

## Independent Auditor's Report

### To the Members of Prakriti Plaza Facilities Management Private Limited

### Report on the Audit of the Financial Statements

#### Opinion

We have audited the financial statements of Prakriti Plaza Facilities Management Private Limited (the "Company") which comprise the balance sheet as at 31 March 2024, and the statement of profit and loss (including other comprehensive income), statement of changes in equity and statement of cash flows for the year then ended, and notes to the financial statements, including material accounting policies and other explanatory information.

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid financial statements give the information required by the Companies Act, 2013 ("Act") in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Company as at 31 March 2024, and its profit and other comprehensive loss, changes in equity and its cash flows for the year ended on that date.

#### Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs) specified under Section 143(10) of the Act. Our responsibilities under those SAs are further described in the *Auditor's Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the Company in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on the financial statements.

#### Management's and Board of Directors' Responsibilities for the Financial Statements

The Company's Management and Board of Directors are responsible for the matters stated in Section 134(5) of the Act with respect to the preparation of these financial statements that give a true and fair view of the state of affairs, profit/ loss and other comprehensive income, changes in equity and cash flows of the Company in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) specified under Section 133 of the Act. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of 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 financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the Management and Board of Directors are responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Board of Directors either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

The Board of Directors is also responsible for overseeing the Company's financial reporting process.

Registered Office:

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

14th Floor, Central B Wing and North C Wing, Nesco IT Park 4, Nesco Center, Western Express Highway, Goregaon (East), Mumbai - 400063

## Independent Auditor's Report (Continued)

### Prakriti Plaza Facilities Management Private Limited

#### Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under Section 143(3)(i) of the Act, we are also responsible for expressing our opinion on whether the company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Management and Board of Directors.
- Conclude on the appropriateness of the Management and Board of Directors use of the going concern basis of accounting in preparation of financial statements and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

#### Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2020 ("the Order") issued by the Central Government of India in terms of Section 143(11) of the Act, we give in the "Annexure A" a statement on the matters specified in paragraphs 3 and 4 of the Order, to the extent applicable.

2 A. 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.

**Independent Auditor's Report (Continued)**

**Prakriti Plaza Facilities Management Private Limited**

- 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 and proper returns adequate for the purposes of our audit except for the matters stated in the paragraph 2(B)(f) below on reporting under Rule 11(g) of the Companies (Audit and Auditors) Rules, 2014.
  - c. The balance sheet, the statement of profit and loss (including other comprehensive income), the statement of changes in equity and the statement of cash flows dealt with by this Report are in agreement with the books of account.
  - d. In our opinion, the aforesaid financial statements comply with the Ind AS specified under Section 133 of the Act.
  - e. On the basis of the written representations received from the directors of the Company as on 01 April 2024 taken on record by the Board of Directors of the Company, none of the directors of the Company is disqualified as on 31 March 2024 from being appointed as a director in terms of Section 164(2) of the Act.
  - f. the modification relating to the maintenance of accounts and other matters connected therewith are as stated in the paragraph 2(A)(b) above on reporting under Section 143(3)(b) and paragraph 2B(f) below on reporting under Rule 11(g) of the Companies (Audit and Auditors) Rules, 2014.
  - g. With respect to the adequacy of the internal financial controls with reference to financial statements of the Company and the operating effectiveness of such controls, refer to our separate Report in "Annexure B".
- B. 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:
- a. The Company does not have any pending litigations which would impact its financial position.
  - b. The Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses.
  - c. There were no amounts which were required to be transferred to the Investor Education and Protection Fund by the Company.
  - d (i) The management has represented that, to the best of their knowledge and belief, as disclosed in the Note 22 a to the financial statements, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the Company to or in any other person(s) or entity(ies), including foreign entities ("Intermediaries"), with the understanding, whether recorded in writing or otherwise, that the Intermediary shall directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the Company ("Ultimate Beneficiaries") or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.
  - (ii) The management has represented that, to the best of their knowledge and belief, as disclosed in the Note 22 b to the financial statements, no funds have been received by the Company from any person(s) or entity(ies), including foreign entities ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the Company shall directly or indirectly, lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the Funding Parties ("Ultimate Beneficiaries") or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.
  - (iii) Based on the audit procedures performed that have been considered reasonable and appropriate in the circumstances, nothing has come to our notice that has caused us to believe that the representations under sub-clause (i) and (ii) of Rule 11(e), as provided under (i) and (ii) above, contain any material misstatement.
  - e. The Company has neither declared nor paid any dividend during the year.
  - f. Based on our examination which included test checks, the Company has used an accounting



**Independent Auditor's Report (Continued)**

**Prakriti Plaza Facilities Management Private Limited**

software for maintaining its books of account which has a feature of recording audit trail (edit log) facility except that the feature of recording audit trail (edit log) facility was not enabled for changes performed by privileged users at the application level for the accounting software used for maintaining the books of account for the period from 1 April 2023 to 8 April 2023. Further, for the periods where audit trail (edit log) facility was enabled and operated, we did not come across any instance of audit trail feature being tampered with during our course of audit.

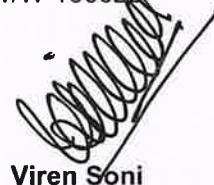
C. With respect to the matter to be included in the Auditor's Report under Section 197(16) of the Act:

In our opinion and according to the information and explanations given to us, the Company has not paid any remuneration to its directors during the year. The Ministry of Corporate Affairs has not prescribed other details under Section 197(16) of the Act which are required to be commented upon by us.

For **B S R & Co. LLP**

*Chartered Accountants*

Firm's Registration No.:101248W/W-100022



**Viren Soni**

*Partner*

Place: Mumbai

Date: 03 May 2024

Membership No.: 117694

ICAI UDIN:24117694BKFTRS5058

**Annexure A to the Independent Auditor's Report on the Financial Statements of Prakriti Plaza Facilities Management Private Limited for the year ended 31 March 2024**

**(Referred to in paragraph 1 under 'Report on Other Legal and Regulatory Requirements' section of our report of even date)**

- (i) (a) (A) The Company has maintained proper records showing full particulars, including quantitative details and situation of Property, Plant and Equipment.
- (B) The Company does not Owns any intangible assets. Accordingly, paragraphs 3 (i) (a) (B) of the Order are not applicable to the Company
- (i) (b) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has a regular programme of physical verification of its Property, Plant and Equipment by which all property, plant and equipment are verified every year. In accordance with this programme, all property, plant and equipment were verified during the year. In our opinion, this periodicity of physical verification is reasonable having regard to the size of the Company and the nature of its assets. No discrepancies were noticed on such verification.
- (c) The Company does not have any immovable property (other than immovable properties where the Company is the lessee and the leases agreements are duly executed in favour of the lessee). Accordingly, clause 3(i)(c) of the Order is not applicable.
- (d) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has not revalued its Property, Plant and Equipment (including Right of Use assets) or intangible assets or both during the year.
- (e) According to the information and explanations given to us and on the basis of our examination of the records of the Company, there are no proceedings initiated or pending against the Company for holding any benami property under the Prohibition of Benami Property Transactions Act, 1988 and rules made thereunder.
- (ii) (a) The Company is a service company, primarily rendering facility management services to the respective owners of residential premises. Accordingly, it does not hold any physical inventories. Accordingly, clause 3(ii)(a) of the Order is not applicable.
- (b) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has not been sanctioned any working capital limits in excess of five crore rupees in aggregate from banks and financial institutions on the basis of security of current assets at any point of time of the year. Accordingly, clause 3(ii)(b) of the Order is not applicable to the Company.
- (iii) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has not made any investments, provided guarantee or security or granted any loans or advances in the nature of loans, secured or unsecured, to companies, firms, limited liability partnerships or any other parties during the year. Accordingly, provisions of clauses 3(iii)(a) to 3(iii)(f) of the Order are not applicable to the Company.
- (iv) According to the information and explanations given to us and on the basis of our examination of records of the Company, the Company has neither made any investments nor has it given loans or provided guarantee or security and therefore the relevant provisions of Sections 185 and 186 of the Companies Act, 2013 ("the Act") are not applicable to the Company. Accordingly, clause 3(iv) of the Order is not applicable.
- (v) The Company has not accepted any deposits or amounts which are deemed to be deposits from the public. Accordingly, clause 3(v) of the Order is not applicable.
- (vi) According to the information and explanations given to us, the Central Government has not prescribed the maintenance of cost records under Section 148(1) of the Act for the services provided by it. Accordingly, clause 3(vi) of the Order is not applicable.



