

**JHL/SJ/2025/68****November 10, 2025**

National Stock Exchange of India Limited Exchange Plaza, Bandra Kurla Complex, Bandra (East), Mumbai - 400 051	BSE Limited, Corporate Relationship Department Phiroze Jeejeebhoy Towers, Dalal Street, Fort, Mumbai - 400 001
<b>Symbol: JUNIPER</b>	<b>Scrip Code: 544129</b>

**Sub.: Outcome of Board Meeting****Ref.: Regulation 30 and 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended**

Dear Sir/ Madam,

This is to inform you that pursuant to Regulations 30 and 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Listing Regulations"), the Board of Directors of Juniper Hotels Limited (the "Company") at their meeting held on **Monday, November 10, 2025** (i.e., today), have inter alia considered and approved the following:

- Unaudited Standalone and Consolidated Financial Results for the quarter and half year ended September 30, 2025.

Accordingly, we are submitting herewith Unaudited Standalone and Consolidated Financial Results for the quarter and half year ended September 30, 2025, along with the Limited Review Report thereon issued by our Statutory Auditors, S R B C & CO LLP.

- Submission of the updated list of Senior Management Personnel ("SMP") of the Company, is set out below, for noting by the Stock Exchanges. However, Key Managerial Personnel ("KMP") as mentioned, remain unchanged:

<b>Sr. No.</b>	<b>Category</b>	<b>Name</b>	<b>Designation</b>
1.	SMP	Mr. Amit Saraf	President
2.	KMP	Mr. Tarun Jaitly	Chief Financial Officer
3.	SMP	Mr. P.J.Mammen	Chief Operating Officer
4.	KMP	Mr. Sandeep Joshi	Vice President – Finance & Accounts, Company Secretary, Compliance Officer
5.	SMP	Mr. Pankaj Jhunjunwala	Senior Vice President – Projects & Commercial
6.	SMP	Mr. Govind Shenoy	Vice President – Projects
7.	SMP	Ms. Nikita Das	Vice President – Corporate Communications and Marketing

The meeting of Board of Directors commenced at 10:30 a.m. and concluded at 02:40 p.m. This intimation is also being made available on the website of the Company at [www.juniperhotels.com](http://www.juniperhotels.com).

This is for your information, record, and appropriate dissemination.

Thanking You,

**For Juniper Hotels Limited****Sandeep L. Joshi**  
**Company Secretary and Compliance Officer**  
**Encl: a/a**

**Independent Auditor's Review Report on the Quarterly and Year to Date Unaudited Consolidated Financial Results of the Company pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended****Review Report to  
The Board of Directors  
Juniper Hotels Limited (formerly known as Juniper Hotels Private Limited)**

1. We have reviewed the accompanying Statement of Unaudited Consolidated Financial Results of Juniper Hotels Limited (the "Holding Company") and its subsidiaries (the Holding Company and its subsidiaries together referred to as "the Group") for the quarter ended September 30, 2025 and year to date from April 01, 2025 to September 30, 2025 (the "Statement") attached herewith, being submitted by the Holding Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").
2. The Holding Company's Management is responsible for the preparation of the Statement in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS 34) "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. The Statement has been approved by the Holding Company's Board of Directors. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. This Standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the Master Circular issued by the Securities and Exchange Board of India under Regulation 33(8) of the Listing Regulations, to the extent applicable.

4. The Statement includes the results of the following entities:

Nature of Relationship	Name
Subsidiaries	Chartered Hotels Private Limited
	Mahima Holding Private Limited
	Jenipro Hotels Private Limited



# **S R B C & C O L L P**

Chartered Accountants

5. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of other auditors referred to in paragraph 6 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with recognition and measurement principles laid down in the aforesaid Indian Accounting Standards ('Ind AS') specified under Section 133 of the Companies Act, 2013, as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.
6. The accompanying Statement includes the unaudited interim financial results and other unaudited financial information, in respect of three subsidiaries, whose unaudited interim financial results included total assets of Rs. 49,773.26 Lakhs as at September 30, 2025, total revenues of Rs 2,893.51 Lakhs and Rs. 5,977.21 Lakhs, total net loss after tax of Rs. 371.38 Lakhs and Rs. 272.84 Lakhs and total comprehensive loss of Rs. 368.42 Lakhs and Rs. 272.31 Lakhs for the quarter ended September 30, 2025 and for the six months period ended on that date respectively, and net cash inflows of Rs. 84.15 Lakhs for the period from April 01, 2025 to September 30, 2025 as considered in the Statement which have been reviewed by their respective independent auditors.

The independent auditor's reports on interim financial results of these entities have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures in respect of these subsidiaries is based solely on the report of such auditors and procedures performed by us as stated in paragraph 3 above.

Our conclusion on the Statement in respect of matters stated in para 6 is not modified with respect to our reliance on the work done and the reports of the other auditors.

