

June 19, 2023

To
The Manager- Listing Department
Wholesale Debt Market
BSE Limited
Phiroze Jeejeebhoy Towers
Dalal Street, **Mumbai**- 400001

Scrip code: 960465

Thro' BSE Listing Center

Dear Sir/Madam,

Sub: Revised and corrigendum to the Audited Financial Results for the quarter and financial year ended March 31, 2023, submitted to BSE Limited on May 30, 2023

We refer to the Audited standalone Financial Results for the quarter and year ended March 31, 2023 and Audited consolidated financial results for the year ended March 31, 2023 (Financial Results) submitted to you in compliance with SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended vide our letter dated May 30, 2023.

Post submission of the results, an inadvertent error has been noticed with respect to Debenture Redemption Reserve in Sl. no. e of Note 7 Additional Disclosure as per Regulation 52 (4) of Security Exchange Board of India (Listing obligation and Disclosure Requirements) Regulations 2015 as follows:

Standalone Financial results:

- a. Debenture Redemption Reserve for the quarter and year ended March 31, 2023 was reported as Rs. 230.60 millions instead of Rs. 507.85 million.

Consolidated Financial results:

- b. Debenture Redemption Reserve for the year ended March 31, 2023 was reported as Rs. 230.60 millions instead of Rs. 507.85 million.




We hereby confirm that, except for the above change, there is no change in the Financial Results submitted to BSE Limited on May 30, 2023. We enclose herewith the corrected Financial Results for dissemination on your website.

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Aurobindo Realty & Infrastructure Private Limited

Register & Corporate office : Plot No:1, Sy.No.83/1, Galaxy Towers, 21st Floor, Wing A, Knowledge City, Raidurgam (Panmaktha), Hyderabad-500081, Telangana.

CIN :U45500TG2016PTC111433 |  www.aurobindorealty.com |  info@auinf.com |  +91 40 4670 4600

We regret the inconvenience caused to you and request you to take the above information on record.

Thanking you.

For Aurobindo Realty & Infrastructure Private Limited

U Satish Kumar

U Satish Kumar
Company Secretary
M.No. A17491



encl: a/a

Aurobindo Realty & Infrastructure Private Limited

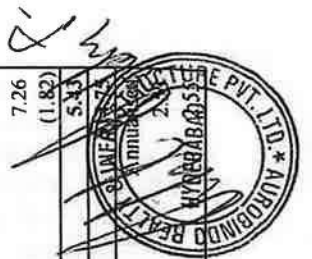
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CIN: U45500TG2016PTC111433

Standalone Statement of Profit and Loss for the quarter and year ended March 31, 2023
(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

Particulars	Quarter ended		Quarter ended		Year ended	
	March 31, 2023		March 31, 2022		March 31, 2023	
	Audited-(Refer note no 4)	Unaudited	Audited-(Refer note no 4)	Unaudited	Audited	Audited
Income						
Revenue from operations	4,885.00	3,020.80	1,853.31		10,926.05	5,043.93
Other income	883.33	435.78	584.00		2,210.18	1,919.05
TOTAL INCOME	5,768.33	3,456.58	2,437.31		13,136.23	6,962.98
Expenses						
Cost of raw material and components consumed	1,636.20	1,191.59	448.11		4,070.62	1,865.29
Project Direct Expenses	2,079.89	810.03	537.09		4,060.17	1,900.97
(Increase)/Decrease in Construction Work in Progress	395.63	210.85	63.54		319.27	(302.99)
Employee benefit expenses	306.79	273.89	154.47		965.13	605.46
Other expenses	(32.51)	153.79	83.52		235.99	181.21
TOTAL EXPENSES	4,386.00	2,640.15	1,286.74		9,651.18	4,249.94
Earning before interest, tax, depreciation and amortization (EBITDA)	1,382.33	816.43	1,150.58		3,485.05	2,713.04
Finance costs	406.63	364.75	400.70		1,417.96	1,686.57
Depreciation and Amortization expenses	129.21	116.50	62.39		418.98	201.91
Profit/(loss) before tax and exceptional items for the period/year	846.49	335.18	687.49		1,648.11	824.56
Less: Exceptional Items	148.80	-	33.14		148.80	62.79
Profit/(loss) before tax after exceptional items for the period/year	697.69	335.18	654.34		1,499.31	761.77
TAX EXPENSE						
Current tax	224.74	101.67	198.68		452.67	253.90
Deferred tax	13.63	(1.38)	2.87		5.13	(1.45)
TOTAL TAX EXPENSE	238.37	100.29	201.55		457.80	252.45
Profit/(loss) after tax for the period/year	459.32	234.89	452.79		1,041.51	509.32
OTHER COMPREHENSIVE INCOME (OCI)						
Other comprehensive income not to be reclassified to profit or loss in	(8.07)	3.16	(4.11)		(0.37)	7.26
Re-measurement gains / (losses) on employee defined benefit plans	2.04	(3.09)	1.04		0.09	(1.82)
Deferred tax credit	(6.03)	0.07	(3.08)		(0.28)	5.31
Other comprehensive income/(loss), net of tax for the period/year	453.29	234.96	449.72		1,041.23	7.75
Total comprehensive profit/(loss) for the period/year	(Not Annualised)	(Not Annualised)	(Not Annualised)		Annualised	Annualised
EARNINGS PER EQUITY SHARE						
Basic	2.26	1.15	2.21		5.11	2.21
Diluted	2.19	1.27	2.23		5.23	2.23