**Annexure A to the Independent Auditor's Report on the Financial Statements of Prakriti Plaza Facilities Management Private Limited for the year ended 31 March 2024 (Continued)**

- (vii) (a) The Company does not have liability in respect of Service tax during the year since effective 1 July 2017, these statutory dues has been subsumed into GST.

According to the information and explanations given to us and on the basis of our examination of the records of the Company, in our opinion amounts deducted / accrued in the books of account in respect of undisputed statutory dues including Goods and Service Tax or other statutory dues have been regularly deposited by the Company with the appropriate authorities.

According to the information and explanations given to us and on the basis of our examination of the records of the Company, no undisputed amounts payable in respect of Goods and Service Tax, Income-Tax, or other statutory dues were in arrears as at 31 March 2024 for a period of more than six months from the date they became payable.

- (b) According to the information and explanations given to us and on the basis of our examination of the records of the Company, there are no statutory dues relating to Goods and Service Tax, Income-Tax or other statutory dues, which have not been deposited with the appropriate authorities on account of any dispute.
- (viii) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has not surrendered or disclosed any transactions, previously unrecorded as income in the books of account, in the tax assessments under the Income Tax Act, 1961 as income during the year.
- (ix) (a) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company did not have any loans or borrowings from any lender during the year. Accordingly, clause 3(ix)(a) of the Order is not applicable to the Company.
- (b) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the Company has not been declared a wilful defaulter by any bank or financial institution or government or government authority.
- (c) According to the information and explanations given to us by the management, the Company has not obtained any term loans during the year. Accordingly, clause 3(ix)(c) of the Order is not applicable.
- (d) According to the information and explanations given to us and on an overall examination of the balance sheet of the Company, we report that no funds raised on short-term basis have been used for long-term purposes by the Company.
- (e) The Company does not hold any investment in any subsidiaries, associates or joint ventures (as defined under the Act) during the year ended 31 March 2024. Accordingly, clause 3(ix)(e) is not applicable.
- (f) According to the information and explanations given to us and procedures performed by us, we report that the Company has not raised loans during the year on the pledge of securities held in its subsidiaries, joint ventures or associate companies (as defined under the Act).
- (x) (a) The Company has not raised any moneys by way of initial public offer or further public offer (including debt instruments). Accordingly, clause 3(x)(a) of the Order is not applicable.
- (b) According to the information and explanations given to us and on the basis of 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. Accordingly, clause 3(x)(b) of the Order is not applicable.
- (xi) (a) Based on examination of the books and records of the Company and according to the information and explanations given to us, no fraud by the Company or on the Company has been noticed or reported during the course of the audit.
- (b) According to the information and explanations given to us, no report under sub-section (12) of

**Annexure A to the Independent Auditor's Report on the Financial Statements of Prakriti Plaza Facilities Management Private Limited for the year ended 31 March 2024 (Continued)**

- Section 143 of the Act has been filed by the auditors in Form ADT-4 as prescribed under Rule 13 of the Companies (Audit and Auditors) Rules, 2014 with the Central Government.
- (c) Based on the information and explanations provided to us, the Company does not have a vigil mechanism and is not required to have a vigil mechanism as per the Act or SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.
- (xii) According to the information and explanations given to us, the Company is not a Nidhi Company. Accordingly, clause 3(xii) of the Order is not applicable.
- (xiii) The requirements as stipulated by the provisions of Section 177 of the Act are not applicable to the Company. In our opinion and according to the information and explanations given to us and on the basis of our examination of records of the Company, transactions with the related parties are in compliance with Section 188 of the Act where applicable and details of such transactions have been disclosed in the financial statements as required by the applicable accounting standards.
- (xiv) (a) In our opinion and based on the information and explanations provided to us, the Company does not have an Internal Audit system and is not required to have an internal audit system as per Section 138 of the Act.
- (b) In our opinion and based on the information and explanations provided to us, the Company does not have an internal audit system and is not required to have an internal audit system as per Section 138 of the Act. Accordingly, clause 3(xiv)(b) of the Order is not applicable.
- (xv) In our opinion and according to the information and explanations given to us, the Company has not entered into any non-cash transactions with its directors or persons connected to its directors and hence, provisions of Section 192 of the Act are not applicable to the Company.
- (xvi) (a) The Company is not required to be registered under Section 45-IA of the Reserve Bank of India Act, 1934. Accordingly, clause 3(xvi)(a) of the Order is not applicable.
- (b) The Company is not required to be registered under Section 45-IA of the Reserve Bank of India Act, 1934. Accordingly, clause 3(xvi)(b) of the Order is not applicable.
- (c) The Company is not a Core Investment Company (CIC) as defined in the regulations made by the Reserve Bank of India. Accordingly, clause 3(xvi)(c) of the Order is not applicable.
- (d) According to the information and explanations provided to us, the Group (as per the provisions of the Core Investment Companies (Reserve Bank) Directions, 2016) does not have more than one CIC.
- (xvii) The Company has not incurred cash losses in the current and in the immediately preceding financial year.
- (xviii) There has been no resignation of the statutory auditors during the year. Accordingly, clause 3(xviii) of the Order is not applicable.
- (xix) According to the information and explanations given to us and on the basis of the financial ratios, ageing and expected dates of realisation of financial assets and payment of financial liabilities, our knowledge of the Board of Directors and management plans and based on our examination of the evidence supporting the assumptions, nothing has come to our attention, which causes us to believe that any material uncertainty exists as on the date of the audit report that the Company is not capable of meeting its liabilities existing at the date of balance sheet as and when they fall due within a period of one year from the balance sheet date. We, however, state that this is not an assurance as to the future viability of the Company. We further state that our reporting is based on the facts up to the date of the audit report and we neither give any guarantee nor any assurance that all liabilities falling due within a period of one year from the balance sheet date, will get discharged by the Company as and when they fall due.
- (xx) The requirements as stipulated by the provisions of Section 135 are not applicable to the

B S R & Co. LLP

**Annexure A to the Independent Auditor's Report on the Financial Statements  
of Prakriti Plaza Facilities Management Private Limited for the year ended 31  
March 2024 (*Continued*)**

Company. Accordingly, clauses 3(xx)(a) and 3(xx)(b) of the Order are not applicable.

For **B S R & Co. LLP**

*Chartered Accountants*

Firm's Registration No.:101248W/W-100022



**Viren Soni**

*Partner*

Place: Mumbai

Date: 03 May 2024

Membership No.: 117694

ICAI UDIN:24117694BKFTRS5058



**Annexure B to the Independent Auditor's Report on the financial statements of Prakriti Plaza Facilities Management Private Limited for the year ended 31 March 2024**

**Report on the internal financial controls with reference to the aforesaid financial statements under Clause (i) of Sub-section 3 of Section 143 of the Act**

**(Referred to in paragraph 2(A)(g) under 'Report on Other Legal and Regulatory Requirements' section of our report of even date)**

**Opinion**

We have audited the internal financial controls with reference to financial statements of Prakriti Plaza Facilities Management Private Limited ("the Company") as of 31 March 2024 in conjunction with our audit of the financial statements of the Company for the year ended on that date.

