

**PART I** ₹ In Lacs

**STATEMENT OF UNAUDITED RESULTS FOR THE QUARTER ENDED 30/06/2013**

| PARTICULARS   | CONSOLIDATED RESULTS |                   |                 |                  |
|---|----------------------|-------------------|-----------------|------------------|
|   | Quarter Ended        |                   |                 | Year Ended       |
|   | 30/06/2013           | 31/03/2013        | 30/06/2012      | 31/03/2013       |
|   | Unaudited            |                   |                 | Audited          |
| <b>1 Income from Operations</b>   |                      |                   |                 |                  |
| Net Sales / Income From Operations  | 8,164.36             | 7,855.18          | 8,492.48        | 34,078.98        |
| <b>Total Income from Operations (Net)</b>   | <b>8,164.36</b>      | <b>7,855.18</b>   | <b>8,492.48</b> | <b>34,078.98</b> |
| <b>2 Expenses</b>   |                      |                   |                 |                  |
| a. Project Expenses   | 4,940.52             | 6,827.16          | 7,685.53        | 26,080.82        |
| b. Change in Inventories  | 429.58               | 2,594.46          | (1,085.20)      | 1,833.35         |
| c. Employee Benefits Expenses   | 374.06               | 404.47            | 374.45          | 1,691.09         |
| d. Legal and Professional Expenses  | 114.62               | 151.43            | 116.64          | 583.74           |
| e. Advertisement and Publicity  | 144.33               | 314.03            | 140.04          | 838.63           |
| f. Depreciation and Amortisation  | 276.20               | 290.44            | 396.03          | 1,397.92         |
| g. Other Expenses   | 602.01               | 926.59            | 513.30          | 2,640.09         |
| <b>Total Expenses</b>   | <b>6,881.32</b>      | <b>11,508.58</b>  | <b>8,140.79</b> | <b>35,065.64</b> |
| <b>3 Profit (Loss) from Operations before Other Income, Finance Costs and Exceptional Items (1-2)</b>   | <b>1,283.04</b>      | <b>(3,653.40)</b> | <b>351.69</b>   | <b>(986.66)</b>  |
| <b>4 Other Income</b>   | <b>711.43</b>        | <b>703.89</b>     | <b>573.72</b>   | <b>2,665.57</b>  |
| <b>5 Profit (Loss) from ordinary activities before Finance Costs and Exceptional Items (3+4)</b>        | <b>1,994.47</b>      | <b>(2,949.51)</b> | <b>925.41</b>   | <b>1,678.91</b>  |
| <b>6 Finance Costs</b>  | <b>1,234.53</b>      | <b>760.12</b>     | <b>123.13</b>   | <b>1,812.82</b>  |
| <b>7 Profit (Loss) from ordinary activities after Finance Costs but before Exceptional Items (5-6)</b>  | <b>759.94</b>        | <b>(3,709.63)</b> | <b>802.28</b>   | <b>(133.91)</b>  |
| <b>8 Exceptional Items</b>  | -                    | (0.68)            | (0.78)          | (1.46)           |
| <b>9 Profit (Loss) from ordinary activities before tax (7+8)</b>  | <b>759.94</b>        | <b>(3,710.31)</b> | <b>801.50</b>   | <b>(135.37)</b>  |
| <b>10 Tax Expenses</b>  |                      |                   |                 |                  |
| Current Tax   | 424.29               | (1,829.23)        | 357.05          | 255.08           |
| Deferred Tax  | (67.08)              | (486.70)          | 80.73           | (867.26)         |
| <b>11 Net Profit (Loss) from Ordinary activities after tax (9-10)</b>                                   | <b>402.73</b>        | <b>(1,394.39)</b> | <b>383.72</b>   | <b>476.81</b>    |
| <b>12 Prior Period Item</b>   | <b>48.97</b>         | <b>3.01</b>       | <b>553.47</b>   | <b>554.19</b>    |
| <b>13 Extraordinary Items (Net of Tax Expenses)</b>   | -                    | -                 | -               | -                |
| <b>14 Net Profit (Loss) for the period (11-12-13)</b>   | <b>353.76</b>        | <b>(1,397.40)</b> | <b>(189.75)</b> | <b>(77.38)</b>   |
| <b>15 Minority Interest (net of taxes)</b>  | <b>(177.59)</b>      | <b>1,009.29</b>   | <b>(20.62)</b>  | <b>564.34</b>    |
| <b>16 Share of Profit / (Loss) in Associates, net</b>   | <b>(159.98)</b>      | <b>(59.01)</b>    | <b>2.44</b>     | <b>(152.26)</b>  |
| <b>17 Net Profit (Loss) of the Group (14+15+16)</b>   | <b>16.19</b>         | <b>(447.12)</b>   | <b>(207.93)</b> | <b>334.70</b>    |
| <b>18 Paid up Equity Share Capital</b><br>(243,258,782 Shares of ₹ 10 each)                             | 24,325.88            | 24,325.88         | 24,325.88       | 24,325.88        |
| <b>19 Reserves Excluding Revaluation Reserves</b><br>(As per balance sheet of previous accounting year) | -                    | -                 | -               | 315,616.38       |
| <b>20 EPS (In ₹) Before and After Extra Ordinary Items</b><br>(Face value of ₹ 10 per Equity Share)     |                      |                   |                 |                  |
| Basic   | 0.01                 | (0.18)            | (0.09)          | 0.14             |
| Diluted   | 0.01                 | (0.18)            | (0.09)          | 0.14             |

