements.

Ind AS Mandatory exemptions

4.3 Estimates

As entity's estimates in accordance with Ind AS at the date of transition to Ind AS shall be consistent with estimates made for the same date in accordance with previous GAAP (after adjustments to reflect any difference in accounting policies), unless there is objective evidence that those estimates were in error.

Ind AS estimates as at 1 April, 2015 are consistent with the estimates as at the same date made in conformity with previous GAAP. The Company made estimates for following items in accordance with Ind AS at the date of transition as these were not required under previous GAAP.

- a. Investment in equity instruments carried at FVPL;
- b. Investment in debt instruments carried at FVPL; and
- c. Impairment of financial assets based on expected credit loss method.

4.4 De-recognition of financial assets and liabilities

Ind AS 101 requires a first-time adopter to apply the de-recognition provisions of Ind AS prospectively for transactions occurring on or after the date of transition to Ind AS. However, Ind AS 101 allows a first-time adopter to apply the de-recognition requirements in Ind AS 109 retrospectively from a date of the entity's choosing, provided that the information needed to apply Ind AS 109 to financial assets and financial liabilities derecognised as a result of past transactions was obtained at the time of initial accounting for those transactions.

The Company has elected to apply the de-recognition provisions of Ind AS 109 prospectively from the date of transition to Ind AS.



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5 Property, Plant and Equipment

₹ in hundreds

Particulars	Office Equipments	Total
Cost - As at 1 April 2015	31,510.12	31,510.12
Additions	-	-
Adjustments/Deletions	-	-
As at 31 March 2016	31,510.12	31,510.12
Additions	-	-
Adjustments/Deletions	-	-
As at 31 March 2017	31,510.12	31,510.12
 Depreciation- As at 1 April 2015	 -	 -
Charge for the year	5,703.33	5,703.33
Deletion	-	-
As at 31 March 2016	5,703.33	5,703.33
Charge for the year	4,880.07	4,880.07
Deletion	-	-
As at 31 March 2017	10,583.40	10,583.40
 Net Block		
As at 1 April 2015	31,510.12	31,510.12
As at 31 March 2016	25,806.79	25,806.79
As at 31 March 2017	20,926.72	20,926.72

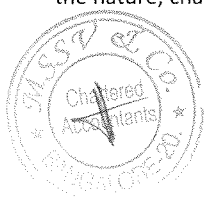
6 Investment property

₹ in hundreds

Particulars	Land	Building	Total
Cost - As at 1 April 2015	71,843.28	15,50,808.09	16,22,651.37
Additions	-	79,56,934.76	79,56,934.76
Adjustments/Deletions	-	-	-
As at 31 March 2016	71,843.28	95,07,742.85	95,79,586.13
Additions	-	-	-
Adjustments/Deletions	-	79,45,662.36	79,45,662.36
As at 31 March 2017	71,843.28	15,62,080.49	16,33,923.77
 Depreciation- As at 1 April 2015	 -	 -	 -
Charge for the year	-	77,680.56	77,680.56
Deletion	-	-	-
As at 31 March 2016	-	77,680.56	77,680.56
Charge for the year	-	4,22,523.00	4,22,523.00
Deletion	-	3,48,303.01	3,48,303.01
As at 31 March 2017	-	1,51,900.56	1,51,900.56
 Net Block			
As at 1 April 2015	71,843.28	15,50,808.09	16,22,651.37
As at 31 March 2016	71,843.28	94,30,062.29	95,01,905.57
As at 31 March 2017	71,843.28	14,10,179.93	14,82,023.21

Note:

i. The Company's investment properties consists of office properties in India which the management has determined based on the nature, characteristics and risks of each property.