In our opinion, the Company has, in all material respects, adequate internal financial controls with reference to financial statements and such internal financial controls were operating effectively as at 31 March 2024, based on the internal financial controls with reference to financial statements 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 (the "Guidance Note").

**Management's and Board of Directors' Responsibilities for Internal Financial Controls**

The Company's Management and the Board of Directors are responsible for establishing and maintaining internal financial controls based on the internal financial controls with reference to financial statements criteria established by the Company considering the essential components of internal control stated in the Guidance Note. 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 Act.

**Auditor's Responsibility**

Our responsibility is to express an opinion on the Company's internal financial controls with reference to financial statements based on our audit. We conducted our audit in accordance with the Guidance Note and the Standards on Auditing, prescribed under Section 143(10) of the Act, to the extent applicable to an audit of internal financial controls with reference to financial statements. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls with reference to financial statements were 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 with reference to financial statements and their operating effectiveness. Our audit of internal financial controls with reference to financial statements included obtaining an understanding of internal financial controls with reference to financial statements, 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 with reference to financial statements.

**Meaning of Internal Financial Controls with Reference to Financial Statements**

A company's internal financial controls with reference to financial statements is a process designed to

**Annexure B to the Independent Auditor's Report on the financial statements of Prakriti Plaza Facilities Management Private Limited for the year ended 31 March 2024 (Continued)**

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 controls with reference to financial statements include 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 authorisations 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.

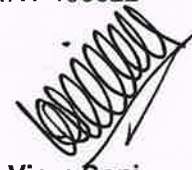
**Inherent Limitations of Internal Financial Controls with Reference to Financial Statements**

Because of the inherent limitations of internal financial controls with reference to financial statements, 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 with reference to financial statements to future periods are subject to the risk that the internal financial controls with reference to financial statements may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

For B S R & Co. LLP

Chartered Accountants

Firm's Registration No.:101248W/W-100022



Viren Soni

Partner

Place: Mumbai

Date: 03 May 2024

Membership No.: 117694

ICAI UDIN:24117694BKFTRS5058

**Balance Sheet**

As at March 31, 2024

(Currency in INR  
Thousands)

Particulars	Note	As At March 31, 2024	As At March 31, 2023
<b>ASSETS</b>			
<b>Non-Current Assets</b>			
Deferred Tax Assets (Net)	2	-	-
Income Tax Assets (Net)		0.88	41.01
<b>Total Non-Current Assets</b>		<b>0.88</b>	<b>41.01</b>
<b>Current Assets</b>			
Financial Assets			
Bank Balances other than Cash and Cash Equivalents	3	264.05	868.31
Other Current Financial Assets	4	-	0.41
Other Current Non Financial Assets	5	1,720.24	302.07
<b>Total Current Assets</b>		<b>1,984.29</b>	<b>1,170.79</b>
<b>TOTAL ASSETS</b>		<b>1,985.17</b>	<b>1,211.80</b>
<b>EQUITY AND LIABILITIES</b>			
<b>EQUITY</b>			
Equity Share Capital	6	100.00	100.00
Other Equity		497.26	446.07
<b>Total Equity</b>		<b>597.26</b>	<b>546.07</b>
<b>LIABILITIES</b>			
<b>Current Liabilities</b>			
Financial Liabilities			
Trade Payables	7		
Total Outstanding Dues of Micro Enterprises and Small Enterprises		1,126.59	-
Total Outstanding Dues of Creditors other than Micro Enterprises and Small Enterprises		222.83	564.48
Other Current Non-Financial Liabilities	8	28.87	81.41
Current Tax Liabilities (Net)		9.62	19.84
<b>Total Current Liabilities</b>		<b>1,387.91</b>	<b>665.73</b>
<b>Total Liabilities</b>		<b>1,387.91</b>	<b>665.73</b>
<b>TOTAL EQUITY AND LIABILITIES</b>		<b>1,985.17</b>	<b>1,211.80</b>
<b>Material Accounting Policies</b>	1		

The accompanying notes 1 to 23 form an integral part of the Financial Statements.

As per our report of even date.

For B S R &amp; Co. LLP

Chartered Accountants

Firm's Registration No: 101248W/W-100022

Viren Soni

Partner

Membership No: 117694

Mumbai

May 03, 2024

For and on behalf of the Board of Directors of

Prakritiplaza Facilities Management Private Limited

CIN: U70109MH2016PTC284197

Subhasish Pattanaik

Director

DIN: 08430150

Mumbai

May 03, 2024

Pranav Rajendra Mehta

Director

DIN: 09807025

Mumbai

Prakritiplaza Facilities Management Private Limited

Statement of Profit and Loss

For the year ended March 31, 2024

(Currency in INR Thousands)

Particulars	Note	For the year ended March 31, 2024	For the year ended March 31, 2023
<b>INCOME</b>			
Revenue from Operations	9	1,945.60	2,136.60
Other Income	10	2.41	65.04
<b>Total Income</b>		<b>1,948.01</b>	<b>2,201.64</b>
<b>EXPENSES</b>			
Other Expenses	11	1,879.44	2,092.51
<b>Total Expenses</b>		<b>1,879.44</b>	<b>2,092.51</b>
<b>Profit before Tax</b>		<b>68.57</b>	<b>109.13</b>
<b>Tax Expense Charge</b>			
Current Tax	2(a)	17.38	20.74
Deferred Tax	2(b)	-	-
<b>Total Tax Expense</b>		<b>17.38</b>	<b>20.74</b>
<b>Profit for the Year</b>		<b>51.19</b>	<b>88.39</b>
<b>Other Comprehensive Income</b>			
<b>Total Comprehensive Income for the Year</b>		<b>51.19</b>	<b>88.39</b>
<b>Earnings Per Equity Share (Amount in INR)</b>			
Basic	12	5.12	8.84
Diluted	12	5.12	8.84
<b>Material Accounting Policies</b>	1		

The accompanying notes 1 to 23 form an integral part of the Financial Statements.

As per our report of even date.

For B S R & Co. LLP

Chartered Accountants

Firm's Registration No: 101248W/W-100022

  
Viren Soni

Partner

Membership No: 117694

Mumbai

May 03, 2024

For and on behalf of the Board of Directors of

Prakritiplaza Facilities Management Private Limited

CIN: U70109MH2016PTC284197



Subhasish Pattanaik

Director

DIN: 08430150

Mumbai

May 03, 2024



Pranav Rajendra Mehta

Director

DIN: 09807025

Mumbai

**Prakritiplaza Facilities Management Private Limited**

**Statement of Cash Flows**

For the year ended March 31, 2024

(Currency in INR Thousands)

Particulars	For the year ended March 31, 2024	For the year ended March 31, 2023
<b>Cash Flows from Operating Activities</b>		
Profit before Tax	68.57	109.13
<b>Adjustment for:</b>		
Interest income	(2.41)	(65.04)
<b>Operating profit before working capital changes</b>	<b>66.16</b>	<b>44.09</b>
<b>Changes in Working Capital:</b>		
(Decrease) in Non-Financial Liabilities	(52.55)	(2,375.00)
Increase / (Decrease) in Financial Liabilities	784.93	(112.14)
(Increase) in Non-Financial Assets	(1,418.17)	(47.83)
Decrease/(Increase) in Financial Assets	104.26	(80.91)
	<b>(581.53)</b>	<b>(2,615.88)</b>
Taxes Paid/(Refund) (Net)	12.55	(2.68)
<b>Net cash flows (used in) operating activities</b>	<b>(502.82)</b>	<b>(2,574.47)</b>
<b>Cash Flows from Investing Activities</b>		
Sale of investments in fixed deposits (net)	500.00	2,500.00
Interest received	2.82	74.47
<b>Net cash flows generated from investing activities</b>	<b>502.82</b>	<b>2,574.47</b>
<b>Cash Flows from Financing Activities</b>		
<b>Net cash flows generated from financing activities</b>	-	-
<b>Net (Decrease) / increase in Cash and Cash Equivalents</b>	-	-
<b>Cash and Cash Equivalents - Opening Balance</b>	-	-
<b>Cash and Cash Equivalents - Closing Balance (Refer Note 23)</b>	-	-

**Notes :**

a) The above Cash Flows from operating activities has been prepared under the 'Indirect Method' as set out in the Indian Accounting Standard (Ind AS) -7 "Statement of Cash Flows" prescribed under the Companies Act (Indian Accounting Standard) Rules 2015 under the Companies Act 2013

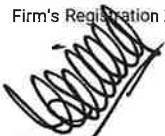
The accompanying notes 1 to 23 form an integral part of the Financial Statements.