Aurobindo Realty & Infrastructure Private Limited

CIN: U45500TG2016PTC111433

Standalone Balance sheet as at March 31, 2023

(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

	As At March 31, 2023 Audited	As At March 31, 2022 Audited
ASSETS		
NON-CURRENT ASSETS		
Property, Plant and Equipment	2,914.94	1,709.16
Intangible Assets	1.00	1.59
Right-of-use assets	180.24	122.48
Capital work-in-progress	480.78	86.35
Financial Assets		
Investments in Subsidiaries, Associates and Joint ventures	14,919.53	12,863.69
Investments carried at FVTPL	0.01	-
Loans	3,301.94	2,122.62
Other financial assets	2,856.96	1,987.94
Other non-current assets	967.05	648.45
Total non-current assets	25,622.45	19,542.28
CURRENT ASSETS		
Inventories	418.40	603.55
Financial Assets		
Investments carried at FVTPL	1,061.27	-
Trade receivables	3,547.51	1,572.77
Cash and cash equivalents	535.35	624.53
Loans	718.15	2,136.76
Other financial assets	72.16	519.33
Current Tax Asset (Net)	11.10	168.32
Other current assets	750.66	446.62
Total current assets	7,114.60	6,071.88
TOTAL ASSETS	32,737.05	25,614.15
EQUITY AND LIABILITIES		
Equity		
Equity share capital	2,036.40	2,036.40
Other equity	9,373.15	7,739.17
Total equity	11,409.55	9,775.57
NON-CURRENT LIABILITIES		
Financial Liabilities		
Borrowings	8,361.24	9,423.97
Lease liabilities	123.93	98.71
Other Financial Liabilities	58.79	-
Deferred Tax Liability (Net)	34.30	29.27
Provisions	54.23	36.53
Total non-current liabilities	8,632.49	9,588.48
CURRENT LIABILITIES		
Financial Liabilities		
Borrowings	10,228.34	4,688.28
Trade Payables		
Total outstanding dues of micro enterprises and small enterprises and	244.70	121.31
Total outstanding dues of creditors other than micro enterprises and small enterprises	1,302.85	655.28
Other Financial Liabilities	20.96	-
Lease liabilities	62.77	26.88
Other current liabilities	828.84	756.77
Provisions	6.55	1.59
Total current liabilities	12,695.01	6,250.11
TOTAL EQUITY AND LIABILITIES	32,737.05	25,614.15



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CIN: U45500TG2016PTC111433

Standalone Cash flow statements for the year ended 31 March 2023

(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

Particulars	As at March 31, 2023 Audited	As at March 31, 2022 Audited
CASH FLOW FROM OPERATING ACTIVITIES		
Net Profit before tax	1,648.12	824.55
<i>Adjustments to reconcile profit before tax to net cash flows:</i>		
Depreciation and Amortisation	418.98	201.91
Fair value on financial Liabilities	25.95	50.28
Finance Cost on Borrowings	1,335.13	1,568.46
Interest income on Loans	(439.21)	(694.47)
Interest Income on Debentures	(1,232.10)	(1,070.64)
Dividend received	(377.14)	-
Loss on sale of asset	2.21	-
Share of loss from AOP/LLP	35.36	-
Loss/(Profit) on sale of investment	(34.79)	42.79
Operating Profit before Working Capital Changes	1,382.51	922.88
Movements in working capital:		
Decrease/(increase) in trade receivables	(1,974.68)	(1,064.75)
Decrease/(Increase) in inventories	185.16	(289.89)
Decrease/(Increase) in loans and advances and other financial assets	(6.90)	(552.16)
Decrease/(Increase) in other current assets	143.12	(170.37)
Decrease/(Increase) in provision for retirement Benefits	22.28	18.84
Increase/(decrease) in trade payables	770.97	(228.14)
Increase/(decrease) in other current liabilities & other financial liabilities	42.82	(147.37)
Cash Generated from Operations	565.28	(1,510.96)
Direct taxes paid (net of refunds)	(295.45)	(253.90)
Net Cash flow from Operating Activities (A)	269.83	(1,764.88)
CASH FLOW USED IN INVESTING ACTIVITIES		
Purchase of property, plant and equipment including movement in capital work-in- progress, capital advances and capital creditors	(2,280.97)	(1,175.59)
Purchase of non- current investments in Equity Shares	(54.51)	(13.24)
Proceeds from redemption of optionally convertible debentures	2,194.72	4,895.00
Purchase of non- current investments in Debentures	-	(750.00)
Purchase of mutual funds	(1,061.27)	-
Proceeds from sale of mutual funds	34.79	-
Intercompany loans given	-	(1,117.25)
Loans made to subsidiaries/Jointly Controlled Entities	(6,463.75)	(12,559.81)
Loans repaid by subsidiaries/Jointly Controlled Entities	3,720.23	18,332.25
Dividend received	377.14	-
Increase in Non Current bank balances	(846.97)	(314.44)
Interest received	355.82	1,392.72
Net Cash Flow Used in Investing Activities (B)	(4,024.77)	8,689.64
CASH FLOW USED IN FINANCING ACTIVITIES		
Proceeds from issue of Compulsory Convertible Debentures	1,309.78	1,438.00
Repayment of Non convertible debentures	(4,224.00)	-
Payment of Lease Liability (Net)	(51.98)	(35.15)
Proceeds from long term borrowings	4,540.16	784.80
Repayment of long term borrowings	(1,083.20)	(5,724.28)
Proceeds from current loan from directors	187.50	2,211.00
Repayment of current loan from directors	(265.40)	(2,171.80)
Proceeds from current borrowings from banks /FI/Intercompany loans (net)	4,549.20	(2,011.68)
Interest paid	(1,296.30)	(868.67)
Net Cash Flow From/(Used in) Financing Activities (C)	3,665.76	(6,377.78)
Net Increase in Cash and Cash Equivalents (A+B+C)	(89.18)	546.98
Cash and Cash Equivalents at the beginning of the year	624.53	77.55
Cash and Cash Equivalents at the end of the year	535.35	624.53



Notes to Standalone financial statements of Aurobindo Realty & Infrastructure Private Limited :

1. The financial results for the quarter and year ended 31 March 2023 of the Company have been reviewed and approved by the Board of Directors in their meeting held on 30th May 2023. The results have been audited by the Statutory Auditors of the Company.
2. The Principal Business of the Company is primarily in the business of providing engineering, Procurement and Construction services (EPC) into realty and infrastructure, Mining, Ports, Industrial Parks and irrigation activities and also, the Operations of the Company span into all aspects of mining, real estate development, from the identification and acquisition of land, to planning, execution, construction and marketing of projects.
3. Tax expenses includes current tax and deferred tax charge.
4. The figures of the last quarter are the balancing figures between audited figures in respect of full financial year upto March 31, 2023 / March 31, 2022 and the unaudited published year-to-date figures upto December 31, 2022 / December 31, 2021 being the date of the end of the third quarter of financial year respectively which were subjected to limited review.
5. The standalone financial results of the Company have been prepared in accordance with the Indian Accounting Standards ("Ind AS") notified under Section 133 of the Companies Act, 2013 read together with Rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 (as amended from time to time) and in terms of Regulation 52 of the Securities Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("Listing Regulations") along with relevant circulars.
6. Exceptional item of Rs 148.80 million for the quarter and the year ended March 31, 2023 represents impairment of investments relating to subsidiaries.