NOTES FORMING PART OF FINANCIAL STATEMENTS

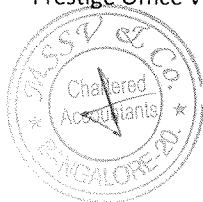
ii. As at 31 March 2017 and 31 March 2016, the fair values of the properties are INR Nil and INR 73 Crores respectively. These valuations are based on valuations performed by Jones Lang Laselle Property Consultants India Private Limited, an accredited independent valuer. The fair valuation has been carried out by the Management for material investment properties.

iii. The fair value of the Company's investment properties have been arrived at using discounted cash flow method. Under discounted cash flow method, cash flow projections based on reliable estimates of cash flow are discounted. The main inputs used are rental growth rate, expected vacancy rates, terminal yields and discount rates which are based on comparable transactions and industry data.

7 Investments (Non-Current)

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Equity Instruments (Fully paid up unless otherwise stated)			
Unquoted, Carried at cost			
I. Investment in subsidiaries			
Avyakth Cold Storages Private Limited	3,00,000.00	3,00,000.00	3,00,000.00
-10,000 (31 March 2016 - 10,000, 1 April 2015 - 10,000) equity shares of Rs.10 each			
Dollars Hotel and Resorts Private Limited	-	38,29,075.40	38,29,075.40
- Nil (31 March 2016 - 5,91,820, 1 April 2015- 591,820) equity shares of Rs.10 each			
Prestige Exora Business Parks Limited	-	73,77,539.06	-
- Nil (31 March 2016 - 18,015, 1 April 2015 - Nil) Class A equity shares of Rs.10 each			
II. Others			
Geotrix Building Envelope Private Limited	1,700.00	1,700.00	1,700.00
-17,000 (31 March 2016 - 17,000, 1 April 2015 - 17,000) equity shares of Rs.10 each			
Preference Shares (Fully paid up unless otherwise stated)			
Unquoted, Carried at cost			
I. Subsidiaries			
Prestige Exora Business Parks Limited	-	85,74,013.64	-
- Nil (31 March 2016 - 36,496, 1 April 2015 - Nil) 0.01% Class A, Optionally Convertible, Redeemable Preference Shares (OCRPS) of Rs.10 each, fully paid up			
Debentures/ Bonds (Fully paid up unless otherwise stated)			
Unquoted, Carried at cost			
I. Subsidiaries			
Prestige Exora Business Parks Limited	4,49,59,667.28	4,49,59,667.28	-
- 75,239,454 (31 March 2016 - 75,239,454, 1 April 2015 - Nil) 14.75% Fully Compulsorily Convertible Debentures of Rs 10 each)			
-6,88,05,399 (31 March 2016 - 6,88,05,399, 1 April 2015 - Nil) Nil Coupon rate Fully Compulsorily Convertible Debentures of Rs 10 each			
Partnership Firms/ Limited Liability Partnership Firms			
Unquoted, Carried at cost			
Silver Oak Projects	94,050.00	94,050.00	-
Prestige Office Ventures	40.00	-	-
	4,53,55,457.28	6,51,36,045.38	41,30,775.40

₹ in hundreds



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NOTES FORMING PART OF FINANCIAL STATEMENTS

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Aggregate book value of quoted investments	-	-	-
Aggregate market value of quoted investments	-	-	-
Aggregate carrying value of unquoted investments	4,53,55,457.28	6,51,36,045.38	41,30,775.40
Aggregate amount of impairment in value of investments	-	-	-
Category-wise Non-Current Investment			
Financial assets carried at Cost	4,53,55,457.28	6,51,36,045.38	41,30,775.40
Financial assets measured at Fair Value through Profit and Loss	-	-	-

The details of all partners, capital and profit sharing ratio in partnership firms where company is a partner are as under :

