

Date: May 27, 2026

To,  
The Manager  
Corporate Compliance Department  
**BSE Limited**  
Rotunda Building P. J. Towers,  
Dalal Street, Fort, Mumbai 400001,  
**Scrip Code – 523269**

The Manager- Listing  
**The National Stock Exchange of India Limited**  
Exchange Plaza, 5<sup>th</sup> Floor, 'G' Block  
Bandra Kurla Complex, Bandra (East),  
Mumbai 400051  
**Symbol – ADVANIHOTR**

Dear Sir / Madam,

**Sub: Submission of 'Press Release'**

Pursuant to Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (the "Listing Regulations"), we are enclosing herewith the 'Press Release' dated May 27, 2026.

The same will also be made available on the website of the Company i.e. [www.carevelabeachresortsgoa.com](http://www.carevelabeachresortsgoa.com).

Kindly take the same on record.

Thanking you,

Yours faithfully,  
For **Advani Hotels & Resorts (India) Limited**,

**Sunder G. Advani**  
Chairman & Managing Director  
DIN: 00001365

Encl: As stated above



**Advani Hotels & Resorts (India) Ltd.**  
**(Caravela Beach Resort Goa)**

***Delivered Total Revenue of ₹3,632 lakhs in Q4FY26 registering a growth of 5.1% (YoY)***  
***Sustained operating margins of +40% during the quarter ended***

***Advani Hotels declares total dividend payout of 70% during FY26***

**Mumbai, May 27, 2026:** Advani Hotels & Resorts Ltd., approved the audited standalone financial results on May 23, 2026, for the quarter and full year ended March 31, 2026.

**Financial Table:**

<b>Particulars (₹ In Lakhs)</b>	<b>Q4 FY26</b>	<b>Q4 FY25</b>	<b>FY26</b>	<b>FY25</b>
Revenue from Operations	3,550	3,351	10,671	10,741
Other Income	82	106	350	380
Total Income	3,632	3,457	11,021	11,121
Operating Expenses	1,984	1,840	7,455	7,279
EBITDA (Incl. Other Income)	1,648	1,617	3,566	3,842
EBITDA Margins (%)	45.4%	46.8%	32.4%	34.5%
Profit After Tax	1,171	1,147	2,386	2,644
Total Room Nights Sold (Numbers)	14,711	14,755	52,263	56,380
Occupancy (%) (on available rooms for sale)	83.8%	84.1%	73.4%	82.0%
Total Revenue per occupied room per night (TRevPOR) (₹) after subtracting Tax	24,693	23,432	21,086	19,725
Liquid Fund Reserves (including Fixed Deposits)			5,718	5,066

**Key performance indicators of Q4 FY26 are below:**

- In Q4 FY26, the company achieved a Net Revenue of ₹3,550 Lakhs, marking a 5.1% growth on YoY basis stabilised occupancy and increased TRevPOR.
- EBITDA (including Other Income) stands at ₹1,648 Lakhs for the quarter ended Q4FY26, an increase of 2%, supported by an improvement in TRevPOR from ₹23,432 to ₹24,693. During the quarter, the Company also undertook a strategic operational shift amidst volatile LPG prices by transitioning from LPG-based cooking systems to electric stoves, resulting in meaningful cost optimization.
- Despite the ongoing West Asia crisis, subdued foreign tourist inflows, and higher airfares, the Company maintained stable occupancy levels at 83.8% in Q4 FY26 as compared to 84.1% in Q4 FY25.

**Key highlights of FY26:**

- Due to the macroeconomic damage coupled with geopolitical uncertainty, annual occupancy fell by 10.5% (i.e. from 82.0% to 73.4%). Despite this impact on occupancy, AHRIL was able to report growth in Average Total Revenue Per Occupied Room Per Night (TRevPOR) (after subtracting taxes) by 6.9% from ₹19,725 per room per night in FY25 to FY26 at ₹21,086.
- Exceptional items for the year include a one-time impact of ₹90.98 Lakhs on account of the implementation of new labour codes and its impact for earlier years.
- Total dividend payout for FY26 is ₹1,664 Lakhs i.e. 70% payout of Net profit after Tax.



- The company is debt-free and the surplus fund invested in Mutual Funds and Fixed Deposits further improved to ₹5,718 Lakhs as on March 31, 2026.

#### **Strategic FY26 Initiatives -**

- The Company reinstated the value of its land parcel to ~₹430 crore in accordance with the applicable IND AS provisions, as against the historical carrying value of ₹2.56 crore. This reinstatement appropriately reflects the fair value of the underlying asset and significantly enhances the Company's net worth and asset base.
- During FY26, the Company initiated the construction of a new banquet facility within the hotel premises, with the plinth-level work already completed. Importantly, the entire development is being funded through internal accruals, reflecting the Company's strong cash flow position and prudent capital allocation strategy.
- In line with evolving consumer preferences and experiential hospitality trends, the Company has also introduced 4 dedicated pickleball courts within the hotel premises.