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CIN: U45500TG2018PTC111433
Notes to Financial Results for the quarter and year ended March 31, 2023

7. Additional Disclosure as per Regulation 52 (of Securities Exchange Board of India (Listing obligation and Disclosure Requirements) Regulations 2015)

SI No.	Particulars	Quarter ended			Year ended	
		March 31, 2023 Audited	December 31, 2022 Unaudited	March 31, 2022 Audited	March 31, 2023 Audited	March 31, 2022 Audited
a	Debt - Equity ratio (in times) Formula used for the computation of debt equity ratio = Non current borrowings - current borrowings / Net Worth	1.49	1.35	1.28	1.49	1.28
b	Debt service coverage ratio (DSCR) (in times) Formula used for the computation of DSCR = Profit Before Finance cost, tax and Depreciation / Finance cost + Principal Payment of long term debt during the period	0.49	1.00	0.16	0.56	0.13
c	Interest service coverage ratio (ISCR) (in times) Formula used for the computation of ISCR = Profit Before Finance cost, tax and Depreciation / Finance cost	32.51	12.08	33.95	17.38	3.22
d	Outstanding Redeemable Preference shares (Quantity and Value)					
e	Capital Redemption Reserve / Debenture Redemption Reserve	507.86	675.00	900.00	507.86	900.00
f	Net worth (INR in millions)	11,409.55	10,363.49	9,776.00	11,409.55	9,775.56
g	Net Profit/(Loss) after tax (INR in millions)	459.32	234.89	452.79	1,041.51	509.32
h	Earnings per Equity Shares (Face Value per share Rs. 10/- each)					
	a) Basic (in Rs.) (not annualised)	2.26	1.15	2.21	5.11	2.53
	a) Diluted (in Rs.) (not annualised)	2.19	1.27	2.23	5.23	2.55
i	Current Ratio (in times)	2.88	3.53	1.08	2.88	1.08
j	Formula used for the computation of current ratio = Current Assets / Current Liabilities excluding Short-term borrowings					
	Long term Debt to Working Capital (in times)	1.80	2.67	23.21	1.80	23.21
	Formula used for computation of long term debt to working capital = long term borrowings + current maturities of long term borrowings / Net working Capital					
k	Bad Debts to Accounts Receivable Ratio (in %)	0.00%	0.00%	0.03%	0.00%	0.04%
	Formula used for computation of Bad debts to Accounts Receivable ratio = Bad debts / Average Trade Receivable					
l	Current Liability Ratio (%)	59.52%	40.55%	39.53%	59.52%	39.53%
	Formula used for the computation of current liability ratio = Current liabilities / Total Assets					
m	Total Debts to Total Assets (in %)	57.35%	55.01%	52.41%	57.35%	52.41%
	Formula used for the computation of Total Debts to Total Assets = Debt securities issued + subordinate liabilities + other borrowings / Total Assets					
n	Debtors Turnover (in times)	4.27	1.71	1.34	4.27	4.85
	Formula used for the computation of Debtors Turnover = Revenue from operations / Average Trade Receivable					
o	Inventory Turnover (in times)	21.38	3.47	2.94	21.38	11.00
	Formula used for the computation of Inventory Turnover = Revenue from operations / Average Inventory					
p	Operating Margin (in %)	10.15%	12.50%	29.43%	11.20%	13.76%
	Formula used for the computation of Operating Margin = Profit before Depreciation, Finance Cost, (Gain)/Loss on fair valuation of derivative contracts, Tax and Exceptional items (less) other income/revenue from operations					
q	Net Profit/(Loss) margin (in %)	9.40%	7.78%	24.43%	9.53%	10.10%
	Formula used for computation Net Profit/(loss) margin = Profit/(loss) after tax/revenue from operations					
r	Sector specific equivalent ratios, as applicable.	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

As the company has not issued any redeemable preference shares during the period/year. This clause is not applicable



By Order of the Board
P. Mohan Babu
Director
DIN: 02624136

Place: Hyderabad
Date: 30 May 2023



Independent Auditor's Report on the Quarterly and Year to Date Audited Standalone Financial Results of Aurobindo Realty & Infrastructure Private Limited Pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirement) Regulations, 2015, as amended

To
The Board of Directors of
Aurobindo Realty & Infrastructure Private Limited

Report on the audit of the Standalone Annual Financial Results

Opinion

We have audited the accompanying statement of "Audited" standalone financial results of Aurobindo Realty & Infrastructure Private Limited ("the Company") for the quarter and for the year ended 31st March 2023 ("Statement") attached herewith, being submitted by the company pursuant to the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us the statements:

- i. are presented in accordance with the requirements of Regulation 52 of the Listing Regulations in this regard; and
- ii. give a true and fair view in conformity with the recognition and measurement principles laid down in the applicable Indian accounting standards and other accounting principles generally accepted in India of the net profit and other comprehensive income and other financial information of the Company for the quarter and for the year ended 31st March 2023.

Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs) specified under section 143(10) of the Companies Act, 2013, as amended (the Act). Our responsibilities under those Standards are further described in the Auditor's Responsibilities for the Audit of the Standalone Financial Results 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 results under the provisions of the Companies Act, 2013 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 obtained by us is sufficient and appropriate to provide a basis for our opinion on the Standalone Financial Results.



Management's Responsibilities for the Standalone Financial Results

These quarterly financial results as well as the year to date standalone financial results have been prepared on the basis of the annual financial statements. The Company's Board of Directors are responsible for the preparation of these financial results that give a true and fair view of the net profit/loss and other comprehensive income and other financial information in accordance with the recognition and measurement principles laid down in Indian Accounting Standards prescribed under Section 133 of the Act read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 52 of the Listing Regulations. 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 standalone financial results that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the standalone financial results, the 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 are also responsible for overseeing the Company's financial reporting process.