**For S R B C & C O L L P**

Chartered Accountants

**ICAI Firm registration number: 324982E/E300003**

*Aruna*

**per Aruna Kumaraswamy**  
Partner

Membership No.: 219350

UDIN: 25219350BMMAFE4729

Place: Mumbai

Date: November 10, 2025



**Statement of Unaudited Consolidated Financial Results for the Quarter and Six Months Ended September 30, 2025**

(₹ In Lakhs, unless otherwise stated)

Sr. No.	Particulars	Quarter Ended			Six Months Ended		Year Ended
		Sep 30, 2025	June 30, 2025	Sep 30, 2024	Sep 30, 2025	Sep 30, 2024	Mar 31, 2025
		(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Unaudited)	(Audited)
	<b>Income</b>						
I	Revenue from operations	23,032.23	22,074.18	21,451.79	45,106.41	41,421.02	94,427.25
II	Other income	470.06	650.88	834.36	1,120.94	1,346.82	3,133.94
III	<b>Total Income (I + II)</b>	<b>23,502.29</b>	<b>22,725.06</b>	<b>22,286.15</b>	<b>46,227.35</b>	<b>42,767.84</b>	<b>97,561.19</b>
	<b>IV Expenses</b>						
	Food and beverages consumed	1,842.61	1,739.96	1,804.22	3,582.57	3,391.75	7,449.91
	Employee benefits expense	4,739.87	4,396.83	4,358.74	9,136.70	8,360.92	17,383.75
	Finance costs	3,027.78	2,241.13	2,577.90	5,268.91	5,402.13	10,858.95
	Depreciation and amortization expense	2,952.50	2,894.35	2,706.44	5,846.85	5,358.50	10,948.94
	Other expenses	8,187.57	7,952.65	8,845.96	16,140.22	16,952.67	35,920.71
	<b>Total expenses (IV)</b>	<b>20,750.33</b>	<b>19,224.92</b>	<b>20,293.26</b>	<b>39,975.25</b>	<b>39,465.97</b>	<b>82,562.26</b>
V	<b>Profit before exceptional items and tax (III - IV)</b>	<b>2,751.96</b>	<b>3,500.14</b>	<b>1,992.89</b>	<b>6,252.10</b>	<b>3,301.87</b>	<b>14,998.93</b>
VI	Exceptional Items - Loss (Refer note 4)	378.56	1,714.18	-	2092.74	-	-
VII	<b>Profit before tax (V - VI)</b>	<b>2,373.40</b>	<b>1,785.96</b>	<b>1,992.89</b>	<b>4,159.36</b>	<b>3,301.87</b>	<b>14,998.93</b>
VIII	<b>Tax expense</b>						
	Current tax	-	-	-	-	-	-
	Deferred tax charge (Refer Note 3)	692.37	885.78	4,775.27	1,578.15	4,917.71	7,870.08
	<b>Total tax expenses (VIII)</b>	<b>692.37</b>	<b>885.78</b>	<b>4,775.27</b>	<b>1,578.15</b>	<b>4,917.71</b>	<b>7,870.08</b>
IX	<b>Profit / (Loss) for the period / year (VII - VIII)</b>	<b>1,681.03</b>	<b>900.18</b>	<b>(2,782.38)</b>	<b>2,581.21</b>	<b>(1,615.84)</b>	<b>7,128.85</b>
X	<b>Other Comprehensive Income</b>						
	Items that are not to be reclassified to profit or loss in subsequent periods						
	(a) Remeasurement gain/(loss) on the defined benefit plans	(62.18)	(95.69)	50.13	(157.87)	37.58	14.48
	(b) Income tax effect on (a) above	15.65	24.09	(12.62)	39.74	(9.46)	(3.64)
	(c) Equity Instruments through Other Comprehensive Income	1.24	(0.44)	0.99	0.80	2.00	2.33
	(d) Income tax effect on (c) above	(0.14)	0.05	(0.11)	(0.09)	(0.23)	(0.27)
	<b>Other Comprehensive Income for the period / year, net of tax (X)</b>	<b>(45.43)</b>	<b>(71.99)</b>	<b>38.39</b>	<b>(117.42)</b>	<b>29.89</b>	<b>12.90</b>
XI	<b>Total Comprehensive Income for the period / year, net of tax (IX + X)</b>	<b>1,635.60</b>	<b>828.19</b>	<b>(2,743.99)</b>	<b>2,463.79</b>	<b>(1,585.95)</b>	<b>7,141.75</b>
	<b>Profit / (loss) for the period attributable to:</b>						
	- Owners of the Company	1,680.91	900.11	(2,782.43)	2,581.02	(1,615.92)	7,128.56
	- Non-controlling interests	0.12	0.07	0.05	0.19	0.08	0.29
	<b>Other comprehensive income for the period attributable to:</b>						
	- Owners of the Company	(45.45)	(71.98)	38.38	(117.43)	29.88	12.89
	- Non-controlling interests	0.02	(0.01)	0.01	0.01	0.01	0.01
	<b>Total comprehensive income for the period attributable to:</b>						
	- Owners of the Company	1,635.46	828.13	(2,744.05)	2,463.59	(1,586.04)	7,141.45
	- Non-controlling interests	0.14	0.06	0.06	0.20	0.09	0.30
	<b>Paid-up equity share capital (Face value ₹ 10/- per share)</b>	<b>22,250.24</b>	<b>22,250.24</b>	<b>22,250.24</b>	<b>22,250.24</b>	<b>22,250.24</b>	<b>22,250.24</b>
	<b>Other equity</b>						<b>2,50,419.64</b>
XII	<b>Earnings per equity share (Face Value of ₹ 10 per share)</b>						
	Basic and diluted (₹)	0.76	0.40	(1.25)	1.16	(0.73)	3.20
	* Not annualised						