Name of the firm/Partners	March 31, 2017		March 31, 2016	
	Capital Rs In hundreds	Profit Sharing Ratio	Capital Rs In hundreds	Profit Sharing Ratio
Silveroak Projects				
Prestige Estates Projects Limited	950	1.00%	950	1.00%
Valdel Xtent Outsourcing Solutions Private Limited	94,050	99.00%	94,050	99.00%
Prestige Office Ventures				
Prestige Estates Project Limited	45,000	5.000%	-	-
Valdel Xtent Outsourcing Solutions Private Limited	40	0.004%	-	-
Deepa C Shetty	10	0.001%	-	-
Manoj Krishna J V	10	0.001%	-	-
Priti Priyanka	10	0.001%	-	-
Balaji B V	10	0.001%	-	-
Puneesh Kumar H P	10	0.001%	-	-
Dilip Kumar S	10	0.001%	-	-
Prestige Exora Business Parks Limited	8,54,900	94.990%	-	-

8 Loans (Non-Current)

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost			
To related parties - unsecured, considered good			
Current account in partnership firms	1,06,17,677.99	34,05,538.79	0.00
	1,06,17,677.99	34,05,538.79	0.00
To others - unsecured, considered good			
Security deposits (refundable)	20,000.00	20,000.00	20,000.00
	20,000.00	20,000.00	20,000.00
To Others - Unsecured, considered doubtful			
Loans & Advances to others	1,28,740.68	1,28,740.68	1,28,740.68
Less: Provision for doubtful recovery	(1,28,740.68)	(1,28,740.68)	(1,28,740.68)
	0.00	0.00	0.00
	1,06,37,677.99	34,25,538.79	20,000.00
Due from related parties:			
Directors	-	-	-
Firms in which directors are partners	-	-	-
Companies in which directors of the Company are directors or members	-	-	-



NOTES FORMING PART OF FINANCIAL STATEMENTS

9 Trade Receivables

₹ in hundreds

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost			
Considered good	55,274.87	6,905.56	6,540.96
Considered doubtful	2,081.40	2,081.40	2,081.40
Less: Provision for doubtful debts	(2,081.40)	(2,081.40)	(2,081.40)
	<u>55,274.87</u>	<u>6,905.56</u>	<u>6,540.96</u>
Due from related parties:			
Directors	-	-	-
Firms in which directors are partners	-	-	-
Companies in which directors of the Company are directors or members	55,274.87	6,905.56	6,540.96

10 Cash and Cash Equivalents

₹ in hundreds

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Balances with banks			
- in current accounts	9,287.48	32,609.15	1,25,392.18
	<u>9,287.48</u>	<u>32,609.15</u>	<u>1,25,392.18</u>

Details of Specified Bank Notes (SBN) held and transacted during the period from 8 November, 2016 to 30 December, 2016 are as follows:

	Specified Bank Notes	Other Denomination notes	Total
Closing cash in hand as on 8 November, 2016	-	-	-
Add: Permitted receipts	-	-	-
Less: Permitted payments	-	-	-
Less: Amount deposited in Banks	-	-	-
Closing cash in hand as on 30 December, 2016	-	-	-

11 Loans (Current)

₹ in hundreds

Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost			
To related parties - unsecured, considered good			
Inter corporate deposits	6,50,000.00	16,50,000.00	15,50,000.00
	<u>6,50,000.00</u>	<u>16,50,000.00</u>	<u>15,50,000.00</u>
To Others - unsecured, considered good			
Inter corporate deposits	16,64,475.86	79,76,381.24	80,99,454.20
	<u>16,64,475.86</u>	<u>79,76,381.24</u>	<u>80,99,454.20</u>
	<u>23,14,475.86</u>	<u>96,26,381.24</u>	<u>96,49,454.20</u>
Due from related parties:			
Directors	-	-	-
Firms in which directors are partners	-	-	-
Companies in which directors of the Company are directors or members	6,50,000.00	16,50,000.00	15,50,000.00



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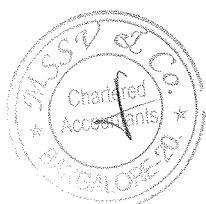
NOTES FORMING PART OF FINANCIAL STATEMENTS