Auditor's Responsibilities for the Audit of the Standalone Financial Results

Our objectives are to obtain reasonable assurance about whether the standalone financial results 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 standalone financial results.



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 standalone financial results, 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 through a separate report on the complete set of financial statements 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 Board of Directors.
- Conclude on the appropriateness of the Board of Directors' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the appropriateness of these assumptions. 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 results 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 standalone financial results, including the disclosures, and whether the financial results 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.



Other Matters

The Statement includes the results for the quarter ended 31st March 2023, being the balancing figures between audited figures in respect of full financial year and the published unaudited year to date figures up to the third quarter of the current financial year which were subject to limited review by us.

Our opinion is not modified in respect of this matter.

For K NAGARAJU & ASSOCIATES

Chartered Accountants

Firm Regn. No. 002270S



K. NAGARAJU

Partner

Membership No. 024344

Place: Hyderabad

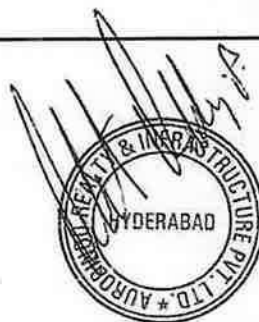
Date: 30th May 2023

UDIN: 23024344BGVAQD4320

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CIN: U45500TG2016PTC111433

Consolidated Statement of Profit and Loss for the year ended March 31, 2023
(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

		Year ended March 31, 2023 Audited	Year ended March 31, 2022 Audited
Income	Revenue from operations	16,146.63	8,662.51
	Other income	822.88	680.11
	TOTAL INCOME	16,969.51	9,342.62
Expenses	Cost of raw material and components consumed	4,375.23	3,026.81
	Manufacturing, construction and operating expenses	9,326.00	2,960.04
	(Increase)/Decrease in Construction Work in Progress	(2,453.83)	(1,189.68)
	Employee benefit expenses	1,137.19	734.13
	Other expenses	572.03	360.54
	TOTAL EXPENSES	12,956.62	5,891.84
Earning before interest, tax, depreciation and amortization (EBITDA)		4,012.89	3,450.78
	Finance costs	1,216.21	849.45
	Impairment loss on investment property	-	1,127.62
	Depreciation and Amortization expenses	436.43	212.87
Profit for the year before share of profit/(loss) of associates and joint venture		2,360.25	1,260.84
Share of profit/(loss) from Jointly controlled Entities and associates(Net)		831.41	666.14
Less:Exceptional Items		(260.85)	(14.75)
Profit/(loss) before tax after exceptional items for the period/year		2,930.81	1,912.23
TAX EXPENSE	Current tax	774.05	444.90
	Current tax expense - Prior years	19.35	-
	Deferred tax	(206.34)	0.61
	TOTAL TAX EXPENSE	587.06	445.51
Profit/(loss) after tax for the period/year		2,343.75	1,466.72
OTHER COMPREHENSIVE INCOME (OCI)			
Other comprehensive income not to be reclassified to profit or loss in subsequent periods:			
	Re-measurement gains / (losses) on employee defined benefit plans	2.10	4.58
	Deferred tax credit	(0.53)	(2.15)
	Share of profit/(loss) from Jointly controlled Entities and associates(Net)	(0.85)	-
Other comprehensive income, net of tax for the period/year		0.72	2.43
Total comprehensive profit/(loss) for the period/year		2,344.47	1,469.15
OUT OF THE TOTAL COMPREHENSIVE INCOME ABOVE,			
Profit for the year attributable to:			
	Owners of the Company	2,370.62	1,487.67
	Non-controlling interests	(26.87)	(20.95)
Other comprehensive income attributable to:			
	Owners of the Company	0.72	2.43
	Non-controlling interests	-	-
EARNINGS PER EQUITY SHARE			
	Basic	(Rs.) 11.64	7.34
	Diluted	(Rs.) 11.58	7.32

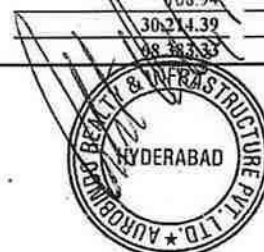


Aurobindo Realty & Infrastructure Private Limited
Registered Office : Plot No :1 , Sy.No.83/1, Galaxy Towers , 21st Floor, Wing A ,
Knowledge City , Raidurgam, Hyderabad-500081, Telangana
Telephone No : +91 40 4670 4600 , Email ID: Info@auinf.com
CIN:U45500TG2016PTC111433

Consolidated Statement of Balance Sheet as at March 31, 2023

(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

	As At Mar 31, 2023 Audited	As At March 31, 2022 Audited
ASSETS		
NON- CURRENT ASSETS		
Property, Plant and Equipment	7,455.17	6,396.82
Capital work-in-progress	3,171.30	2,479.80
Investment Property	119.89	124.24
Investment Property under Construction	18,191.89	16,361.42
Right-of-use assets	180.24	122.48
Goodwill	23.13	283.98
Other Intangible Assets	42.04	43.51
Financial Assets		
Investments	8,003.95	8,959.80
Loans	3,447.78	2,316.55
Other financial assets	4,476.63	2,731.42
Deferred Tax Asset (Net)	173.48	-
Non Current tax assets	51.81	51.81
Other non-current assets	1,437.52	2,351.00
Total non-current assets	46,774.83	42,222.83
CURRENT ASSETS		
Inventories	10,576.77	7,957.36
Financial Assets		
Investments carried at FVTPL	1,329.56	-
Trade receivables	1,985.32	1,849.11
Cash and cash equivalents	1,173.59	1,597.21
Loans	3,984.87	3,238.53
Other financial assets	158.19	604.53
Current tax asset (Net)	93.39	168.32
Other current assets	1,879.61	1,423.80
Assets held for sale	427.20	516.30
Total current assets	21,608.50	17,355.16
TOTAL ASSETS	68,383.33	59,577.99
EQUITY AND LIABILITIES		
Equity		
Equity share capital	2,036.40	2,036.40
Other equity	17,044.76	14,080.71
Equity Attributable to Owners of the Company	19,081.16	16,117.11
Non controlling interest	975.06	1,001.93
Total Equity	20,056.22	17,119.04
NON-CURRENT LIABILITIES		
Financial Liabilities		
Borrowings	17,279.92	23,402.10
Other financial liabilities	626.24	784.13
Lease liabilities	123.93	98.71
Deferred tax liability (Net)	-	32.33
Provisions	62.11	42.94
Other non current liabilities	20.52	19.03
Total non-current liabilities	18,112.72	24,379.24
CURRENT LIABILITIES		
Financial Liabilities		
Borrowings	14,862.37	9,050.84
Trade payables		
Total outstanding dues of micro enterprises and small enterprises and	244.70	121.31
Total outstanding dues of creditors other than micro enterprises and small enterprises	1,620.88	776.34
Other financial liabilities	550.13	566.67
Lease liabilities	62.77	26.88
Other current liabilities	12,756.77	7,427.40
Provisions	7.83	2.04
Current tax liabilities	108.94	108.23
Total current liabilities	30,214.39	18,079.71
TOTAL EQUITY AND LIABILITIES	68,383.33	59,577.99