**SIGNED FOR IDENTIFICATION BY**  
*AK*  
**S R B C & CO LLP**  
**MUMBAI**

*AK*



**Statement of Consolidated Assets and Liabilities**

Particulars	As at Sep 30, 2025 (Unaudited)	As at March 31, 2025 (Audited)
	(₹ in Lakhs)	(₹ in Lakhs)
<b>I ASSETS</b>		
<b>Non-Current Assets</b>		
Property, plant and equipment	2,95,966.66	2,99,671.69
Capital work-in-progress	28,265.08	25,627.35
Right-of-use assets	39,761.41	40,247.63
Goodwill	23,343.35	23,343.35
Other intangible assets	34.94	41.73
Financial assets		
- Investments	11.43	143.05
- Other financial assets	2,198.20	2,342.60
Income tax assets (net)	3,688.17	4,591.76
Deferred tax assets (net)	6,038.25	7,576.76
Other non-current assets	3,732.12	1,771.07
	<b>4,03,039.61</b>	<b>4,05,356.99</b>
<b>Current Assets</b>		
Inventories	877.88	1,001.69
Financial assets:		
- Investments	3,558.87	58.93
- Trade receivables	5,713.21	5,505.48
- Cash and cash equivalents	388.26	1,429.08
- Other balances with Banks	22.36	362.36
- Loans	900.00	900.00
- Other financial assets	18,520.07	23,220.09
Other current assets	3,508.61	1,846.30
	<b>33,489.26</b>	<b>34,323.93</b>
<b>Total Assets</b>	<b>4,36,528.87</b>	<b>4,39,680.92</b>
<b>II EQUITY AND LIABILITIES</b>		
<b>EQUITY</b>		
Equity share capital	22,250.24	22,250.24
Other equity	2,52,883.23	2,50,419.64
<b>Equity attributable to owners of the Parent</b>	<b>2,75,133.47</b>	<b>2,72,669.88</b>
Non-Controlling Interest	2.02	1.82
<b>Total Equity</b>	<b>2,75,135.49</b>	<b>2,72,671.70</b>
<b>LIABILITIES</b>		
<b>Non-Current Liabilities</b>		
Financial liabilities:		
- Borrowings	89,055.48	97,959.04
- Lease liabilities	42,740.14	41,896.43
- Other financial liabilities	1,585.42	1,538.22
Provisions	1,289.20	1,088.37
Deferred tax liabilities (net)	393.03	393.03
Other non-current liabilities	48.48	70.42
	<b>1,35,111.75</b>	<b>1,42,945.51</b>
<b>Current Liabilities</b>		
Financial liabilities:		
- Borrowings	5,449.89	4,108.46
- Lease liabilities	978.95	1,781.44
- Trade payables		
- Total outstanding dues of micro and small enterprises	976.85	1,299.57
- Total outstanding dues of creditors other than micro and small enterprises	7,388.85	8,178.07
- Other financial liabilities	3,268.99	3,270.19
Provisions	1,826.05	1,590.04
Other current liabilities	6,392.05	3,835.94
	<b>26,281.63</b>	<b>24,063.71</b>
<b>Total Liabilities</b>	<b>1,61,393.38</b>	<b>1,67,009.22</b>
<b>Total Equity and Liabilities</b>	<b>4,36,528.87</b>	<b>4,39,680.92</b>