**PART II**

**SELECT INFORMATION FOR THE QUARTER ENDED 30/06/2013**

| <b>A PARTICULARS OF SHAREHOLDING</b>   |             |             |            |             |
|--|-------------|-------------|------------|-------------|
| <b>1 Public Shareholding</b>   |             |             |            |             |
| Number of Shares (Face value of ₹ 10 each)   | 93,990,784  | 94,422,784  | 91,299,890 | 94,422,784  |
| Percentage of Shareholding   | 38.64       | 38.82       | 37.53      | 38.82       |
| <b>2 Promoters and Promoter Group Shareholding</b>                                     |             |             |            |             |
| a. Pledged / Encumbered  |             |             |            |             |
| Number of Shares   | 120,976,661 | 120,976,661 | 98,067,904 | 120,976,661 |
| Percentage of Shares (as a % of the total Shareholding of Promoter and promoter group) | 81.05       | 81.28       | 64.54      | 81.28       |
| Percentage of Shares (as a % of the total Share Capital of the Company)                | 49.73       | 49.73       | 40.31      | 49.73       |
| b. Non-encumbered  |             |             |            |             |
| Number of Shares   | 28,291,337  | 27,859,337  | 53,890,988 | 27,859,337  |
| Percentage of Shares (as a % of the total Shareholding of Promoter and promoter group) | 18.95       | 18.72       | 35.46      | 18.72       |
| Percentage of Shares (as a % of the total Share Capital of the Company)                | 11.63       | 11.45       | 22.15      | 11.45       |

| PARTICULARS                             | Quarter Ended |
|---|---------------|
|   | 30/06/2013    |
| <b>B INVESTOR COMPLAINTS</b>            |               |
| Pending at the beginning of the quarter | Nil           |
| Received during the quarter             | Nil           |
| Responded during the quarter            | Nil           |
| Pending at the end of the quarter       | Nil           |

**NOTES :**

- 1 The Company has opted to publish Consolidated Financial Results. Key numbers of Standalone Financial Results of the Company for the quarter ended June 30, 2013 are as under :

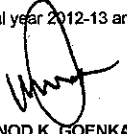
| PARTICULARS                                       | STANDALONE RESULTS |            |            |            |
|---|--------------------|------------|------------|------------|
|   | Quarter Ended      |            |            | Year Ended |
|   | 30/06/2013         | 31/03/2013 | 30/06/2012 | 31/03/2013 |
|   | Unaudited          |            |            | Audited    |
| Total Income from Operations (Net)                | (393.85)           | 3,852.52   | (148.80)   | 3,369.03   |
| Profit (Loss) from Ordinary Activities before Tax | (1,537.43)         | 943.02     | (123.63)   | (315.42)   |
| Profit (Loss) from Ordinary Activities after Tax  | (1,565.42)         | 986.11     | (177.35)   | 30.19      |

₹ In Lacs

The Standalone Financial Results are available on Company's website.

- 2 The above results for the quarter ended June 30, 2013 were reviewed by the Audit Committee and thereafter were approved and taken on record by the Board of Directors in its meeting held on August 10, 2013. The Statutory Auditors have carried out limited review of the above results pursuant to clause 41 of the Listing Agreement, except the financial results of a subsidiary, nine jointly controlled entities and an associate are reviewed and approved by
- 3 The Company is mainly engaged in the business of real estate development viz. construction of residential buildings/ commercial complexes. On that basis, the Company has only one reportable business segment, the results of which are embodied above.
- 4 The Consolidated Financial Results for the quarter ended June 30, 2013 have been prepared in accordance with principles and procedures as set in the AS-21 on 'Consolidated Financial Statements', AS-23 on 'Accounting for Investments in Associates in Consolidated Financial Statements' and AS-27 on 'Financial Reporting of Interests in Joint Ventures' except one of the jointly controlled entity.
- 5 The company has invested in DB Hospitality Private Limited during the quarter amount aggregating Rs. 351.55 crores towards redeemable cumulative
- 6 The figures of the corresponding periods have been regrouped/reclassified, wherever necessary, to make them comparable.
- 7 The figures of the quarter ended March, 2013 are the balancing figure between the annual audited results of the financial year 2012-13 and the reviewed figure of first three quarter of financial year 2012-13

PLACE : MUMBAI  
DATED : AUGUST 10 , 2013

  
VINOD K. GOENKA  
EXECUTIVE CHAIRMAN