12 Other financial assets (Current)

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost			
To related parties - unsecured, considered good			
Interest accrued but not due on deposits	20,14,616.67	9,17,705.54	1,34,768.84
Other receivables	42,06,747.88	-	-
Share/ Debenture application money	-	-	3,43,036.27
To others - unsecured, considered good			
Interest accrued but not due on deposits	28,30,619.45	35,59,417.69	22,00,291.53
	90,51,984.00	44,77,123.23	26,78,096.64
Due from related parties:			
Directors	-	-	-
Firms in which directors are partners	-	-	-
Companies in which directors of the Company are directors or members	20,14,616.67	9,17,705.54	1,34,768.84

13 Other current assets

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
To related parties - unsecured, considered good			
Other advances	1,96,893.15	2,03,413.81	56,483.72
	1,96,893.15	2,03,413.81	56,483.72
To others - unsecured, considered good			
Advance paid for purchase of shares	-	4,45,885.86	1,00,000.00
Advance Service Tax	-	-	2,564.54
Other Advances	113.26	-	11,272.40
	113.26	4,45,885.86	1,13,836.94
	1,97,006.41	6,49,299.67	1,70,320.66
Due from related parties:			
Directors	-	-	-
Firms in which directors are partners	-	-	-
Companies in which directors of the Company are directors or members	1,96,893.15	2,03,413.81	56,483.72



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14 Equity Share Capital

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Authorised Capital			
29,000,000 (31 March 2016 - 29,000,000, 1 April 2015 - 29,000,000) equity shares of Rs 10 each	29,00,000.00	29,00,000.00	29,00,000.00
1,000,000 (31 March 2016 - 1,000,000 , 1 April 2015 - 1,000,000) preference shares of Rs 10 each	1,00,000.00	1,00,000.00	1,00,000.00
	30,00,000.00	30,00,000.00	30,00,000.00
Issued, Subscribed and Paid up Capital			
2,422,000 (31 March 2016 - 2,422,000, 1 April 2015 - 2,422,000) Class A Equity shares of Rs 10 each, fully paid up	2,42,200.00	2,42,200.00	2,42,200.00
26,578,000 (31 March 2016 - 26,578,000, 1 April 2015 26,578,000) Class B Equity shares of Rs 10 each, fully paid up	26,57,800.00	26,57,800.00	26,57,800.00
	29,00,000.00	29,00,000.00	29,00,000.00

List of persons holding more than 5 percent shares in the Company

Name of the share holder	As at 31 March 2017		As at 31 March 2016		As at 1 April 2016	
	No of shares	% holding	No of shares	% holding	No of shares	% holding
Class A Equity Shares						
Prestige Estates Projects Limited	24,22,000	100.00%	24,22,000	100.00%	24,22,000	100.00%
	24,22,000	100.00%	24,22,000	100.00%	24,22,000	100.00%
Class B Equity Shares						
Prestige Estates Projects Limited*	2,65,78,000	100.00%	2,65,78,000	100.00%	2,65,78,000	100.00%
	2,65,78,000	100.00%	2,65,78,000	100.00%	2,65,78,000	100.00%

* includes 100 shares held by Noaman Razack where beneficial owner is Prestige Estates Projects Limited

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

Particulars	₹ in hundreds except number of shares					
	As at 31 March 2017		As at 31 March 2016		As at 1 April 2016	
	No of shares	Amount	No of shares	Amount	No of shares	Amount
Class A Equity Shares						
Opening balance	24,22,000	2,42,200.00	24,22,000	2,42,200.0	24,22,000	2,42,200.00
Issued during the year	-	-	-	-	-	-
Closing balance	24,22,000	2,42,200.00	24,22,000	2,42,200.0	24,22,000	2,42,200.00
Class B Equity Shares						
Opening balance	2,65,78,000	26,57,800.00	2,65,78,000	26,57,800.00	2,65,78,000	26,57,800.00
Issued during the year	-	-	-	-	-	-
Closing balance	2,65,78,000	26,57,800.00	2,65,78,000	26,57,800.00	2,65,78,000	26,57,800.00

The Company has two classes of share referred to as Class A and Class B equity shares having par value of Rs 10.

