

# Anant Raj Limited

CIN : L45400HR1985PLC021622

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ARL/CS/13425



August 29, 2024

The Manager Listing Department BSE Limited, Phiroze Jee Jee Bhoy Towers, Dalal Street, Mumbai - 400001  Scrip code: 515055	The Secretary, The National Stock Exchange of India Limited, "Exchange Plaza", 5th Floor, Plot No. C/1, G-Block, Bandra - Kurla Complex, Bandra (E), Mumbai-400051  Scrip code: ANANTRAJ
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**Sub: Outcome of meeting of Finance and Investment Committee of Board of Anant Raj Limited**

**Ref: Intimation under Regulation 30 of Securities and Exchange Board of India (Listing Obligation and Disclosure Requirements) Regulation, 2015**

Dear Sir/Madam,

Pursuant to the provisions of Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Listing Regulations"), we would like to inform you that, Finance and Investment Committee at its meeting held today, i.e., Thursday, August 29, 2024 has, inter alia, approved the acquisition of 100% equity shares of Sheetij Properties Private Limited, incorporated under the Companies Act, 2013, bearing CIN U68100DL2024PTC427885 having its Registered Office situated at 310, Prakashdeep Building, 7 Tolstoy Marg, Connaught Place, New Delhi-110001, and to enter into Share Purchase Agreement for acquisition of equity shares of Sheetij Properties Private Limited.

After this acquisition, Sheetij Properties Private Limited will become wholly owned subsidiary of Anant Raj Limited, the Company.

The details as required under Listing Regulations read with SEBI Circular No. SEBI/HO/CFD/CFD-PoD-1/P/CIR/2023/123 dated July 13, 2023, is enclosed herewith as **Annexure-A**.

The meeting of the Finance and Investment Committee commenced at 2:30 p.m. and concluded at 3:50 p.m.

We request you to take the above on record and the same be treated as Compliance under the Listing Regulations, as amended.

Thanking you,

Yours truly,

For Anant Raj Limited

**Manoj Pahwa**  
Company Secretary  
A7812

**Annexure-A**  
**Disclosure under Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements)**  
**Regulations, 2015**

S. No.	Particulars	Details
1.	Name of the target entity, details in brief such as size, turnover etc.	<p>Sheetij Properties Private Limited ("Target Company") is engaged in the business of development of real estate.</p> <p>The Target Company has Partnership interest in LLP namely Fortunea Infrastructure LLP which has land holding of approx. 11.35 Acres in Sector 63A, Gurugram, Haryana.</p> <p>The Target Company was incorporated on March 5, 2024. Being a newly incorporated Company, the first annual financial statements are yet to be prepared.</p>
2.	<p>Whether the acquisition would fall within related party transaction (s) and whether the promoter/ promoter group/ group companies have any interest in the entity being acquired?</p> <p>If yes, nature of interest and details thereof and whether the same is done at "arm's length".</p>	Not applicable
3.	Industry to which the entity being acquired belongs	Real Estate
4.	Objects and effects of acquisition (including but not limited to, disclosure of reasons for acquisition of target entity, if its business is outside the main line of business of the listed entity)	<p>The Target Company is engaged in the business of Real Estate, and is having Partnership interest in LLP namely Fortunea Infrastructure LLP which has land holding of approx. 11.35 Acres in Sector 63A, Gurugram, Haryana, where the Company has one of the largest development project namely Anant Raj Estate.</p> <p>The acquisition of entire stake of Target Company will enhance the development potential of the Company in the Sector-63A, Gurugram, Haryana, and lead to increase in land holding for residential development.</p>
5.	Brief details of any governmental or regulatory approvals required for the acquisition	None

6.	Indicative time period for completion of the acquisition	Immediate
7.	Nature of consideration -whether cash consideration or share swap and details of the same	Cash
8.	Cost of acquisition or the price at which the shares are acquired	Target Company's shares will be acquired by the Company by acquiring 1,000 Equity Shares of Rs. 10/- each. The Company will also provide Rs. 42 Crores as Inter Corporate Loans immediately and also provide additional funds as and when required, once the Target Company becomes its wholly owned subsidiary.
9.	Percentage of shareholding / control acquired and / or number of shares acquired	100% of Target Company's shares will be acquired by Company by acquiring 1,000 Equity Shares of Rs. 10/- each.
10	brief background about the entity acquired in terms of products/line of business acquired, date of incorporation, history of last 3 years turnover, country in which the acquired entity has presence and any other significant information (in brief);)	<p><b>Nature of Business:</b> As per the Memorandum of Association, Target Company is engaged in the business of development of real estate.</p> <p><b>Date of Incorporation:</b> March 5, 2024</p> <p><b>History of the last 3 years turnover:</b> Considering that Target Company is a newly incorporated Company, the first annual financial statements are yet to be prepared.</p> <p><b>Country in which the acquired entity has presence:</b> India</p>

Kindly take the same on record.

Thanking you

Yours faithfully,  
For Anant Raj Limited

Manoj Pahwa  
Company Secretary  
A7812