As per our report of even date.

**For B S R & Co. LLP**

Chartered Accountants

Firm's Registration No. 101248W/W-100022



Viren Som

Partner

Membership No: 117694

Mumbai

May 03, 2024

**For and on behalf of the Board of Directors of**

Prakritiplaza Facilities Management Private Limited

CIN: U70109MH2016PTC284197



Subhasish Pattanaik

Director

DIN: 08430150

Mumbai

May 03, 2024



Pranav Rajendra Mehta

Director

DIN: 09807025

Mumbai

**Prakritiplaza Facilities Management Private Limited**

**Statement of Changes in Equity**

For the year ended March 31, 2024

(Currency in INR Thousands)

**a) Equity Share Capital**

Particulars	As At March 31, 2024	As At March 31, 2023
Balance at the beginning of the year	100.00	100.00
Changes in equity share capital during the year	-	-
Balance at the end of the year (Refer Note 6)	100.00	100.00

**b) Other Equity**

Particulars	Reserves and Surplus	Total
	Retained Earnings (Refer Note (a) below)	
Balance as at April 01, 2022	357.68	357.68
Total Comprehensive Income:		
i) Profit for the year	88.39	88.39
Balance as at March 31, 2023	446.07	446.07
Balance as at April 01, 2023	446.07	446.07
Total Comprehensive Income:		
i) Profit for the year	51.19	51.19
Balance as at March 31, 2024	497.26	497.26

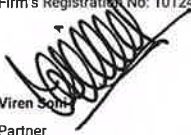
**(a) Retained Earnings**

Retained Earnings are the profits that the Company has earned till the balance sheet date, less any transfers to general reserve, debenture redemption reserve, dividends or other distributions paid to shareholders.

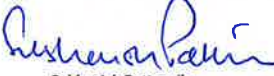
The accompanying notes 1 to 23 form an integral part of the Financial Statements.


As per our report of even date.

For B S R & Co. LLP  
Chartered Accountants  
Firm's Registration No: 101248W/W-100022

  
Viren Soni  
Partner  
Membership No: 117694  
Mumbai  
May 03, 2024

For and on behalf of the Board of Directors of  
Prakritiplaza Facilities Management Private Limited  
CIN: U70109MH2016PTC284197

  
Subhasish Pattanaik  
Director  
DIN: 08430150  
Mumbai  
May 03, 2024

  
Pranav Rajendra Mehta  
Director  
DIN: 09807025  
Mumbai



# Prakriti Plaza Facilities Management Private Limited

## Notes Forming Part of Financial Statements

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1

#### I. Company Overview

Prakriti Plaza Facilities Management Private Limited ("the Company") having CIN: U70109MH2016PTC284197 is engaged primarily in the business of maintenance of commercial property of Godrej Prakriti project of Godrej Properties Limited. The Company is a Subsidiary of Public Company incorporated on July 28, 2016 and is domiciled in India having its registered office at Godrej One, 5th Floor, Pirojshahnagar, Eastern Express Highway, Vikhroli, Mumbai-400079. The company is a subsidiary of a Public company and hence it is a public company by virtue of section no. 2 of Companies Act 2013.

#### II. Basis of preparation and measurement

##### a) Statement of compliance

These financial statements of the Company have been prepared in accordance with the Indian Accounting Standards (Ind AS) as per the Companies (Indian Accounting Standards) Rules, 2015 notified under Section 133 of the Companies Act, 2013 ("the Act") and the relevant provisions and amendments, as applicable.

These financial statements of the Company for the year ended March 31, 2024 were authorised for issue by the company's Board of Directors on 03 May 2024.

##### b) Functional and Presentation Currency

These financial statements are presented in Indian rupees, which is also the functional currency of the Company. All financial information presented in Indian rupees has been rounded to the nearest thousand, unless otherwise stated.

##### c) Basis of measurement

These financial statements have been prepared on historical cost basis except certain financial instruments measured at fair value.

##### d) Use of Estimates and Judgements

The preparation of the financial statements in conformity with Ind AS requires the use of estimates, judgements and assumptions considered in the reported amounts of assets and liabilities (including contingent liabilities) and the reported income and expenses during the year. Management believes that the estimates made in the preparation of the financial statements are prudent and reasonable. Actual results could differ from those estimates. Any revision to accounting estimates is recognised prospectively in current and future periods.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

## II. Basis of preparation and measurement (Continued)

### d) Use of Estimates and Judgements (Continued)

Information about critical judgments in applying accounting policies, as well as estimates and assumptions that have the most significant effect to the carrying amounts of assets and liabilities within the next financial year, are as follows:

- *Fair value measurement of financial instruments*

When the fair values of the financial assets and liabilities recorded in the balance sheet cannot be measured based on the quoted market prices in active markets, their fair value is measured using valuation technique. The inputs to these models are taken from the observable market where possible, but where this is not feasible, a review of judgement is required in establishing fair values. Changes in assumptions relating to these inputs could affect the fair value of financial instruments.

- *Provisions and contingencies*

The recognition and measurement of other provisions are based on the assessment of the probability of an outflow of resources, and on past experience and circumstances known at the balance sheet date. The actual outflow of resources at a future date may therefore vary from the amount included in other provisions.

### e) Measurement of fair values

The Company's accounting policies and disclosures require the measurement of fair values for financial and non-financial assets and liabilities..

The Company has an established control framework with respect to the measurement of fair values. The management regularly reviews significant unobservable inputs and valuation adjustments.

When measuring the fair value of a financial asset or a financial liability, the Company uses observable market data as far as possible. Fair values are categorised into different levels in a fair value hierarchy based on the inputs used in the valuation techniques as follows:

Level 1: quoted prices in active markets for identical assets or liabilities.

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

Level 3: inputs for the asset or liability that are not based on observable market data.





# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

### III. Material Accounting Policies

#### a) Financial instruments

##### I. Financial assets

###### Classification

The Company classifies financial assets as subsequently measured at amortised cost, fair value through other comprehensive income or fair value through profit or loss on the basis of its business model for managing the financial assets and the contractual cash flow characteristics of the financial asset.

###### Initial recognition and measurement

Trade receivables and debt securities issued are initially recognised when they originate.

The Company recognises financial assets (other than trade receivables and debt securities) when it becomes a party to the contractual provisions of the instrument. All financial assets are recognised initially at fair value plus transaction costs that are attributable to the acquisition of the financial asset.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

### III. Material Accounting Policies (Continued)

#### a) Financial instruments (Continued)

##### I. Financial assets (Continued)

##### Subsequent measurement

For the purpose of subsequent measurement, the financial assets are classified in three categories:

- Debt instruments at amortised cost

##### Debt instruments at amortised cost

A 'debt instrument' is measured at the amortised cost if both the following conditions are met:

- a) The asset is held within a business model whose objective is to hold assets for collecting contractual cash flows, and
- b) Contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest (SPPI) on the principal amount outstanding.