Of the above 2,422,000 Class A Equity Shares (31 March 2016 - 2,422,000, 1 April 2015 - 2,422,000) of Rs. 10 each & 26,578,000 Class B Equity Shares (31 March 2016 - 26,578,000, 1 April 2015 - 26,578,000) are held by the Holding Company M/s. Prestige Estates Projects Limited



NOTES FORMING PART OF FINANCIAL STATEMENTS

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.

15 Other Equity

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Retained Earnings			
Opening balance	(10,35,356.02)	(11,38,692.63)	(20,21,668.77)
Add: Net profit for the year	8,92,455.44	1,03,336.61	8,82,976.14
	(1,42,900.58)	(10,35,356.02)	(11,38,692.63)

16 Short-term borrowings

Particulars	Note No.	₹ in hundreds		
		As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost				
Loans and advances from related parties (unsecured, repayable on demand)				
- Inter Corporate Deposits from related parties	16a	6,11,01,193.74	8,64,36,078.10	2,25,56,078.10
- loan from a director		2,312.27	2,312.27	2,312.27
		6,11,03,506.01	8,64,38,390.37	2,25,58,390.37

16a Unsecured loans are subject to interest rates ranging from 0% to 15% per annum.

17 Other financial liabilities

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Carried at amortised cost			
Interest accrued but not due on borrowings	36,61,858.99	33,60,215.00	10,80,717.54
Other payables	15,47,995.63	15,47,249.11	3,26,295.26
Lease deposits	69,188.70	69,188.70	69,188.70
	52,79,043.32	49,76,652.81	14,76,201.50

18 Other current liabilities

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Withholding taxes and duties	5,043.16	1,04,178.85	1,51,725.84
	5,043.16	1,04,178.85	1,51,725.84



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19 Revenue from operations

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Rental Income	1,45,580.00	1,42,871.78
	1,45,580.00	1,42,871.78

20 Other Income

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Interest Income	22,88,411.58	21,31,083.10
Profit on sale of Investments	3,77,672.48	0.00
Share of profit from partnership firms (net)	(3,85,180.15)	1,99,588.79
	22,80,903.91	23,30,671.89

21 Finance Costs

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Interest expense	3,35,159.99	25,88,396.88
Interest on delayed payments income tax	31,967.05	8,550.31
Other finance cost	68.04	0.00
	3,67,195.08	25,96,947.19

22 Other Expenses

Particulars	Note No.	₹ in hundreds	
		Year ended 31 Mar 2017	Year ended 31 Mar 2016
Rates and taxes		42,099.67	738.13
Audit Fee	28	1,450.00	2,790.00
Legal and professional		2,650.65	108.75
Miscellaneous expenses		-	136.80
Power and Fuel		-	29.75
Printing and stationery		-	3.27
		46,200.32	3,806.70



NOTES FORMING PART OF FINANCIAL STATEMENTS

23 Tax expenses

a Income tax recognised in profit or loss

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Current tax		
In respect of the current year	6,93,230.00	-
In respect of prior years	-	(3,13,930.72)
	6,93,230.00	(3,13,930.72)
Deferred tax		
In respect of the current year	-	-
	-	-
	6,93,230.00	(3,13,930.72)

b Reconciliation of tax expense and accounting profit

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Profit before tax from continuing operations	15,85,685.44	(2,10,594.11)
Tax rate	34.608%	34.608%
Income tax expense calculated at applicable tax rate	5,48,774.02	(72,882.41)
Tax effect of amounts which are not deductible (taxable) in calculating taxable income	1,56,510.41	-
Tax effect of allowed expense	(14,652.68)	-
Tax effect of amount not chargeable to tax	2,598.25	-
Effect of unused tax losses and tax offsets not recognised as deferred tax assets	-	72,882.41
Income tax expense for current year	6,93,230.00	-
Adjustments recognised in the current year in relation to the current tax of prior years	-	(3,13,930.72)
Income tax expense recognised in profit or loss	6,93,230.00	(3,13,930.72)

24 Fair values

None of financial assets are measured at fair values.