**SIGNED FOR IDENTIFICATION  
BY**

AK

**S R B C & CO LLP  
MUMBAI**

Particulars	For the six months ended	For the six months ended
	Sep 30, 2025	Sep 30, 2024
	(Unaudited)	(Unaudited)
	(₹ in Lakhs)	(₹ in Lakhs)
<b>I. Cash flows from operating activities</b>		
Profit before tax	4,159.36	3,301.87
Adjustments for:		
Loss on account of fire incident / (Insurance proceeds) net (Refer note 4(a))	1,714.18	-
Depreciation and amortization expense	5,846.85	5,358.50
Finance Costs	5,268.91	5,402.13
Allowances for doubtful debts/advances	(14.75)	20.71
Dividend income	(0.03)	(0.07)
Interest income on deposits with banks	(737.02)	(807.55)
Interest income on financial assets measured at amortized cost	(98.28)	(48.03)
Interest income on Tax Refund	(156.37)	(93.18)
Gain on disposal of Property, plant and equipment (net)	5.86	(49.74)
Gain arising on financial asset measured at Fair Value through Profit and Loss (net)	(31.78)	(1.80)
Unclaimed credit balance written back	(49.44)	(0.81)
Unrealized foreign exchange gain (net)	4.27	1.89
<b>Operating cash flows before working capital changes</b>	<b>15,911.76</b>	<b>13,083.92</b>
<b>Changes in working capital</b>		
Adjustments for (increase) / decrease in operating assets:		
Inventories	123.81	71.24
Trade receivables	(189.79)	650.88
Other financial assets	237.66	13.70
Other non-financial assets	(2,248.15)	(875.17)
Adjustments for increase / (decrease) in operating liabilities:		
Trade payables	(1,066.86)	(2,533.20)
Other financial liabilities	169.41	(2,218.98)
Other non-financial liabilities	2,534.00	898.86
Provisions	278.97	149.14
<b>Cash generated from operations</b>	<b>15,750.81</b>	<b>9,240.39</b>
Income tax paid (net of refunds)	1,059.96	770.27
<b>Net cash generated from operating activities ( A )</b>	<b>16,810.77</b>	<b>10,010.66</b>
<b>II. Cash flows from investing activities</b>		
Purchase of Property, Plant and Equipment (Including capital advances and capital work-in-progress)	(7,514.76)	(4,747.40)
Purchase consideration towards acquisition of assets	-	(3,250.00)
Proceeds from disposal of Property, Plant and Equipment	6.64	50.73
Redemption/(Investment) of fixed deposits (net)	4,995.53	(44.41)
Purchase of Investments	(3,468.16)	(47.35)
Proceeds from Sale of Investments	132.42	-
Interest received	786.56	837.82
<b>Net cash (used in) investing activities ( B )</b>	<b>(5,061.77)</b>	<b>(7,200.61)</b>
<b>III. Cash flows from financing activities</b>		
Proceeds from Long Term Borrowings	-	41,600.00
Repayment of Long Term Borrowings	(7,212.68)	(52,351.16)
Proceeds from Short Term Borrowings	-	299.62
Repayment of Short Term Borrowings	(52.00)	-
Share issue expenses paid	-	(3,578.61)
Finance Cost paid	(3,791.34)	(4,560.99)
Payment of principal and interest on lease liabilities	(1,733.80)	(1,717.27)
<b>Net cash (used in) financing activities ( C )</b>	<b>(12,789.82)</b>	<b>(20,308.41)</b>
<b>Net (decrease) in cash and cash equivalents (A + B + C)</b>	<b>(1,040.82)</b>	<b>(17,498.36)</b>
Cash and cash equivalents at the beginning of the period	1,429.08	41,846.92
Cash and cash equivalents at the end of the period	388.26	24,348.56
<b>Net (decrease) in cash and cash equivalents</b>	<b>(1,040.82)</b>	<b>(17,498.36)</b>

SIGNED FOR IDENTIFICATION  
BY  
AK  
SRBC & COLLP  
MUMBAI

AK



**Notes to Unaudited Consolidated Financial Results**

- The Group's unaudited consolidated financial results for the quarter and six months ended September 30, 2025, have been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard ("Ind AS") prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements), 2015, as amended ("Listing Regulations"). The unaudited consolidated financial results are reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 10, 2025.
- During the year ended March 31, 2024, the Holding Company has completed its Initial Public Offering (IPO) of 50,000,000 equity shares of face value of ₹ 10 each at an issue price of ₹ 360 per share (including a share premium of ₹ 350 per share) aggregating to ₹ 180,000.00 lakhs. The equity shares of the Company were listed on National Stock Exchange of India Limited (NSE) and BSE Limited (BSE) on February 28, 2024.

The utilisation of the IPO proceeds from fresh issue of ₹ 173,428.46 Lakhs (Net of IPO expenses ₹ 6,571.54 Lakhs) is summarised below:

Particulars	Amount to be utilised as per Prospectus (₹ Lakhs)	Utilisation upto Sep 30, 2025 (₹ Lakhs)	Unutilised upto Sep 30, 2025 (₹ Lakhs)
Repayment, in full or in part, of certain outstanding borrowings availed by the Company and its subsidiaries	1,50,000.00	1,49,999.15 @	0.85
General corporate purposes	23,428.46 **	7,714.38	15,714.08
<b>Total</b>	<b>1,73,428.46</b>	<b>1,57,713.53</b>	<b>15,714.93</b>

@ Includes borrowings repaid of ₹ 17,216.49 Lakhs not forming part of outstanding borrowings listed in prospectus under 'Objects of the Issue' section as 'Details of the Objects' but were part of the total debt outstanding of the Company and its subsidiaries as at September 30, 2023 as mentioned in the prospectus.