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Consolidated Statement of Cash Flow as at March 31, 2023

(All amounts are in Indian Rupees in Millions except shares data and unless otherwise stated)

	As at 31 March, 2023 Audited	As at 31 March, 2022 Audited
CASH FLOW FROM OPERATING ACTIVITIES		
Net Profit before tax	2,930.81	1,912.23
Adjustments to reconcile profit before tax to net cash flows		
Depreciation and amortisation expense	436.43	212.87
Share of (Profit)/Loss from Jointly Controlled entities (Net)	(831.41)	662.47
Finance Cost on Borrowings	2,077.83	1,839.80
Interest on fair value on financial Liabilities	19.80	2.32
Interest income	(600.70)	(495.41)
Provision for doubtful debts	50.01	-
Impairment of goodwill	260.85	-
Loss/(Profit) on sale of property, plant and equipment (net) and intangibles under development	(126.25)	(6.37)
Operating Profit before Working Capital Changes	4,217.37	4,127.91
Movements in working capital:		
Decrease/(increase) in trade receivables	(186.22)	(1,397.94)
Decrease/(Increase) in inventories	(2,619.41)	(1,145.86)
Decrease/(Increase) in loans and advances and other financial assets	(721.69)	2,941.04
Decrease/(Increase) in other current/non current assets	879.29	2,526.16
Decrease/(Increase) in Retirement Benefits	25.68	13.75
Increase/(decrease) in trade payables	6,297.30	(172.37)
Increase/(decrease) in other current liabilities & other financial liabilities:	(228.03)	648.95
Cash Generated from Operations	7,664.29	7,541.64
Direct taxes paid (net of refunds)	(708.81)	(342.76)
Net Cash flow from Operating Activities (A)	6,955.48	7,198.88
CASH FLOW USED IN INVESTING ACTIVITIES		
Purchase of property, plant and equipment, including movement in capital work- in-progress, capital advances and capital creditors, Investment Property and Investment property under construction	(4,233.01)	(11,705.81)
Proceeds from sale of property, plant and equipment	128.46	8.04
Acquisition of Subsidiaries/Joint venture	(3.25)	245.60
Purchase of non- current investments in Equity share capital	(40.00)	(34.23)
Proceeds from redemption of debentures	2,083.57	-
Purchase of non- current investments in Debentures	-	(750.00)
Dividend income	377.14	-
Purchase of mutual funds	(1,329.56)	-
Proceeds from sale of investments	-	1,091.00
Loans made to other corporates and Joint Ventures	-	(8,817.78)
Loans repaid by other corporates	(1,741.08)	4,361.21
Bank balances not considered as cash and cash equivalents (net)	(999.83)	(968.32)
Interest received	242.97	92.26
Net Cash Flow Used in Investing Activities (B)	(5,514.59)	(16,478.03)
CASH FLOW USED IN FINANCING ACTIVITIES		
Proceeds from issuance of Compulsory convertible debentures	1,309.78	1,438.00
Repayment of Non convertible debentures	(4,224.00)	-
Repayment of Lease Liabilities (Net)	(51.98)	(35.51)
Proceeds from long term borrowings	3,849.86	20,845.63
Repayment of long term borrowings	(6,485.22)	(7,830.83)
Proceeds from current loan from directors	187.50	2,211.00
Repayment of current loan from directors	(265.00)	(2,171.80)
Proceeds from Working capital Loan & current borrowings (net)	5,483.49	(2,209.44)
Interest paid	(1,668.94)	(1,638.26)
Net Cash Flow From/(Used in) Financing Activities (C)	(1,864.51)	10,000.80
Net Increase in Cash and Cash Equivalents (A+B+C)	(423.62)	329.65
Cash and Cash Equivalents at the beginning of the year	1,597.21	267.57
Cash and Cash Equivalents at the end of the year	1,173.59	597.22



Notes to Consolidated financial statements of Aurobindo Realty & Infrastructure Private Limited :

1. The consolidated financial results of Aurobindo Realty & Infrastructure Private Limited ("the Parent Company" or 'the Company') for the year ended 31 March 2023 have been reviewed and approved by the Board of Directors in their respective meetings held on 30th May 2023. The statutory auditors have carried out an audit of the consolidated financial results of the Parent company for the year ended 31 March 2023.
2. The Parent Company along with its subsidiaries, joint ventures and associates collectively referred to as "the Group". The principal business of the Group is primarily in the business of providing engineering, Procurement and Construction services (EPC) into realty and infrastructure, Mining, Ports, Industrial Parks and irrigation activities and also, the Operations of the Company span into all aspects of mining, real estate development, from the identification and acquisition of land, to planning, execution, construction and marketing of projects.
3. The consolidated financial results of the Parent Company have been prepared in accordance with the Indian Accounting Standards ("Ind AS") modified under Section 133 of the Companies Act, 2013 read together with Rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 (as amended from time to time) and in terms of Regulation 52 of the Securities Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("Listing Regulations") along with relevant circulars.
4. The Parent company prepares the consolidated financial results on annual basis.
5. As per Ind AS 108 'Operating Segment, the Company has reported Segment Information for below segments
 - a. Engineering, Procurement and Construction services (EPC)
 - b. Real estate development activities.
6. Exceptional item of Rs 260.85 million for the year ended March 31, 2023 represents impairment of goodwill relating to subsidiaries.