After initial measurement, such financial assets are subsequently measured at amortised cost using the effective interest rate (EIR) method. Amortised cost is calculated by considering any discount or premium and fees or costs that are an integral part of the EIR. The EIR amortisation is included in finance income in the statement of profit and loss. The losses arising from impairment are recognised in the statement of profit and loss.

##### Debt instruments at Fair Value through Profit or Loss

Debt instruments included in the fair value through profit or loss (FVTPL) category are measured at fair value with all changes recognized in the statement of profit and loss.





# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

#### III. Material Accounting Policies (Continued)

##### a) Financial instruments (Continued)

###### I. Financial assets (Continued)

###### Derecognition

A financial asset (or, where applicable, a part of a financial asset) is primarily derecognised when:

- (a) The rights to receive cash flows from the asset have expired, or
- (b) the Company has transferred substantially all the risks and rewards of the asset, or
- (c) the Company has neither transferred nor retained substantially all the risks and rewards of the asset, but has transferred control of the asset.

###### Impairment of financial assets

The Company applies 'simplified approach' measurement and recognition of impairment loss on the following financial assets and credit risk exposure:

- a) Financial assets that are debt instruments, and are measured at amortised cost e.g., loans, debt securities, deposits, and bank balance.
- b) Trade receivables.

The application of simplified approach does not require the Company to track changes in credit risk. Rather, it recognises impairment loss allowance based on lifetime Expected Credit Loss at each reporting date, right from its initial recognition.





# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (*Continued*)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (*Continued*)

#### III Material Accounting Policies (*Continued*)

##### a) Financial instruments (*Continued*)

###### II. Financial Liabilities

###### Classification

The Company classifies all financial liabilities as subsequently measured at amortised cost.

###### Initial recognition and measurement

All financial liabilities are recognised initially at fair value and, in the case of loans and borrowings and payables, net of directly attributable transaction costs.

###### Loans and borrowings

After initial recognition, interest-bearing loans and borrowings are subsequently measured at amortised cost using the Effective Interest Rate (EIR) method. Gains and losses are recognised in the statement of profit and loss when the liabilities are derecognised.

Amortised cost is calculated by taking into account any discount or premium on acquisition and transactions costs. The EIR amortisation is included as finance costs in the statement of profit and loss.

This category generally applies to loans and borrowings.

###### Derecognition

A financial liability is derecognised when the obligation under the liability is discharged or cancelled or expires. When an existing financial liability is replaced by another from the same lender on substantially different terms, or the terms of an existing liability are substantially modified, such an exchange or modification is treated as the derecognition of the original liability and the recognition of a new liability. The difference in the respective carrying amounts is recognised in the

###### III Offsetting of financial instruments

Financial assets and financial liabilities are offset and the net amount is reported in the balance sheet if there is a currently enforceable legal right to offset the recognised amounts and there is an intention to settle them on a net basis or to realise the assets and settle the liabilities simultaneously.

###### IV. Share Capital

###### Ordinary equity shares

Incremental costs directly attributable to the issue of ordinary equity shares, are recognised as a deduction from equity.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

#### III. Material Accounting Policies (Continued)

##### b) Revenue Recognition

Revenue is recognized at an amount of transaction price that is allocated to that performance obligation when (or as) the performance obligation is satisfied.

The transaction price is amount of consideration that the entity expects to be entitled in exchange for transferring promised services to group entities.

Recovery for Common area maintenance (CAM) and Management fees is done on quarterly basis and is billed on basis of saleable area.

##### c) Income tax

Income tax expense comprises current tax and deferred tax. It is recognised in the statement of profit and loss except to the extent that it relates to items recognised directly in equity or in OCI.

##### Current tax

Current tax comprises the expected tax payable or receivable on the taxable income or loss for the year and any adjustment to the tax payable or receivable in respect of previous years. It is measured using tax rates enacted or substantively enacted at the reporting date.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

#### III. Material Accounting Policies (Continued)

##### d) Income tax (Continued)

###### Current tax (Continued)

Current tax assets and liabilities are offset only if, the Company:

- has a legally enforceable right to set off the recognised amounts; and
- intends either to realise the asset and settle the liability on a net basis or simultaneously.

###### Deferred tax

Deferred tax is recognised in respect of temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes.

Deferred tax assets are recognised for unused tax losses, unused tax credits and deductible temporary differences to the extent there is convincing evidence that sufficient taxable profit will be available against which such deferred tax asset can be realised. Deferred tax assets are reviewed at each reporting date and are reduced to the extent that it is no longer probable that the related tax benefit will be realised; such reductions are reversed when the probability of future taxable profits improves. Deferred tax liabilities are recognised for taxable temporary differences.

Unrecognised deferred tax assets are reassessed at each reporting date and recognised to the extent that it has become probable that future taxable profits will be available against which they can be used.

Deferred tax is measured at the tax rates that are expected to be applied to temporary differences when they reverse, using tax rates enacted or substantively enacted at the reporting date.

The measurement of deferred tax reflects the tax consequences that would follow from the manner in which the Company expects, at the reporting date, to recover or settle the carrying amount of its assets and liabilities.

Deferred tax assets and liabilities are offset only if:

- the Company has a legally enforceable right to set off current tax assets against current tax liabilities; and
- The deferred tax assets and the deferred tax liabilities relate to income taxes levied by the same taxation authority on the same taxable entity.

##### Section 115BAA

- A new Section 115BAA was inserted in the Income Tax Act, 1961, by The Government of India on September 20, 2019 vide the Taxation Laws (Amendment) Ordinance 2019 which provides an option to companies for paying income tax at reduced rates in accordance with the provisions/conditions defined in the said section.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

#### III. Material Accounting Policies (Continued)

##### e) Cash and Cash Equivalents

Cash and cash equivalents 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.

##### f) Earnings per share

This Basic earnings per share is computed by dividing the profit after tax attributable to the equity shareholders by the weighted average number of equity shares outstanding during the year. Diluted earnings per share is computed by dividing the profit after tax attributable to the equity shareholders as adjusted interest and other charges to expense or income (net of any attributable taxes) relating to the dilutive potential equity shares, by the weighted average number of equity shares considered for deriving basic earnings per share and the weighted average number of equity shares which could have been issued on conversion of all dilutive potential equity shares. If potential equity shares converted into equity shares increases the earnings per share, then they are treated as anti-dilutive and anti-dilutive earning per share is computed.

##### g) Events after reporting date

Where events occurring after the balance sheet date provide evidence of conditions that existed at the end of the reporting period, the impact of such events is adjusted with the financial statements. Otherwise, events after the balance sheet date of material size or nature are only disclosed.

##### h) Interest income

Interest income is accounted on an accrual basis at effective interest rate.

Interest on delayed payment and forfeiture income are accounted based upon underlying agreements with customers.



# Prakriti Plaza Facilities Management Private Limited

## Notes forming part of financial Statements (Continued)

for the year ended March 31, 2024

(Currency in INR Thousands)

### Note 1 (Continued)

#### III. Material Accounting Policies (Continued)

##### i) Segment reporting

Operating segments are reported in a manner consistent with the internal reporting provided to the chief operating decision maker.

##### j) Standard issued but not yet effective

Ministry of Corporate Affairs ("MCA") notifies new standards or amendments to the existing standards under Companies (Indian Accounting Standards) Rules as issued from time to time. During the period ended March 31, 2024, MCA has not notified any new standards or amendments to the existing standards applicable to the Company.