\*\* Amount of ₹ 23,308.40 Lakhs was originally proposed in offer document as part of general corporate purpose has been increased by ₹ 120.06 Lakhs on account of saving in offer expenses.

- Pursuant to the amendments in the Finance Bill, 2024 in respect of taxation of capital gains, the Group had remeasured its deferred tax liabilities on items subject to capital gains taxation. Accordingly, a one time cumulative charge of ₹ 4,245.71 Lakhs was recognised during the previous quarter and six months ended September 30, 2024 and previous year ended March 31, 2025.
- Exceptional Items

Particulars	Quarter ended			Six Months ended		Year ended
	Sep 30, 2025	June 30, 2025	Sep 30, 2024	Sep 30, 2025	Sep 30, 2024	March 31, 2025
	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
Loss on account of fire incident at Bangalore Property (Refer note (a))	-	1,714.18	-	1,714.18	-	-
Litigation Settlement (Refer note (b))	378.56	-	-	378.56	-	-
<b>Total</b>	<b>378.56</b>	<b>1,714.18</b>	<b>-</b>	<b>2,092.74</b>	<b>-</b>	<b>-</b>

(a) On April 20, 2025, a fire incident occurred at Bangalore property. There was no casualty or loss of human life due to this incident. The said incident had an impact on part of the under construction building, furniture and fixtures and other assets of the said property. The Group believes that all the assets in the said hotel property are adequately covered under insurance. The Group has performed a comprehensive analysis of the estimated loss arising on account of fire incident for the majority of the assets impacted by the fire and accordingly submitted a provisional insurance claim for the estimated loss. The insurance company has admitted the claim and has also released one tranche of interim payment of ₹ 500 Lakhs. Based on such assessment, the Group has recognised an initial loss of ₹ 2,214.18 Lakhs and corresponding credit of the tranche of the interim payment of ₹ 500 Lakhs resulting in net initial loss of ₹ 1,714.18 Lakhs and the net loss has been disclosed as an exceptional item in the financial results. The final amount of the approved claim from the insurance company will be determined based on the completion of the restoration activity of the affected area, and net gain/loss, if any would be accounted for in subsequent periods.

(b) During the quarter ended September 30, 2025, Chartered Hotels Private Limited (CHPL), a subsidiary of the Group, entered into an amicable settlement with a vendor in respect of a litigation that had been ongoing since 2013 and in accordance with the terms of the settlement, CHPL has made a payment of ₹ 395 Lakhs to the vendor as full and final settlement of all claims. Consequently, the group has recognized an exceptional loss of ₹ 378.56 Lakhs (net of write-back of ₹ 16.44 Lakhs payable to the vendor) for the quarter ended September 30, 2025.

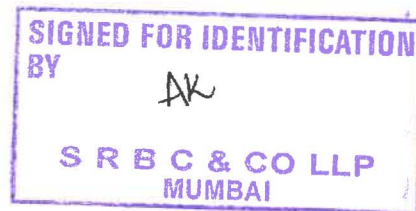
- The Group is primarily engaged in business of owning, operating and managing hotels ('Hospitality segment'). Accordingly, disclosure of segment wise information is not applicable.

For and on behalf of the Board of directors of  
Juniper Hotels Limited



**Arun Kumar Saraf**  
Chairman and Managing Director  
DIN: 00339772

Place: Mumbai  
Date: November 10, 2025



**Independent Auditor's Review Report on the Quarterly and Year to Date Unaudited Standalone Financial Results of the Company pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended****Review Report to  
The Board of Directors  
Juniper Hotels Limited (formerly known as Juniper Hotels Private Limited)**

1. We have reviewed the accompanying statement of unaudited standalone financial results of Juniper Hotels Limited (the "Company") for the quarter ended September 30, 2025 and year to date from April 01, 2025 to September 30, 2025 (the "Statement") attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").
2. The Company's Management is responsible for the preparation of the Statement in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, (Ind AS 34) "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. The Statement has been approved by the Company's Board of Directors. Our responsibility is to express a conclusion on the Statement based on our review.
3. We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity" issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.
4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standards ('Ind AS') specified under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

**For S R B C & CO LLP**

Chartered Accountants

ICAI Firm registration number: 324982E/E300003

  
per Aruna Kumaraswamy  
Partner

Membership No.: 219350

UDIN: 25219350BMMAFD2732

Place: Mumbai

Date: November 10, 2025



**Statement of Unaudited Standalone Financial Results for the Quarter and Six Months Ended September 30, 2025**

(` In Lakhs, unless otherwise stated)