Aurobindo Realty & Infrastructure Private Limited
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Notes to consolidated Financial Results for the year ended March 31, 2023

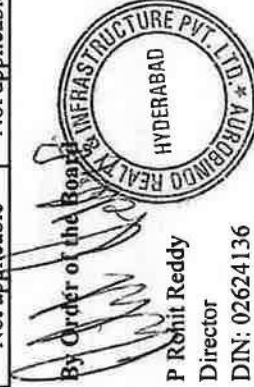
SI No. Particulars		Year ended	
		March 31, 2023 Audited	March 31, 2022 Audited
a	Debt -Equity ratio (in times) Formula used for the computation of debt equity ratio=Non current borrowings+current borrowings/Net Worth	1.55	1.79
b	Debt service coverage ratio (DSCR) (in times)	0.42	0.24
c	Interest service Coverage ratio (ISCR) (In times) Formula used for the computation of DSCR =Profit Before Finance cost ,tax and Depreciation/(Finance cost + Principal Payment of long term debt during the period)	2.78	2.72
d	Outstanding Redeemable Preference shares(Quantity and Value)	As the company has not issued any redeemable preference shares during the period/year. This clause is not applicable	
e	Capital-Redemption-Reserve/Debtenture Redemption Reserve	507.85	900.00
f	Net worth (INR in millions)	19,081.16	16,117.11
g	Net Profit/(Loss) after tax (INR in millions)	2,343.75	1,466.72
h	Earnings per Equity Shares (Face Value per share Rs. 10/- each)		
	a) Basic (in Rs.) (not annualised)	11.64	7.34
	a) Diluted (in Rs.) (not annualised)	11.58	7.32
i	Current Ratio (in times)	1.41	1.64
j	Formula used for the computation of current ratio = Current Assets/ Current Liabilities excluding Short- term borrowings Long term Debt to Working Capital (in times)	4.06	4.99

7. Additional Disclosure as per Regulation 52 (4) of Security Exchange Board of India (Listing obligation and Disclosure Requirements) Regulations 2015

[Handwritten Signature]




	Formula used for computation of long term debt to working capital = long term borrowings+ current maturities of long term borrowings/Net working Capital		
k	Bad Debts to Accounts Receivable Ratio (in %)	0.00%	2.95%
	Formula used for computation of Bad debts to Accounts Receivable ratio = Bad Debts/Average Trade Receivable		
l	Current Liability Ratio (%)	31.77%	21.99%
	Formula used for the computation for current liability ratio = Current liabilities/total liabilities		
m	Total Debts to Total Assets (in %)	47.28%	53.12%
	Formula used for the computation of Total Debts to Total Assets = Debt securities issued+subordinate liabilities+other borrowings/Total Assets		
n	Debtors Turnover (in times)	8.42	7.53
	Formula used for the computation of Debtors Turnover = Revenue from operations/Average Trade Receivable	annualised	
o	Inventory Turnover (in times)	1.74	1.17
	Formula used for the computation of Inventory Turnover = Revenue from operations/Average Inventory	annualised	
p	Operating Margin (in %)	19.76%	20.14%
	Formula used for the computation of Operating Margin = Profit before Depreciation, Finance Cost, (Gain)/Loss on fair valuation of derivative contracts, Tax and Exceptional items (less) other income/revenue from operations		
q	Net Profit/(Loss) margin (in %)	14.52%	16.93%
	Formula used for computation Net Profit/(loss) margin =Profit/(loss) after tax/revenue from operations		
r	Sector specific equivalent ratios, as applicable.	Not applicable	Not applicable



By Order of the Board
P Rohit Reddy
Director
DIN: 02624136

Place: Hyderabad
Date: 30th May 2023



Independent Auditor's Report on Audit of Annual Consolidated Financial Results of Aurobindo Realty & Infrastructure Private Limited Pursuant to the Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended

To
The Board of Directors of
Aurobindo Realty & Infrastructure Private Limited

Report on the audit of the Consolidated Annual Financial Results

Opinion

We have audited the accompanying Statement of Consolidated Financial Results of **Aurobindo Realty & Infrastructure Private Limited** ("the Parent") and its subsidiary (the Parent and its subsidiary together referred as "the Group") and its share of the net profit after tax and total comprehensive income of its associates and joint ventures for the year ended 31st March 2023 ("The Statement"), being submitted by the parent pursuant to the requirement of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended ("the Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us, and based on the consideration of the reports of the other auditors on separate audited financial statements of subsidiaries, associates and joint ventures referred to in Other Matters section below, the consolidated financial results for the year ended 31st March 2023:

(i) includes the annual results of the following entities:

Parent:

Aurobindo Realty & Infrastructure Private Limited



Subsidiaries, Associates & Joint Ventures:

SI NO	Name of the Entity	Relationship
1	Auro Realty Private Limited	Subsidiary
2	Zoylo Digihealth Private Limited	Subsidiary
3	Bombay Badminton Private Limited	Subsidiary
4	Sportz & Live Entertainment Private Limited	Subsidiary
5	Auro JSR Infra Private Limited	Subsidiary
6	Auro Coal Private Limited	Subsidiary
7	Auro Natural Resources Private Limited	Subsidiary
8	Annavaram Infra Ventures Private Limited	Subsidiary
9	Auro Ports Private Limited	Subsidiary
10	Auro Industrial Parks Private Limited	Subsidiary
11	Kakinada SEZ Limited	Subsidiary
12	Auro Land Ventures Private Limited	Subsidiary
13	Kakinada Gateway Port Limited	Step down Subsidiary
14	Sportz & Live Sports Training Foundation	Step down Subsidiary
15	ALV Shamshabad Private Limited	Step down Subsidiary
16	Squarespace developers LLP	Step down Subsidiary
17	AAH Abheri Agro Farms	Step down Subsidiary
18	Raidurgam Developers Limited	Joint venture
19	Trident & Auro Mining LLP	Joint venture
20	Trident Auro Consortium	Joint venture
21	JSR ECR Road Project Private Limited	Joint venture
22	Aurobindo Tattva Township Developers LLP	Joint venture
23	Aurobindo Tattva Sreehills LLP	Joint venture
24	Assure Estates Developers LLP (w.e.f. Dec 20 th , 2022)	Joint venture
25	JSRIDPL-ARIPL JV	Joint venture
26	NECL-ARIPL JV	Joint venture
27	Kakinada Seaports Limited	Associate
28	Indosol Solar Private Limited (upto 23rd Feb 2023)	Associate



(ii) are presented in accordance with the requirements of Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended; and

(iii) gives a true and fair view in conformity with the recognition and measurement principles laid down in the Indian Accounting Standards and other accounting principles generally accepted in India of the consolidated net profit and consolidated total comprehensive income and other financial information of the Group for the year ended 31st March 2023.

Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs) specified under section 143(10) of the Companies Act, 2013, as amended (the Act). Our responsibilities under those Standards are further described in the Auditor's Responsibilities for the Audit of the Consolidated Financial Results section of our report. We are independent of the Group 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 Companies Act, 2013 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 obtained by us and other auditors in terms of their reports referred to in "Other Matters" paragraph below, is sufficient and appropriate to provide a basis for our audit opinion.

Management's Responsibilities for the Statement

These consolidated annual financial results have been prepared on the basis of the consolidated annual financial statements.

The Holding Company's Management and the Board of Directors are responsible for the preparation and presentation of these consolidated annual financial results that give a true and fair view of the consolidated net profit/ loss and other comprehensive income and other financial information of the Group including its associates and joint ventures in accordance with the recognition and measurement principles laid down in Indian Accounting Standards prescribed under Section 133 of the Act and other accounting principles generally accepted in India and in compliance with Regulation 52 of the Listing Regulations. The respective Management and Board of Directors of the companies included in the Group and of its associates and joint ventures are responsible for maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of each 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 the design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring accuracy and



completeness of the accounting records, relevant to the preparation and presentation of the consolidated annual financial results that give a true and fair view and are free from material misstatement, whether due to fraud or error, which have been used for the purpose of preparation of the consolidated annual financial results by the Management and the Board of Directors of the Holding Company, as aforesaid.

In preparing the consolidated annual financial results, the respective Management and the Board of Directors of the companies included in the Group and of its associates and joint ventures are responsible for assessing the ability of each company to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the respective Board of Directors either intends to liquidate the company or to cease operations, or has no realistic alternative but to do so.

The respective Board of Directors of the companies included in the Group and the respective Board of Directors and of its associates and joint ventures is responsible for overseeing the financial reporting process of each company.

Auditor's Responsibilities for the Audit of the Consolidated Financial Results

Our objectives are to obtain reasonable assurance about whether the consolidated financial results for the year ended 31st March, 2023 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 the consolidated financial results.

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 consolidated annual financial results, 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 through a separate report on the complete set of financial statements 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 Board of Directors.
- Conclude on the appropriateness of the Board of Directors' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the ability of the Group 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 consolidated financial results 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 Group and its associates and Joint Ventures to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the consolidated financial results, including the disclosures, and whether the consolidated financial results represent the underlying transactions and events in a manner that achieves fair presentation.
- Obtain sufficient appropriate audit evidence regarding the financial results/financial information of the entities within the Group and its associates and joint ventures to express an opinion on the consolidated Financial Results. We are responsible for the direction, supervision and performance of the audit of financial information of such entities included in the consolidated financial results of which we are the independent auditors. For the other entities included in the consolidated Financial Results, which have been audited by other auditors, such other auditors remain responsible for the direction, supervision and performance of the audits carried out by them. We remain solely responsible for our audit opinion.



We communicate with those charged with governance of the Holding Company and such other entities included in the consolidated financial results of which we are the independent auditors 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.

Other Matters

The consolidated annual financial results include the audited financial results of three subsidiaries, whose financial statements/financial information reflect total assets (before consolidation adjustments) of Rs.24,237.88 millions as at 31st Mar 2023, total revenue (before consolidation adjustments) of Rs.10,446.05 millions and total net profit/(loss) after tax (before consolidation adjustments) of Rs.617.53 millions and net cash outflows (before consolidation adjustments) of Rs. 308.74 millions of the year ended on that date, as considered in the consolidated annual financial results, which have been audited by their respective independent auditors. The consolidated annual financial results also include the Group's share of total net profit after tax (before consolidation adjustments) of Rs. 859.90 millions for the year ended 31st Mar 2023, as considered in the consolidated annual financial results, in respect of 1 joint ventures and 1 associates, whose financial statements/ financial information have been audited by their respective independent auditor.

These financial statements have been audited by other auditors whose reports have been furnished to us by the Management and our opinion on the statement, in so far as it relates to the amounts and disclosures included in respect of these subsidiaries, associates and joint ventures, is based solely on the reports of the other auditors and the procedures performed by us as stated under Auditor's Responsibilities for the Audit of the consolidated financial results section above.



(Continued)

Our report on the statement is not modified in respect of the above matter with respect to our reliance on the work done and the reports of the other auditors.

For K NAGARAJU & ASSOCIATES
Chartered Accountants
Firm Regn. No. 002270S



K. NAGARAJU

Partner

Membership No. 024344

Place: Hyderabad

Date: 30th May 2023

UDIN: 23024344BGVAQC4266



The Board of Directors
Aurobindo Realty & Infrastructure Private Limited
21st Floor, Wing A, Galaxy
Plot No:1, Sy. NO:83/1, Hyderabad Knowledge City
Raidurg(Panmaktha), Hyderabad-500081

Independent Auditor's Certificate on Security Coverage of Aurobindo Realty & Infrastructure Private Limited pursuant to Regulation 54(3) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended) for listed non-convertible debt securities as at 31 March 2023

1. The Management of Aurobindo Realty & Infrastructure Private Limited (herein after referred as "the Company") has prepared and compiled the accompanying Statement on the Format of Security Cover as at 31 March 2023 (hereinafter referred as "the Statement"). We have been requested by the management of the Company to examine the details in Column H (Book Value of Assets not offered as security) of the Statement which have been prepared on the basis of unaudited books of account and other relevant records and documents maintained by the Company for the year ended 31 March 2023 its respect of outstanding 1,970 Unsecured, Listed, Redeemable, Non- convertible Debentures of a face Value of INR 1,000,000 each (herein after referred as "the NCD") issued on private placement in compliance with the Regulation 54(3) of the Securities and Exchange Board of India (SEBI) Listing Obligations And Disclosure Requirements Regulations, 2015 (as amended) (herein after referred as "the Regulations"). Since the securities issued are unsecured, there is no charge created on any of the assets for these securities.
2. The certificate is required by the Company for the onward submission to Bombay Stock Exchange Limited (BSE) in respect of the NCD.