#### **Mr. Sunder Advani - Chairman & Managing Director:**

*"FY26 was a resilient year for the Company, as we delivered stable operational performance despite geopolitical uncertainties and subdued foreign tourist inflows. Our focus remained on driving operational efficiencies, enhancing guest experiences, and strengthening long-term value creation through strategic initiatives such as the upcoming banquet facility and new recreational offerings at the resort."*

*We are particularly encouraged by the sustained demand for Goa as a preferred leisure, MICE and wedding destination, which continues to support healthy occupancy trends across the hospitality sector. We are entering into the next phase of value creation supported by our debt-free balance sheet and strong cash generation by investing in a large banquet hall funded entirely through internal accruals. We remain well positioned to capitalise on the long-term growth opportunities in the Indian hospitality industry."*

#### **About Advani Hotels & Resorts Ltd.:**

Advani Hotels & Resorts (India) Limited (ADVANIHOTR) is a publicly-traded, Company incorporated in 1987, headquartered in Mumbai and is listed on the Bombay Stock Exchange and National Stock Exchange of India.

It owns and operates the 'Caravela Beach Resort Goa'; an independent, 201-key, 5-Star Deluxe golf resort on the Arabian Sea, designed by the world-famous architects WATG (who designed both the 'Atlantis' resorts).

The Caravela is located on a 22-acre estate with a 277-meter long beach-front on the powdery white sands of Varca Beach, South Goa. The Caravela is surrounded by immaculately landscaped gardens and a golf course designed by the international landscape architect, Belt Collins.

During FY 2025 to 2026, Caravela Beach Resort Goa further strengthened its position as one of Goa's leading luxury hospitality destinations, earning recognition across hospitality, dining, weddings, MICE, and guest experience platforms.

The year witnessed several landmark achievements for the resort and its signature dining destinations. The 'Beach Hut' was honoured as the 'Best Shack in Goa' at the Food Connoisseurs India Awards, West India Edition, and later received the 'Iconic Luxury Beach Shack of the Year' recognition at the Times Hospitality Icons 2025. Reinforcing its culinary leadership, the 'Beach Hut' also won the 'Best Regional Indian Premium Dining' award at the Times Food and Nightlife Awards Goa 2026.



Caravela Beach Resort Goa was recognised as the 'Iconic 5 Star Deluxe Beach Resort in Goa' at the Times Hospitality Icons 2025, reflecting the resort's continued excellence in luxury hospitality and guest experiences. The resort also strengthened its position in destination celebrations and events by receiving the 'Best Luxury Beachfront Wedding Resort in Goa 2025' award at the Shubh Food Travel and Wedding Tourism Expo Summit and Awards, as well as the 'Best MICE Resort of Goa' honour at the India MICE Awards 2025. Further affirming its reputation on the global stage, the resort received the international 'Best Beach Retreat for Festive and Cultural Celebrations 2025' award at the Seven Stars Luxury Hospitality and Lifestyle Awards 2025, recognising its distinctive blend of luxury, cultural experiences, and festive hospitality.

The year also marked continued global appreciation from travellers and guests. The Caravela Beach Resort Goa received the Booking.com 'Traveller Review Award 2026' with an impressive guest rating of 8.7 out of 10, marking its eighth consecutive year of recognition for exceptional guest satisfaction. Adding to this international acclaim, the resort was also honoured with the prestigious 'TripAdvisor Travellers' Choice Award' in 2023, placing it among the world's highly rated hotels based on consistently positive traveller reviews and experiences.

The audited results for the Financial Year 2025 - 2026 indicate a noteworthy set of financial ratios. The Company is debt-free and has been consistently rewarding its shareholders through the distribution of dividends over the last 10 years, excluding the year of COVID-19 (the Financial Year 2020 - 2021).

The Company is managed by the Founder and Chairman & Managing Director - Mr. Sunder G. Advani, the Chief Executive Officer & Whole-Time Director - Mr. Prahlad S. Advani and the Executive Director - Mr. Haresh G. Advani; together with a distinguished Board of Independent Directors.

Over the last ten years, Advani Hotels has paid Dividends totalling to ₹102 crore (including dividend tax) to all its shareholders. Dividends have been paid in nine out of the last ten years. The only year without a dividend was the Financial Year 2020 - 2021, (during which the resort was closed for six months due to Covid-19).