Sr. No.	Particulars	Quarter Ended			Six Months Ended		Year Ended
		Sep 30, 2025 (Unaudited)	June 30, 2025 (Unaudited)	Sep 30, 2024 (Unaudited)	Sep 30, 2025 (Unaudited)	Sep 30, 2024 (Unaudited)	Mar 31, 2025 (Audited)
	<b>Income</b>						
I	Revenue from operations	20,138.72	18,990.48	18,512.02	39,129.20	35,776.47	81,801.56
II	Other income	642.50	829.97	1,016.37	1,472.47	1,583.22	3,764.79
III	<b>Total Income (I + II)</b>	<b>20,781.22</b>	<b>19,820.45</b>	<b>19,528.39</b>	<b>40,601.67</b>	<b>37,359.69</b>	<b>85,566.35</b>
	<b>Expenses</b>						
IV	Food and beverages consumed	1,518.59	1,402.10	1,476.79	2,920.69	2,770.95	6,233.73
	Employee benefits expense	4,097.68	3,796.68	3,804.71	7,894.36	7,299.76	15,108.84
	Finance costs	2,799.98	1,998.67	2,258.47	4,798.65	4,677.52	9,578.03
	Depreciation and amortization expense	2,380.01	2,323.15	2,135.28	4,703.16	4,222.79	8,689.39
	Other expenses	6,870.78	6,570.83	7,558.08	13,441.61	14,322.48	30,537.00
	<b>Total expenses (IV)</b>	<b>17,667.04</b>	<b>16,091.43</b>	<b>17,233.33</b>	<b>33,758.47</b>	<b>33,293.50</b>	<b>70,146.99</b>
V	<b>Profit before exceptional items and tax (III - IV)</b>	<b>3,114.18</b>	<b>3,729.02</b>	<b>2,295.06</b>	<b>6,843.20</b>	<b>4,066.19</b>	<b>15,419.36</b>
VI	Exceptional Item - Loss (Refer note 4)	-	1,714.18	-	1,714.18	-	-
VII	<b>Profit before tax (V - VI)</b>	<b>3,114.18</b>	<b>2,014.84</b>	<b>2,295.06</b>	<b>5,129.02</b>	<b>4,066.19</b>	<b>15,419.36</b>
VIII	<b>Tax expense</b>						
	Current tax	-	-	-	-	-	-
	Deferred tax charge (Refer Note 3)	784.43	938.52	4,234.54	1,722.95	4,529.43	7,391.70
	<b>Total tax expenses (VIII)</b>	<b>784.43</b>	<b>938.52</b>	<b>4,234.54</b>	<b>1,722.95</b>	<b>4,529.43</b>	<b>7,391.70</b>
IX	<b>Profit / (Loss) for the period / year (VII - VIII)</b>	<b>2,329.75</b>	<b>1,076.32</b>	<b>(1,939.48)</b>	<b>3,406.07</b>	<b>(463.24)</b>	<b>8,027.66</b>
X	<b>Other Comprehensive Income</b>						
	Items that are not to be reclassified to profit or loss in subsequent periods						
	(a) Remeasurement gain/(loss) on the defined benefit plans	(64.66)	(92.96)	50.71	(157.62)	39.78	25.73
	(b) Income tax effect on (a) above	16.27	23.40	(12.76)	39.67	(10.01)	(6.48)
	<b>Other Comprehensive Income for the period / year, net of tax (X)</b>	<b>(48.39)</b>	<b>(69.56)</b>	<b>37.95</b>	<b>(117.95)</b>	<b>29.77</b>	<b>19.25</b>
XI	<b>Total Comprehensive Income for the period / year, net of tax (IX + X)</b>	<b>2,281.36</b>	<b>1,006.76</b>	<b>(1,901.53)</b>	<b>3,288.12</b>	<b>(433.47)</b>	<b>8,046.91</b>
XII	Paid-up equity share capital (Face value ₹ 10/- per share)	22,250.24	22,250.24	22,250.24	22,250.24	22,250.24	22,250.24
XIII	Other equity						2,47,629.52
XIV	<b>Earnings per equity share (Face Value of ₹ 10 per share)</b>						
	Basic and diluted (₹)	1.05	0.48	(0.87)	1.53	(0.21)	3.61
	* Not annualised						