## Notes Forming Part of Financial Statements (Continued)

as at March 31, 2024

(Currency in INR Thousands)

## 6 Equity Share Capital

Particulars	March 31, 2024	March 31, 2023
a) Authorised :		
10,000 Equity Shares of INR 10/- each (Previous Year 10,000 Equity Shares of INR 10/- each)	100.00	100.00
	100.00	100.00
b) Issued, Subscribed and Paid-up:		
10,000 Equity Shares of INR 10/- each (Previous Year 10,000 Equity Shares of INR 10/- each)	100.00	100.00
	100.00	100.00

## c) Reconciliation of number of shares outstanding at the beginning and end of the year :

Particulars	March 31, 2024		March 31, 2023	
	No. of Shares	(Currency in INR Thousands)	No. of Shares	(Currency in INR Thousands)
Equity Shares :				
Outstanding at the beginning of the year	10,000	100.00	10,000	100.00
Issued during the year	-	-	-	-
Outstanding at the end of the year	10,000	100.00	10,000	100.00

## d) Shareholding Information

Particulars	March 31, 2024		March 31, 2023	
	No. of Shares	%	No. of Shares	%
Equity Shares are held by:				
Godrej Properties Limited (Holding Company)	9,999	99.99%	9,999	99.99%
Godrej Projects Development Limited	1	0.01%	1	0.01%

## e) Rights, preferences and restrictions attached to Equity shares

The Company has only one class of equity shares having a par value of INR 10/- per share. Each holder of equity shares is entitled to one vote per share held. The dividend proposed by the Board of Directors is subject to the approval of the Shareholders in the Annual General Meeting except in case of interim dividend. In the event of liquidation, the shareholders are eligible to receive the remaining assets of the Company after distribution of all preferential amounts, in proportion to their shareholding.

## f) Shareholders holding more than 5% shares in the Company:

Particulars	March 31, 2024		March 31, 2023	
	No. of Shares	%	No. of Shares	%
Equity Shares				
Godrej Properties Limited (Holding Company)	9,999	99.99%	9,999	99.99%

## g) Equity Shares allotted as fully paid-up without payment being received in cash

The Company has not allotted any equity shares as fully paid-up without payment being received in cash in preceding five years.

## h) Promoters Shareholding

## Equity Promoters

Shares held by Promoters at the end of the March 31, 2024				
Sr. No.	Promoter Name	No. of Shares	% of total Shares	% change during the year
1	Godrej Properties Ltd.	9,999	99.99%	0.00%
2	Godrej Projects Development Ltd	1	0.01%	0.00%

Shares held by Promoters at the end of the March 31, 2023				
Sr. No.	Promoter Name	No. of Shares	% of total Shares	% change during the year
1	Godrej Properties Ltd.	9,999	99.99%	0.00%
2	Godrej Projects Development Ltd	1	0.01%	0.00%



## Notes Forming Part of Financial Statements (Continued)

as at March 31, 2024

(Currency in INR Thousands)

## 7 Trade Payables

Particulars	March 31, 2024	March 31, 2023
Total Outstanding Dues of Micro Enterprises and Small Enterprises	1,126.59	-
Total Outstanding Dues of Creditors other than Micro Enterprises and Small Enterprises	222.83	564.48
	1,349.42	564.48

## (a) Trade Payables ageing schedule as at March 31, 2024

Particulars	Not due	Outstanding for following periods from due date of payment				Total
		Less than 1 year	1 - 2 years	2 - 3 years	More than 3 years	
(i) MSME*	773.63	352.96	-	-	-	1,126.59
(ii) Others	74.47	-	1.41	6.47	140.48	222.83
(iii) Disputed dues - MSME	-	-	-	-	-	-
(iv) Disputed dues - Others	-	-	-	-	-	-
<b>Total</b>	<b>848.10</b>	<b>352.96</b>	<b>1.41</b>	<b>6.47</b>	<b>140.48</b>	<b>1,349.42</b>

## Trade Payables ageing schedule as at March 31, 2023

Particulars	Not due	Outstanding for following periods from due date of payment				Total
		Less than 1 year	1 - 2 years	2 - 3 years	More than 3 years	
(i) MSME	-	-	-	-	-	-
(ii) Others	49.50	363.45	11.05	-	140.48	564.48
(iii) Disputed dues - MSME	-	-	-	-	-	-
(iv) Disputed dues - Others	-	-	-	-	-	-
<b>Total</b>	<b>49.50</b>	<b>363.45</b>	<b>11.05</b>	<b>-</b>	<b>140.48</b>	<b>564.48</b>

\*INR 773.63 thousands (PY INR NIL) is the value the invoices which is not accepted as per Section 15 of The Micro, Small and Medium Enterprises Development Act, 2006 due to deficiency in service on vendor's part. Therefore, no interest provision is applicable/provided under Section 16 of the said Act.

## 8 Other Current Non Financial Liabilities

Particulars	March 31, 2024	March 31, 2023
Statutory Dues (includes TDS and GST liability)	28.87	43.87
Other (includes advance from customer for maintenance, etc.)	-	37.55
	28.87	81.42



## Notes Forming Part of Financial Statements (Continued)

For the year ended March 31, 2024

(Currency in INR Thousands)

## 9 Revenue from Operations

Particulars	March 31, 2024	March 31, 2023
<b>Other Operating Revenues</b>		
Other Income from Customers (Refer Note-16)	1,879.44	2,092.51
Lease Rent	66.16	44.09
	<b>1,945.60</b>	<b>2,136.60</b>

## 10 Other Income

Particulars	March 31, 2024	March 31, 2023
Interest Income on fixed deposits with bank	2.41	65.04
	<b>2.41</b>	<b>65.04</b>

## 11 Other Expenses

Particulars	March 31, 2024	March 31, 2023
Project Maintenance Expense	443.81	438.84
Consultancy Charges	1,339.76	1,592.35
Audit Fees* (Refer Note 19 )	57.75	55.00
Rates and Taxes	5.00	2.50
Insurance	24.00	-
Electricity Charges	9.12	3.83
	<b>1,879.44</b>	<b>2,092.52</b>



**Notes Forming Part of Financial Statements (Continued)**

For the year ended March 31, 2024

(Currency in INR Thousands)

**12 EARNINGS PER SHARE****a) Basic Earnings Per Share**

The calculation of basic earnings per share is based on the profit / (loss) attributable to ordinary shareholders and weighted average number of

Particulars	March 31, 2024	March 31, 2023
(i) Profit attributable to ordinary shareholders (basic)		
Profit / (Loss) for the year, attributable to ordinary shareholders of the Company	51.19	88.39
	51.19	88.39
(ii) Weighted average number of ordinary shares (basic)		
Number of equity shares at the beginning of the year	10,000	10,000
Weighted average number of equity shares outstanding at the end of the year	10,000	10,000
Basic Earnings Per Share (INR) (Face value INR 10 each)	5.12	8.84
(Previous year: INR 10 each)		

**13 FINANCIAL INSTRUMENTS – FAIR VALUES AND RISK MANAGEMENT****a) Accounting classification and fair values**

The following table shows the carrying amounts and fair values of financial assets and financial liabilities, including their levels in the fair value hierarchy. It does not include fair value information for financial assets and financial liabilities not measured at fair value if the carrying amount is a reasonable approximation of fair value.

March 31, 2024	Carrying amount			Fair value			
	Fair value through profit or loss	Amortised Cost	Total	Level 1	Level 2	Level 3	Total
<b>Financial Assets</b>							
Current							
Bank Balances other than cash and cash equivalents	-	264.05	264.05	-	-	-	-
	-	264.05	264.05	-	-	-	-
<b>Financial Liabilities</b>							
Current							
Trade Payables	-	1,349.42	1,349.42	-	-	-	-
	-	1,349.42	1,349.42	-	-	-	-



## Notes Forming Part of Financial Statements (Continued)

For the year ended March 31, 2024

(Currency in INR Thousands)

## 13 FINANCIAL INSTRUMENTS – FAIR VALUES AND RISK MANAGEMENT (Continuing)

March 31, 2023	Carrying amount			Fair value			
	Fair value through profit	Amortised Cost	Total	Level 1	Level 2	Level 3	Total
<b>Financial Assets</b>							
<b>Current</b>							
Bank Balances other than cash and cash equivalents	-	868.31	868.31	-	-	-	-
Other Current Financial Assets	-	0.41	0.41	-	-	-	-
	-	868.72	868.7	-	-	-	-
<b>Financial Liabilities</b>							
<b>Current</b>							
Trade Payables	-	564.48	564.48	-	-	-	-
	-	564.48	564.48	-	-	-	-

## b) Risk Management Framework

The Company's Board of Directors have overall responsibility for establishment and oversight of the Company's risk management framework. The Company follows the Holding Company's risk management policies to identify and analyse the risks faced by the Company, to set appropriate risk limits and controls and to monitor risks and adherence to limits. Risk management policies and systems are reviewed regularly to reflect changes in market conditions and the Company's activities. The Company, through its training and management standards and procedures, aims to maintain a disciplined and constructive control environment in which all employees understand their roles and obligations.