The fair value of the financial assets and liabilities will approximate to its carrying amounts.

25 Financial risk management objectives and policies

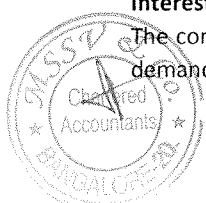
The company's risk management is carried out by Board of directors in accordance with the policies laid down. The board of directors of the company identifies, evaluates and manages risk in close co-operation with the holding company's management.

I Market risk

Market risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate because of changes in market prices. Market risk comprises two types of risk: interest rate risk and other price risk, such as equity price risk and commodity/real estate risk. Financial instruments affected by market risk include loans and borrowings.

Interest rate risk

The company has sourced its fund requirements from Inter Corporate deposits with fixed rate of interest and are repayable on demand. Hence, the company is not exposed to interest rate risk.



NOTES FORMING PART OF FINANCIAL STATEMENTS

II Credit risk

Credit risk refers to the risk that a counterparty will default on its contractual obligations resulting in financial loss to the Company. The company has adopted a policy of only dealing with creditworthy counterparties as a means of mitigating the risk of financial loss from defaults. The company's exposure is mainly with regard to intercorporate deposits paid to various parties including related parties. The credit exposure is controlled by the Board of Directors through continuous review of the status of such inter-corporate deposits.

III 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 funds to meet its liabilities as and when they are due. The Company's Board undertakes this responsibility and supervises the liquidity ratios at regular intervals.

As at March 31, 2017, all the financial liabilities of the company are expected to be settled within 12 months from the end of the reporting period except for the following:

-Inter corporate deposits - INR 611.01 Crores. Though the said Inter Corporate Deposit is repayable on demand, the company doesn't expect to be settled within 12 months.

26 Capital management

The company manages its capital in such a way to ensure that there is timely availability of funds for the operations. The capital structure of the Company consists of equity and short term debt (Inter corporate Deposits). Till 31st March 2017, the operations of the company are predominantly funded by means of Inter corporate deposits. The Company is not subject to any externally imposed capital requirements. The Company's Board reviews the capital structure and determines the appropriate composition of debt and equity.



NOTES FORMING PART OF FINANCIAL STATEMENTS

27 Related party disclosure

(i) List of related parties and relationships -

a) Controlling Enterprise

Prestige Estates Projects Limited

b) Subsidiary Company

Exora Business Parks Limited (upto 23 March 2017)

Avyakth Cold Storages Private Limited

Dollar Hotel & Resorts Private Limited (upto 29 March 2017)

b) Companies/ firms in which directors/ KMP are interested

Exora Business Parks Limited (wef 24 March 2017)

Dollar Hotel & Resorts Private Limited (wef 30 March 2017)

Prestige Interiors

Prestige Property Management & Services

Sai Chakra Hotels Private Limited

Valdel Investments Private Limited

West Palm Developers LLP

Babji Realtors Private Limited

Prestige Golf Resorts Private Limited

Silveroak Projects

Prestige Office Ventures

c) Key Management Personnel

Mr. Irfan Razack, Director

Mr. Rezwan Razack, Director

Smt. Badrunissa Irfan, Managing Director

Mr. M.J Shantaram, Director

(ii) Transactions with Related Parties during the year-

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Prestige Estates Projects Limited		
<u>Controlling Enterprise</u>		
Intercompany Deposit Received	1,25,000.00	6,45,60,000.00
Repayment of Intercompany Deposits taken	2,54,59,884.36	6,80,000.00
Interest Expense	-	22,29,959.98
Sale of stock	-	-
Rental Income	1,45,580.00	1,42,871.77
Advance Received	-	1,66,747.97
Advances paid	-	1,28,965.68
Advances recovered	11,905.38	23,000.97
Sale of shares of Exora	78,23,426.83	-
	3,35,65,796.57	6,79,31,546.37
Avyakth Cold Storages Private Limited		
<u>Subsidiary Company</u>		
Intercompany Deposit Paid	-	90,000.00
Interest Income	28,500.02	52,518.44
Refund of Share Application Money Paid	-	3,33,036.27
Refund of Advance paid for purchase of shares	-	1,00,000.00
	28,500.02	5,75,554.71