Management's Responsibility

3. The preparation of the Statement is the responsibility of the management of the Company including the preparation and maintenance of all accounting and other relevant supporting records and documents. This responsibility includes the design, implementation, and maintenance of internal control relevant to the preparation and presentation of the Statement and applying an appropriate basis of preparation.
4. The Management of the Company is also responsible for ensuring that the Company complies with the requirements of the Regulations and for providing all relevant information to the Debenture Trustee, including amongst others, maintaining Security Coverage Ratio.

Auditor's Responsibility

5. Pursuant to the requirements of the Regulations, it is our responsibility to provide limited assurance on whether the book value as mentioned in column H of the Statement have been accurately extracted from the unaudited books of account and other relevant records and documents maintained by the Company as at 31 March 2023
6. The security cover ratio is not provided by the management since the NCD issued are unsecured. We



have obtained the debenture trust deed and noted that the securities issued by the Company are unsecured.

7. We have not performed any independent procedure other than the procedures mentioned above.
8. We conducted our examination of the Statement in accordance with the "Guidance Note on Reports or Certificates for Special Purposes (Revised 2016)" (referred as Guidance Note) issued by the Institute of Chartered Accountants of India ('ICAI'). The Guidance Note requires that we comply with the ethical requirements of the Code of Ethics issued by the ICAI.
9. We have complied with the relevant applicable requirements of the Standards on Quality Control (SQC) 1, Quality Control for Firms that Perform Audits and Reviews of Historical Financial information and Other Assurance and Related Services Engagements.


Opinion

10. Based on our examination of the unaudited books of account and according to the information and explanations provided to us by the management of the Company, nothing has come to our attention that causes us to believe that the book value as mentioned in Column H of the Statement, read with the notes therein, are not in agreement with the unaudited books of account and other relevant records and documents maintained by the Company as at 31 March 2023

Restriction on Use

11. This certificate has been issued at the request of the Company, solely for the purpose as set forth in the paragraph 2 of this certificate. It should not be used by any other person or for any other purpose. This certificate relates only to the Statement specified above and does not extend to any financial information of the Company or other information. Accordingly, we do not accept or assume any liability or any duty of care for any other purpose or to any other person to whom this certificate is shown or into whose hands it may come without our prior consent in writing. We have no responsibility to update this certificate for events and circumstances occurring after the date of this certificate.

For M/s. K. NAGARAJU & ASSOCIATES
Chartered Accountants
FRN No: 002270S


(K. Nagaraju)
Partner



Date: 30th May 2023
Place: Hyderabad

M. No :024344.
UDIN: 23024344BGVAQE8325

Aurobindo Realty & Infrastructure Private Limited
CIN: U45500TG2016PTC111433

Annexure-1 Format of Security Cover

Column A	Column B	Column C	Column D	Column E	Column F	Column G	Column H	Column I	Column J	Column K	Column L	Column M	Column N	Column O
		Exclusive Charge	Exclusive Charge	Part-Passu Charge	Part-Passu Charge	Part-Passu Charge	Assets not offered as security	Elimination (amount in negative)	Total (C to H)	Market Value for assets excluding Carrying/Book Value for assets where market value is not ascertainable or applicable	Carrying/Book Value for assets where market value is not ascertainable or applicable	Market Value for Part Passu Charge Assets	Carrying value/book value for part passu charge assets where market value is not ascertainable or applicable	
Particulars	Description of asset for which this certificate exists	Debit for which this certificate being issued	Other Secured Debt being used	Debit for which this certificate being used	Assets shared by part passu Debtor (includes debt for which this certificate issued & other debt with part passu charge)	Other Assets on which there is Part-Passu Charge (including items covered in column F)		debt amount considered more than once (due to exclusive debt part passu charge)						
		Book value	Book value	Yes/No	Book Value	Book Value								
Assets														
Property, Plant & Equipment														
Capital Work-in-Progress														
Right of Use of Assets														
Goodwill														
Intangible Assets														
Intangible Assets under Development														
Investments	Investment in related Parties						14,333.91		14,333.91					
	Loans and inter-corporate deposits to related parties & others						3,301.94		3,301.94					
Loans														
Inventories														
Trade Receivables														
Cash & Cash Equivalents														
Bank Balances other than Cash & Cash Equivalents														
Others	Refer note-1						2,305.57		2,305.57					
Total							19,941.42		19,941.42					
Liabilities														
Debt Securities to which this certificate pertains														
other Debt sharing part-passu charge with above debt														
Other Debt														
Subordinated Debt														
Borrowings	Loans and inter-corporate deposits to related parties						11,442.68		11,442.68					
Bank														
Debt Securities														
Others	Refer note-2						79.74		79.74					
Trade Payables														
Leave Liabilities														
Provisions	Provisions for employee benefits						60.78		60.78					
Others	Refer note-3						223.45		223.45					
Total							11,806.64		11,806.64					
Cover on Book Value							1.69		1.69					
Cover on Market Value														
Note-1	Investments carried at FVTPL, other Financial Assets, Other Non Current Assets & Current Tax asset													
Note-2	Other Financial Liabilities													
Note-3	Statutory Liabilities, CSR Payable, Advance from Customers													

For and on behalf of the Board of Directors of
Aurobindo Realty & Infrastructure Private Limited

P Rohit Reddy
Director
DIN: 02624136



Signed for Identification purpose Only

K. NAGARAJU & ASSOCIATES
Place: Hyderabad
Date: 30th May 2023