



KOLTE-PATIL DEVELOPERS LIMITED

Corporate Identification Number: L45200PN1991PLC129428
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STATEMENT OF CONSOLIDATED UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2022

(Rs. In Lakhs)

Sr. No.	Particulars	Quarter Ended			Year Ended
		June 30, 2022	March 31, 2022	June 30, 2021	March 31, 2022
		(Unaudited)	(Unaudited) (Refer note 6)	(Unaudited)	(Audited)
1	Revenue from Operations	20,011	37,607	19,731	111,748
2	Other income	426	492	404	1,902
3	Total Income (1+2)	20,437	38,099	20,135	113,650
4	Expenses				
	(a) Cost of services, construction and land	11,261	27,074	10,587	77,228
	(b) Employee benefits expense	1,965	2,297	1,411	7,055
	(c) Finance costs **	837	888	1,761	5,003
	(d) Depreciation and amortization expenses	264	267	247	1,039
	(e) Other expenses	2,096	4,189	1,485	8,845
	Total expenses (a to e)	16,423	34,715	15,491	99,170
5	Profit / (Loss) before exceptional items and tax for the period / year (3-4)	4,014	3,384	4,644	14,480
6	Tax expense / (Credit)				
	-Current Tax #	733	(123)	1,828	4,977
	-Deferred Tax	648	810	(288)	167
	Total tax expenses / (credit) for the period /year	1,381	687	1,540	5,144
7	Net Profit / (Loss) after Tax (5-6)	2,633	2,697	3,104	9,336
8	Share of profit / (loss) of joint ventures, associates (net)	(31)	(252)	(25)	(159)
9	Exceptional items	-	223	-	(692)
10	Net Profit / (Loss) after Tax for the period / year (7+8+9)	2,602	2,668	3,079	8,485
	Net Profit / (Loss) attributable to				
	Owners of the company	2,123	2,682	2,950	7,941
	Non-controlling interests	479	(14)	129	544
11	Other comprehensive income (Net of tax)				
	Items that will not be reclassified to profit & loss				
	Owners of the company	-	74	-	74
	Non-controlling interests	-	3	-	3
12	Total comprehensive income / (loss) for the period / year (10+11)	2,602	2,745	3,079	8,562
	Total comprehensive income / (loss) attributable to				
	Owners of the company	2,123	2,756	2,950	8,015
	Non-controlling interests	479	(11)	129	547
	Total comprehensive income / (loss) for the period / year	2,602	2,745	3,079	8,562
13	Paid - up equity share capital (Face Value of Rs. 10/- each)	7,600	7,600	7,600	7,600
14	Other equity excluding revaluation reserves as per balance sheet				88,329
15	Earnings Per Share (EPS.) (Face value of Rs. 10/- each) *				
	Basic (Rs)	2.79	3.53	3.88	10.45
	Diluted (Rs)	2.79	3.53	3.88	10.45

* Basic and Diluted EPS for all periods, except year ended March 31, 2022, are not annualised

** Includes Rs. 373 Lakhs for Q1 FY 2021-22, Rs. 389 Lakhs for year ended March 31, 2022 towards interest on Income tax pertaining to prior years.

Includes Rs. 328 Lakhs for Q1 FY 2021-22, Rs. 1,232 Lakhs for year ended March 31, 2022 towards Income tax pertaining to prior years.

Notes :

- 1 The above financial results of Kolte-Patil Developers Limited ("the Parent") and its subsidiaries (the Parent and its subsidiaries together referred to as "the Group") and its share of the net profit / (loss) after tax and total comprehensive profit / (loss) of its joint ventures and associates were reviewed and recommended by the Audit Committee and taken on record by the Board of Directors at their meeting held on August 12, 2022.
- 2 The Group is predominantly engaged in the business of Real Estate. Thus there are no separate reportable operating segments in accordance with Indian Accounting Standard ("Ind AS") 108 - Operating Segments.

3 Standalone financial results of Kolte-Patil Developers Limited :**(Rs. In Lakhs)**

PARTICULARS	Quarter Ended			Year Ended
	June 30, 2022 (Unaudited)	March 31, 2022 (Unaudited) (Refer note 6)	June 30, 2021 (Unaudited)	March 31, 2022 (Audited)
Revenue from operations	11,367	14,629	10,554	37,760
Profit / (loss) before tax	2,057	(3,236)	900	(5,153)
Total Comprehensive Income / (Loss)	1,895	(2,513)	268	(5,654)

- 4 Since the nature of activities being carried out by the Group is such that profits / (losses) from certain transactions do not necessarily accrue evenly over the year, results of a quarter may not be representative of profits / (losses) for the year.
- 5 The results have been prepared in accordance with the recognition and measurement principles laid down in the Ind AS 34-Interim financial reporting prescribed under section 133 of the companies Act, 2013 read with relevant rules issued thereunder as amended from time to time.
- 6 The financial results for the quarter ended March 31, 2022 is the balancing figures between audited results for the full financial year 2021-22 and the published year to date figure upto the third quarter of the financial year ended March 31, 2022 which were subjected to limited review.
- 7 Pursuant to the Share Purchase Agreement dated August 10, 2022, the Company has acquired 84.37% Equity Shares of Sampada Realities Private Limited ("Sampada"). Consequently, Sampada will become a subsidiary of the Company.
- 8 The unaudited consolidated financial results will be posted on the website of the Company www.koltepatil.com and will be available on website of the National Stock Exchange of India Limited (NSE) and BSE Limited (BSE).
- 9 The figures for the previous period / year have been regrouped and re-arranged, wherever necessary, to align with the current period/year.

**For and on behalf of the Board of Directors of
Kolte-Patil Developers Limited**

Rajesh Patil
Chairman and Managing Director
(DIN 00381866)

Place: Pune
Date: August 12, 2022