The management monitors compliance of risk management policies and procedures, and reviews the adequacy of the risk management framework in relation to the risks faced by the Company. The management is assisted in its oversight role by Holding Company's internal audit team. Internal audit undertakes both regular and adhoc reviews of risk management controls and procedures, the results of which are reported to the management.

## c) Financial risk management

The Company has exposure to the following risks arising from financial instruments:

- (i) Credit Risk
- (ii) Liquidity Risk
- (iii) Market Risk

## (i) Credit risk

Credit risk is the risk of financial loss to the Company if a customer or counterparty to a financial instrument fails to meet its contractual obligations.

The carrying amount of financial assets represents the maximum credit exposure.

## Trade Receivables

Customer credit risk is managed by requiring customers to pay advances through progress billings before providing maintenance services, therefore substantially eliminating the Company's credit risk in this respect.

The Company's credit risk with regard to trade receivable has a high degree of risk diversification due to the project having numerous customers.

As per simplified approach, the Company makes provision of expected credit losses on trade receivables to mitigate the risk of default payments and makes appropriate provision at each reporting date wherever outstanding is for longer period and involves higher risk.

## Cash and Bank balances

Credit risk from cash and bank balances is managed by the Company's treasury department in accordance with the Company's policy.

## (ii) Liquidity risk

Liquidity risk is the risk that the Company will encounter difficulty in meeting the obligations associated with its financial liabilities that are settled by delivering cash or another financial asset. The Company's approach to managing liquidity is to ensure, as far as possible, that it will have sufficient liquidity to meet its liabilities when they are due, under both normal and stressed conditions, without incurring unacceptable losses or risking damage to Management monitors rolling forecasts of the Company's liquidity position on the basis of expected cash flows. This monitoring includes financial ratios and takes into account the accessibility of cash and cash equivalents.

The Company does not have any derivative financial liabilities. The Company however invests its surplus funds in bank fixed deposits.





**Notes Forming Part of Financial Statements (Continued)**

For the year ended March 31, 2024

(Currency in INR Thousands)

**Exposure to liquidity risk**

The following are the remaining contractual maturities of financial liabilities at the reporting date:

March 31, 2024	Carrying Amount	Contractual cash flows				
		Total	Within 12 months	1-2 years	2-5 years	More than 5 years
<b>Financial Liabilities</b>						
<b>Current</b>						
Trade Payables	1,349.42	1,349.42	1,349.42	-	-	-

March 31, 2023	Carrying Amount	Contractual cash flows				
		Total	Within 12 months	1-2 years	2-5 years	More than 5 years
<b>Financial Liabilities</b>						
<b>Current</b>						
Trade Payables	564.48	564.48	564.48	-	-	-

The company has sufficient current assets comprising of other receivables, Cash and Cash Equivalents, Investment in Fixed Deposits, Other bank Balances (other than restricted balances), and Other current Financial Assets to manage the liquidity risk, if any in relation to current financial liabilities

**13 FINANCIAL INSTRUMENTS – FAIR VALUES AND RISK MANAGEMENT (Continuing)****(iii) Market Risk**

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

**a) Currency Risk**

Currency risk is not material, as the Company's primary business activities are within India and does not have significant exposure in foreign currency.

**b) Interest Rate Risk**

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. The management is responsible for the monitoring of the Company's interest rate position. Various variables are considered by the management in structuring the Company's borrowings to achieve a reasonable, competitive, cost of funding.

**c) Fair value sensitivity analysis for fixed rate instruments**

The Company does not account for any fixed rate financial assets and liabilities at fair value through profit or loss. Therefore, a change in interest rates at the reporting date would not affect profit or loss.

**14 CAPITAL MANAGEMENT**

The Company's policy is to maintain a strong capital base so as to maintain investor, creditor and market confidence and to sustain future development of the business.

As at 31, March 2024 and 31, March 2023, the Company has only one class of equity shares and has no debt consequent to such capital structure, there are no externally imposed capital requirements.





Prakritiplaza Facilities Management Private Limited

Notes Forming Part of Financial Statements (Continued)

For the year ended March 31, 2024

15 RELATED PARTY TRANSACTIONS

1. Relationships:

i) Holding Company:

- 1 Godrej Properties Ltd

ii) Key Management Personnel and their Relatives :

- 1 Subhasish Pattanaik w.e.f. 21.08.2023
- 2 Pranav Rajendra Mehta
- 3 Amandeep Singh till 21.08.2023

2 The following transactions were carried out with the related parties in the ordinary course of business.

(i) Details relating to parties referred to above

Nature of Transaction	Godrej Properties Ltd.
Management Fees charged by other Company	
Current Year	180.86
Previous Year	236.54



**Notes Forming Part of Financial Statements (Continued)**

For the year ended March 31, 2024

(Currency in INR Thousands)

**16 REVENUE FROM CONTRACTS WITH CUSTOMERS****(a) Performance obligation**

The Company is engaged primarily in the business of maintenance of real estate properties.

All the Contracts entered with the customers consists of a single performance obligation thereby the consideration allocated to the performance obligation is based on standalone selling prices.

Revenue is recognised to the extent of maintenance expenses incurred by the company towards maintenance of respective projects.

The aggregate amount of the transaction price allocated to the performance obligations that are unsatisfied (or partially unsatisfied) as at March 31, 2024 is INR 1,337.32 Thousands (Previous Year: INR 37.55 Thousands). This will be recognised as revenue over a period of 1-3 years.

**(b) Significant changes in contract asset and contract liabilities balances are as follows:**

Particulars	March 31, 2024	March 31, 2023
<b>Contract asset</b>		
At the beginning of the reporting period	-	-
Cumulative catch-up adjustments to revenue affecting contract asset	1,337.32	-
At the end of the reporting period	1,337.32	-
<b>Contract liability</b>		
At the beginning of the reporting period	37.55	2,376.82
Cumulative catch-up adjustments affecting contract liability	(37.55)	(2,339.28)
At the end of the reporting period	-	37.55

(c) The amount of INR 1,879.44 thousands (Previous Year: INR 2,092.51 Thousands) recognised in contract liabilities at the beginning of the year has been recognised as revenue during the year ended March 31, 2024.