**SIGNED FOR IDENTIFICATION**  
BY  
*AK*  
**S R B C & CO LLP**  
**MUMBAI**

**Statement of Assets and Liabilities**

Particulars	As at Sep 30, 2025 (Unaudited)	As at March 31, 2025 (Audited)
	(₹ in Lakhs)	(₹ in Lakhs)
<b>I ASSETS</b>		
<b>Non-Current Assets</b>		
Property, plant and equipment	2,43,328.61	2,46,086.77
Capital work-in-progress	27,929.02	25,561.77
Right-of-use assets	39,154.03	39,637.41
Intangible assets	18.59	26.67
Financial assets		
- Investments	54,018.02	54,150.44
- Loans	11,176.35	10,236.68
- Other financial assets	1,583.28	1,799.51
Income tax assets (net)	3,399.41	4,345.14
Deferred tax assets (net)	6,306.28	7,989.56
Other non-current assets	3,598.24	1,717.64
	<b>3,90,511.83</b>	<b>3,91,551.59</b>
<b>Current Assets</b>		
Inventories	786.41	864.92
Financial assets:		
- Investments	3,558.87	58.93
- Trade receivables	4,898.31	4,904.32
- Cash and cash equivalents	231.44	1,356.41
- Other balances with Banks	4.13	4.13
- Other financial assets	18,369.65	23,102.61
Other current assets	3,061.62	1,392.70
	<b>30,910.43</b>	<b>31,684.02</b>
<b>Total Assets</b>	<b>4,21,422.26</b>	<b>4,23,235.61</b>
<b>II EQUITY AND LIABILITIES</b>		
<b>EQUITY</b>		
Equity share capital	22,250.24	22,250.24
Other equity	2,50,917.64	2,47,629.52
<b>Total Equity</b>	<b>2,73,167.88</b>	<b>2,69,879.76</b>
<b>LIABILITIES</b>		
<b>Non-Current Liabilities</b>		
Financial liabilities:		
- Borrowings	80,287.30	88,392.56
- Lease liabilities	42,372.59	41,534.63
- Other financial liabilities	1,574.46	1,515.04
Provisions	1,246.47	1,049.92
Other non-current liabilities	48.48	70.42
	<b>1,25,529.30</b>	<b>1,32,562.57</b>
<b>Current Liabilities</b>		
Financial liabilities:		
- Borrowings	4,197.67	3,124.46
- Lease liabilities	919.27	1,738.18
- Trade payables		
- Total outstanding dues of micro and small enterprises	765.55	1,064.44
- Total outstanding dues of creditors other than micro and small enterprises	5,932.20	6,715.88
- Other financial liabilities	3,171.64	3,179.33
Provisions	1,732.16	1,497.91
Other current liabilities	6,006.59	3,473.08
	<b>22,725.08</b>	<b>20,793.28</b>
<b>Total Liabilities</b>	<b>1,48,254.38</b>	<b>1,53,355.85</b>
<b>Total Equity and Liabilities</b>	<b>4,21,422.26</b>	<b>4,23,235.61</b>

**SIGNED FOR IDENTIFICATION**  
BY  
*AK*  
**S R B C & CO LLP**  
MUMBAI



**Statement of Standalone Cash Flows**

Particulars	For the six months ended Sep 30, 2025 (Unaudited) (₹ in Lakhs)	For the six months ended Sep 30, 2024 (Unaudited) (₹ in Lakhs)
	<b>I. Cash flows from operating activities</b>	
<b>Profit before tax</b>	<b>5,129.02</b>	<b>4,066.19</b>
Adjustments for:		
Loss on account of fire incident / (Insurance proceeds) net (Refer note 4)	1,714.18	-
Depreciation and amortization expense	4,703.16	4,222.79
Finance Costs	4,798.65	4,677.52
Allowances for doubtful debts/advances	(23.14)	(10.36)
Interest income on deposits with banks	(737.02)	(807.55)
Interest income on financial assets measured at amortized cost	(464.54)	(339.47)
Interest income on Tax Refund	(156.37)	(89.45)
Gain on disposal of Property, plant and equipment (net)	(6.66)	(44.32)
Gain arising on financial asset measured at fair value through profit and loss (net)	(31.78)	(1.80)
Unclaimed credit balance written back	(49.18)	(0.81)
Unrealized foreign exchange gain/(loss) (net)	-	2.55
<b>Operating cash flows before working capital changes</b>	<b>14,876.32</b>	<b>11,675.29</b>
<b>Changes in working capital</b>		
Adjustments for (increase) / decrease in operating assets:		
Inventories	78.51	68.88
Trade receivables	29.15	405.77
Other financial assets	276.67	27.50
Other non-financial assets	(2,251.56)	(776.96)
Adjustments for increase / (decrease) in operating liabilities:		
Trade payables	(1,033.39)	(414.51)
Other financial liabilities	174.94	(2,247.56)
Other non-financial liabilities	2,511.57	836.44
Provisions	273.18	182.22
<b>Cash generated from operations</b>	<b>14,935.39</b>	<b>9,757.07</b>
Income tax paid (net of refunds)	1,102.10	789.67
<b>Net cash generated from operating activities</b>	<b>16,037.49</b>	<b>10,546.74</b>
<b>II. Cash flows from investing activities</b>		
Purchase of Property, Plant and Equipment (Including capital advances and capital work-in-progress)	(6,956.14)	(4,618.19)
Purchase consideration towards acquisition of assets	-	(3,250.00)
Proceeds from disposal of Property, Plant and Equipment	6.66	44.32
Loans given to subsidiary companies	(1,212.36)	(6,510.87)
Repayment of loans given to subsidiaries companies	669.17	400.00
Redemption/(Investment) of fixed deposits (net)	4,672.52	(95.46)
Purchase of Investments	(3,468.16)	(47.35)
Proceeds from Sale of Investments	132.42	-
Interest received	805.08	1,147.02
<b>Net cash (used in) investing activities</b>	<b>(5,350.81)</b>	<b>(12,930.53)</b>
<b>III. Cash flows from financing activities</b>		
Proceeds from Long Term Borrowings	-	41,600.00
Repayment of Long Term Borrowings	(6,732.83)	(47,732.32)
Proceeds / (Repayment) of Short Term Borrowings (net)	-	299.62
Share Issue Expenses Paid	-	(3,578.61)
Finance Cost paid	(3,343.02)	(3,928.23)
Payment of principal and interest on lease liabilities	(1,735.80)	(1,645.31)
<b>Net cash (used in) financing activities</b>	<b>(11,811.65)</b>	<b>(14,984.85)</b>
<b>Net (decrease) in cash and cash equivalents</b>	<b>(1,124.97)</b>	<b>(17,368.64)</b>
Cash and cash equivalents at the beginning of the period	1,356.41	41,421.22
Cash and cash equivalents at the end of the period	231.44	24,052.58
<b>Net (decrease) in cash and cash equivalents</b>	<b>(1,124.97)</b>	<b>(17,368.64)</b>