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Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Babji Realtors Private Limited		
<i>Companies/ firms in which directors/ KMP are interested</i>		
Intercompany Deposit Repaid	10,00,000.00	-
Interest Income	80,508.19	2,61,000.00
	10,80,508.19	2,61,000.00
Sai Chakra Hotels Private Limited		
<i>Companies/ firms in which directors/ KMP are interested</i>		
Intercompany Deposit Paid	-	10,000.00
Refund of Share Application Money Paid	-	10,000.00
	-	20,000.00
Exora Business Parks Limited		
<i>Subsidiary Company (upto 23 March 2017)</i>		
Interest Income	11,09,781.96	5,56,411.23
Advances paid	-	4,45,885.86
	11,09,781.96	10,02,297.09
West Palm Developers LLP		
<i>Companies/ firms in which directors/ KMP are interested</i>		
Interest Expense	3,35,159.99	3,36,078.24
	3,35,159.99	3,36,078.24
Silveroak Projects		
<i>Companies/ firms in which directors/ KMP are interested</i>		
Share of Profits / (loss) from partnership firm	(3,85,177.09)	1,99,588.79
	(3,85,177.09)	1,99,588.79
Prestige Office Ventures		
<i>Companies/ firms in which directors/ KMP are interested</i>		
Share of Profits / (loss) from partnership firm	3.06	-
Contribution of building	75,97,359.35	-
	75,97,359.35	-

(iii) Balance Outstanding

Particulars	₹ in hundreds		
	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Prestige Estates Projects Limited			
<i>Controlling Enterprise</i>			
Inter Corporate Deposit Received	5,84,41,193.74	8,37,76,078.10	1,98,96,078.10
Interest Payable on Inter Corporate Deposit Received	25,72,396.02	25,72,396.02	5,95,368.98
Rent receivable	55,274.87	6,905.56	6,540.96
Lease Deposits Received	69,188.70	69,188.70	69,188.70
Advances recoverable	1,64,353.81	1,62,448.43	56,483.72
	6,13,02,407.14	8,65,87,016.81	2,06,23,660.46



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	₹ in hundreds		
Particulars	As at 31 March 2017	As at 31 March 2016	As at 1 April 2015
Avyakth Cold Storages Private Limited			
<i>Subsidiary Company</i>			
Inter Corporate Deposit Paid	1,90,000.00	1,90,000.00	1,00,000.00
Interest Receivable on Inter Corporate Deposit Paid	81,636.13	55,986.12	8,719.52
	2,71,636.13	2,45,986.12	1,08,719.52
Babji Realtors Private Limited			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Inter Corporate Deposit Paid	4,50,000.00	14,50,000.00	14,50,000.00
Interest Receivable on Inter Corporate Deposit Paid	4,33,406.69	3,60,949.32	1,26,049.32
	8,83,406.69	18,10,949.32	15,76,049.32
West Palm Developers Private Limited			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Inter Corporate Deposit Received	26,60,000.00	26,60,000.00	26,60,000.00
Interest Payable on Inter Corporate Deposit Received	10,89,462.97	7,87,818.98	4,85,348.56
	37,49,462.97	34,47,818.98	31,45,348.56
Exora Business Parks Private Limited			
<i>Subsidiary Company (upto 23 March 2017)</i>			
Interest Receivable on Debenture	14,99,573.85	5,00,770.10	-
Other Payables	14,31,250.00	14,31,250.00	-
Advances recoverable	42,06,747.88	-	-
	71,37,571.73	19,32,020.10	-
Prestige Golf Resorts Private Limited			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Advances recoverable	32,539.34	40,965.38	-
	32,539.34	40,965.38	-
Valdel Investments Private Limited			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Advances repayable	90,000.00	90,000.00	-
	90,000.00	90,000.00	-
Prestige Interiors			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Trade Payables	24,300.00	24,300.00	-
	24,300.00	24,300.00	-
Prestige Golf Resorts Private Limited			
<i>Companies/ firms in which directors/ KMP are interested</i>			
Other Payables	-	-	50.00
	-	-	50.00



