

# VARDHITA PROPERTIES PVT. LTD.

A Joint Venture between Birla Estates Pvt. Ltd. and MJR Investment Pte. Ltd.

July 01, 2025

To,  
**BSE Limited ("BSE")**  
Department of Corporate Services  
P. J. Towers, Dalal Street,  
Mumbai – 400001.

Dear Sir/Madam,

Scrip Code: 976433

**Subject: Intimation under Regulations 57 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations") for redemption of principal towards listed, unsecured, rated, redeemable, principal-protected, non-convertible debentures ("Debentures").**

We hereby inform you that in compliance with Regulation 57 of the SEBI Listing Regulations and in accordance with the terms of the Debenture Trust Deed ("DTD"), the Company is required to make payment towards redemption of principal with respect to listed, unsecured, rated, redeemable, principal-protected, non-convertible debentures ("Debentures") subject to affirmative availability of sufficient Distributable Surplus in accordance with the terms of the DTD. For this purpose and therefore, the Distributions Committee approved the NIL payment of redemption amount towards the Debentures since no Distributable Surplus was available as per the terms of the DTD.

The details of which are mentioned below in the format as prescribed under SEBI Master Circular dated 22<sup>nd</sup> May, 2024, as updated from time to time.

c) Details of redemption payment:

Sl. No.	Particulars	Details
1	ISIN	INE1DF208035
2	Type of redemption (full/partial)	N.A.
3	If partial redemption, then	
	a. By face value redemption	N.A.
	b. By quantity redemption	N.A.

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4	If redemption is based on quantity, specify, whether on: a. Lot basis b. Pro-rata basis	N.A.
5	Reason for redemption (call, put, premature redemption, maturity, buyback, conversion, others (if any))	N.A.
6	Redemption date due to put option (if any)	N.A.
7	Redemption date due to call option (if any)	N.A.
8	Quantity redeemed (no. of NCDs)	0
9	Due date for redemption/ maturity	30/06/2025
10	Actual date for redemption (DD/MM/YYYY)	30/06/2025
11	Amount redeemed	0
12	Outstanding amount (Rs.)	Rs. 2,80,22,00,000/-
13	Date of last Interest payment	30/06/2025 (Nil as intimated previously)
14	Reason for non-payment/ delay in payment	N.A.

The above-mentioned non-convertible debentures are listed on the BSE Limited.

In Compliance with SEBI Listing Regulations, the above information is being hosted on the company's website at <https://vardhitaproperties.com/>

Kindly take the above information on record and oblige.

Thanking you,

Yours faithfully,

**For Vardhita Properties Private Limited**

**Yukti Taneja**

**Company Secretary & Compliance Officer**

**Membership No: A24870**