**SIGNED FOR IDENTIFICATION**  
BY  
AK  
**S R B C & CO LLP**  
MUMBAI



**Notes to Unaudited Standalone Financial Results**

- The Company's unaudited standalone financial results for the quarter and six months ended September 30, 2025, have been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard ("Ind AS") prescribed under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements), 2015, as amended ("Listing Regulations"). The unaudited standalone financial results are reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on November 10, 2025.
- During the year ended March 31, 2024, the Company has completed its Initial Public Offering (IPO) of 50,000,000 equity shares of face value of ₹ 10 each at an issue price of ₹ 360 per share (including a share premium of ₹ 350 per share) aggregating to ₹ 180,000.00 lakhs. The equity shares of the Company were listed on National Stock Exchange of India Limited (NSE) and BSE Limited (BSE) on February 28, 2024.

The utilisation of the IPO proceeds from fresh issue of ₹ 173,428.46 Lakhs (Net of IPO expenses ₹ 6,571.54 Lakhs) is summarised below:

Particulars	Amount to be utilised as per Prospectus (₹ Lakhs)	Utilisation upto Sep 30, 2025 (₹ Lakhs)	Unutilised upto Sep 30, 2025 (₹ Lakhs)
Repayment, in full or in part, of certain outstanding borrowings availed by the Company and its subsidiaries	1,50,000.00	1,49,999.15 @	0.85
General corporate purposes	23,428.46	7,714.38	15,714.08
<b>Total</b>	<b>1,73,428.46</b>	<b>1,57,713.53</b>	<b>15,714.93</b>

@ Includes borrowings repaid of ₹ 17,216.49 Lakhs not forming part of outstanding borrowings listed in prospectus under 'Objects of the Issue' section as 'Details of the Objects' but were part of the total debt outstanding of the Company and its subsidiaries as at September 30, 2023 as mentioned in the prospectus.

\*\* Amount of ₹ 23,308.40 Lakhs was originally proposed in offer document as part of general corporate purpose has been increased by ₹ 120.06 Lakhs on account of saving in offer expenses.

- Pursuant to the amendments in the Finance Bill, 2024 in respect of taxation of capital gains, the Company had remeasured its deferred tax liabilities on items subject to capital gains taxation. Accordingly, a one time cumulative charge of ₹ 3,657.22 Lakhs was recognised during the quarter and six months ended September 30, 2024 and previous year ended March 31, 2025.
- Exceptional Item

Particulars	Quarter ended			Six Months ended		Year ended
	Sep 30, 2025	June 30, 2025	Sep 30, 2024	Sep 30, 2025	Sep 30, 2024	March 31, 2025
	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
Loss on account of fire incident at Bangalore Property	-	1,714.18	-	1,714.18	-	-

On April 20, 2025, a fire incident occurred at Bangalore property. There was no casualty or loss of human life due to this incident. The said incident had an impact on part of the under construction building, furniture and fixtures and other assets of the said property. The Company believes that all the assets in the said hotel property are adequately covered under insurance. The Company has performed a comprehensive analysis of the estimated loss arising on account of fire incident for the majority of the assets impacted by the fire and accordingly submitted a provisional insurance claim for the estimated loss. The insurance company has admitted the claim and has also released one tranche of interim payment of ₹ 500 Lakhs. Based on such assessment, the Company has recognised an initial loss of ₹ 2,214.18 Lakhs and corresponding credit of the tranche of the interim payment of ₹ 500 Lakhs resulting in net initial loss of ₹ 1,714.18 Lakhs and the net loss has been disclosed as an exceptional item in the financial results. The final amount of the approved claim from the insurance company will be determined based on the completion of the restoration activity of the affected area, and net gain/loss, if any would be accounted for in subsequent periods.

- The Company is primarily engaged in business of owning, operating and managing hotels ('Hospitality segment'). Accordingly, disclosure of segment wise information is not applicable.

For and on behalf of the Board of directors of  
Juniper Hotels Limited



**Arun Kumar Saraf**  
Chairman and Managing Director  
DIN: 00339772

Place: Mumbai  
Date: November 10, 2025