VALDEL XTENT OUTSOURCING SOLUTIONS PRIVATE LIMITED
 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560001.
 CIN: U72200KA2000PTC028118

NOTES FORMING PART OF FINANCIAL STATEMENTS

(iv) Key Management Personnel

Particulars	₹ in hundreds	
	As at 31 March 2017	As at 31 March 2016
M J Shantharam		
Advances received	2,312.27	2,312.27
	2,312.27	2,312.27

Notes

- a) Related party relationships are as identified by the company on the basis of information available with them and accepted by the auditors.
- b) No amount is / has been written back during the year in respect of debts due from or to related party.
- c) Reimbursement of actual expenses is not disclosed in transactions with related parties during the year.

28 Auditors' remuneration

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Payment to the auditors towards :		
For statutory audit	1,000.00	1,840.00
For Domestic transfer pricing report	-	500.00
For Limited Review	450.00	450.00
Total	1,450.00	2,790.00

29 Earnings per share

Particulars	₹ in hundreds	
	Year ended 31 Mar 2017	Year ended 31 Mar 2016
Net profit/ (loss) for the year attributable to equity shareholders	8,92,455.44	1,03,336.61
Weighted average number of equity shares of Rs 10 each used for calculation of basic earnings per share		
Class A Equity Shares	24,22,000.00	24,22,000.00
Class B Equity Shares	2,65,78,000.00	2,65,78,000.00
Earnings/ (loss) per share, basic		
Class A Equity Shares	3.08	0.36
Class B Equity Shares	3.08	0.36

The Company has no potentially dilutive equity shares.

30 Operating Leases

The Company lease out commercial property on lease. The lease rentals recognised during the period towards such leasing aggregates to Rs. 1,45,58,000/- (P.Y Rs. 1,42,87,178/-).

31 Dues to micro, small and medium enterprises

There are no dues from enterprises which have provided goods and services to the Company and which qualify under the definition of micro and small enterprises, as defined under Micro, Small and Medium Enterprises Development Act, 2006 and identified on the basis of information available with the Company.



NOTES FORMING PART OF FINANCIAL STATEMENTS

- 32 Under a Scheme of Arrangement ('the Scheme') as approved by the Board of Directors on March 29, 2016, the management is in the process of merging the Company with Prestige Estates Projects Limited (holding Company) on a going concern basis, with effect from April 1, 2015 (the Appointed Date) wherein all the assets and liabilities appearing in the books of accounts of the Company shall stand transferred to and vested in Holding Company, as the case may be pursuant to the Scheme and shall be recorded by Holding Company at values as may be determined by the Board of Directors of the Holding Company. The Company is in the process of obtaining the necessary statutory approvals (including the approval of the High Court) for the proposed scheme. Pending final outcome in this regard, management is of the view that no adjustments are required to be made to the carrying value of assets and liabilities.
- 33 The previous year's figures have been regrouped / reclassified wherever necessary, to confirm to current year's disclosure/ presentation.

Signatures to Notes 1 to 33

for MSSV & Co.

Chartered Accountants

Firm Registration No. 0019875

Shiv Shankar T.R

Partner

Membership No. 220517

Place: Bangalore

Date: 27 May, 2017

For and on behalf of the Board

Badrunissa Irfan

Managing Director

DIN: 01191458

Place: Bangalore

Date: 27 May, 2017

Rezwan Razack

Director

DIN: 00209060

Shreyas Dwarki

Company Secretary