**(D) Reconciliation of revenue recognised in the Standalone Statement of Profit and Loss**

The following table discloses the reconciliation of amount of revenue recognised as at March 31, 2024:

Particulars	March 31, 2024	March 31, 2023
Contract price of the revenue recognised	1,879.44	2,092.51
Revenue from contracts with customers as per contract price recognised in Statement of Profit and Loss	1,879.44	2,092.51



## Notes Forming Part of Financial Statements (Continued)

For the year ended March 31, 2024

(Currency in INR Thousands)

## 17 RATIO ANALYSIS

Sr. No.	Ratio	March 31, 2024	March 31, 2023	Change %	Reason for more than 25% change
1	Current Ratio	1.43	1.76	-18.77%	Not Applicable
2	Debt-Equity Ratio (Gross)	-	-	0.00%	Not Applicable
3	Debt-Equity Ratio (Net)	-	-	0.00%	Not Applicable
4	Debt Service Coverage Ratio	-	-	0.00%	Not Applicable
5	Return on Equity Ratio	9%	16%	-44.69%	Lower Profitability during the year resulted in decline in Ratio
6	Inventory Turnover Ratio	-	-	0.00%	Not Applicable
7	Trade Receivables Turnover Ratio	-	-	0.00%	Not Applicable
8	Trade Payables Turnover Ratio	1.96	3.71	-47.17%	Increase in Sundry creditors during the year resulted in lower ratio
9	Net Capital Turnover Ratio	3.53	4.23	-16.48%	Not Applicable
10	Net Profit Ratio	3%	4%	-34.47%	Lower Profitability during the year resulted in decline in Ratio
11	Return on Capital Employed	12%	20%	-39.96%	Lower Profitability during the year resulted in decline in Ratio
12	Return on Investment	1%	7%	-87.11%	Lower Interest Income during the year resulted in decline in Ratio



**Notes Forming Part of Financial Statements (Continued)**

For the year ended March 31, 2024

(Currency in INR Thousands)

**17 RATIO ANALYSIS (Continued)**

(a) Formula for computation of ratios are as follows: (Continued)

Sr. No.	Particulars	Formula
1	Current Ratio	$\frac{\text{Current Assets}}{\text{Current Liabilities}}$
2	Debt-Equity Ratio (Gross)	$\frac{\text{Total Debt (Current Borrowings + Non-Current Borrowings)}}{\text{Shareholder's Equity (Total Equity)}}$
3	Debt-Equity Ratio (Net)	$\frac{\text{Total Debt (Current Borrowings + Non-Current Borrowings) - Cash and Cash Equivalents - Bank Balances other than above - Deposit With Banks (Other Non-Current Non Financial Assets) - Investments (Current)}}{\text{Shareholder's Equity (Total Equity)}}$
4	Debt Service Coverage Ratio	$\frac{\text{Earnings available for debt service (Profit/(loss) before tax + Finance cost + Finance cost included in Cost of Sales + Depreciation and amortisation expense)}}{\text{Finance Cost (excludes interest accounted on customer advance as per EIR Principal) + Principal Payment due to Non-Current Borrowing repayable within one year}}$
5	Return on Equity Ratio	$\frac{\text{Profit/(loss) for the year}}{\text{Average Shareholder's Equity (Total Equity)}}$
6	Inventory Turnover Ratio	$\frac{\text{COGS (Cost of Material Consumed + Changes in inventories of finished goods and construction work-in-progress)}}{\text{Average Inventories}}$
7	Trade Receivables Turnover Ratio	$\frac{\text{Revenue from Operations}}{\text{Average Trade Receivables}}$
8	Trade Payables Turnover Ratio	$\frac{\text{COGS (Cost of Material Consumed + Changes in inventories of finished goods and construction work-in-progress) + Project Maintenance Expenses}}{\text{Average Trade Payables}}$
9	Net Capital Turnover Ratio	$\frac{\text{Revenue from Operations}}{\text{Average Working Capital (Current Assets - Current Liabilities)}}$
10	Net profit ratio	$\frac{\text{Profit/(loss) for the year}}{\text{Total Income}}$
11	Return on Capital Employed	$\frac{\text{Earnings before Interest and Tax (Profit / (Loss) before tax + Finance cost + Finance cost included in Cost of Sales+Depreciation)}}{\text{Average Capital Employed (Tangible Net Worth + Total Debt + Deferred Tax Liability (net of Deferred Tax Assets))}}$
12	Return on Investment	$\frac{\text{Income generated from treasury invested funds}}{\text{Average invested funds in treasury investments}}$

**18 CONTINGENT LIABILITIES AND COMMITMENTS**

The Company does not have any contingent liability and capital commitments

**19 Payment to Auditors (net of taxes)**

Particulars	March 31, 2024	March 31, 2023
Audit Fees	57.75	55.00
<b>Total</b>	<b>57.75</b>	<b>55.00</b>



## Notes Forming Part of Financial Statements (Continued)

For the year ended March 31, 2024

(Currency in INR Thousands)

## 20 SEGMENT REPORTING

## A. Basis of Segmentation

## Factors used to identify the entity's reportable segments, including the basis of organisation

For management purposes, the Company has only one reportable segment namely, Development of real estate property. The Board of Director of the Company acts as the Chief Operating Decision Maker ("CODM"). The CODM evaluates the Company's performance and allocates resources based on an analysis of various performance indicators.

## B. Geographical Information

The geographic information analyses the Company's revenue and Non-Current Assets by the Company's country of domicile and other countries. As the

## C. Information about major customers

None of the customers for the year ended March 31, 2024 and March 31, 2023 constituted 10% or more of the total revenue of company

## 21 ADDITIONAL DISCLOSURE TO MICRO, SMALL AND MEDIUM ENTERPRISES :

Particulars	March 31, 2024	March 31, 2023
(a) The principal amount remaining unpaid to any supplier as at the end of the accounting year*	1126.59	Nil
(b) The interest due thereon remaining unpaid to any supplier as at the end of the accounting year;	Nil	Nil
(c) The amount of interest paid by the buyer under MSMED Act, 2006 along with the amounts of the payment made to the supplier beyond the appointed day during each accounting year	Nil	Nil
(d) the amount of interest due and payable for the period of delay in making payment (which has been paid but beyond the appointed day during the year) but without adding the interest specified under the MSMED Act, 2006;	Nil	Nil
(e) The amount of interest accrued and remaining unpaid at the end of accounting year	Nil	Nil
(f) The amount of further interest due and payable even in the succeeding year, until such date when the interest dues as above are actually paid to the small enterprise, for the purpose of disallowance as a deductible expenditure under section 23.	Nil	Nil

Disclosure of outstanding dues of Micro and Small Enterprise under Trade Payables is based on the information available with the Company regarding the status of the suppliers as defined under the Micro, Small and Medium Enterprises Development Act, 2006.

\*includes INR 773.63 thousands (PY INR NIL) which is the value the invoices which is not accepted as per Section 15 of The Micro, Small and Medium Enterprises Development Act, 2006 due to deficiency in service on vendor's part. Therefore, no interest provision is applicable/provided under Section 16 of the said Act.

## 22 ADDITIONAL REGULATORY DISCLOSURES PURSUANT TO REQUIREMENT IN DIVISION II OF SCHEDULE III TO THE COMPANIES ACT 2013

a) The company has not advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) any funds other than as disclosed in the notes to the accounts, that have been to or in any other persons or entities, including foreign entities ("Intermediaries"), with the understanding, whether recorded in writing or otherwise, that the intermediary shall:

-directly or indirectly lend or invest on other persons or entities identified in any manner whatsoever("Ultimate Beneficiaries") by or on behalf of the Company or

-provide any guarantee, security or the like to or on behalf of the Ultimate Beneficiaries

b) The company has not received any funds from any persons or entities, including foreign entities ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the Company shall:

-directly or indirectly lend or invest on other persons or entities identified in any manner whatsoever("Ultimate Beneficiaries") by or on behalf of the Funding party or

-provide any guarantee, security or the like from or on behalf of the Ultimate Beneficiaries

## 23 OTHER DISCLOSURES UNDER SCHEDULE III

Other requirements of Schedule III which has not been disclosed here are either Nil or not applicable and hence not disclosed.

As per our report of even date.

For B S R &amp; Co. LLP

Chartered Accountants

Firm's Registration No: 101248W/W-100022

Viren Soni

Partner

Membership No: 117694

Mumbai

May 03, 2024

For and on behalf of the Board of Directors of

Prakritiplaza Facilities Management Private Limited

CIN: U70109MH2016PTC284197



Subhasish Pattanaik

Director

DIN: 08430150

Mumbai

May 03, 2024



Pranav Rajendra Mehta

Director

DIN: 09807025