

Dated: 13th November 2025

To

The Secretary

The National Stock Exchange of
 India Limited Exchange Plaza,
 Bandra Kurla Complex
 Bandra (E) Mumbai – 400 051

Sub: Intimation of Payment of Interest of Debentures bearing ISIN: INE365D07085

Dear Sir,

Pursuant to Regulation 57(1) of SEBI (Listing Obligations and Disclosure Requirement Regulations), 2015, the Exchange is hereby informed that the company has paid Rs. 3,13,50,000/- (Rupees Three Crores Thirteen Lakhs Fifty Thousand Only) to ICICI Prudential Regular Savings Fund and ICICI Prudential Credit Risk Fund on 12th November 2025 **against interest payment** of Secured Non- Convertible Debentures (NCDs) listed on your BSE Ltd, details of which are as follows:

A.) Whether Interest payment/redemption payment made: **Interest Payment**

B.) Details of interest payments:

Sl. No.	Particulars	Details
1.	ISIN	INE365D07085
2.	Debenture Series	AHL-9.95%-11-5-29-PVT
3.	Issue Size	INR 125 Crores/- (Rs. 125 Crores divided into 12,500 NCDs of Rs. 1,00,000/- each)
4.	Interest Amount to be paid on due date	INR 3,13,50,000/- (Rupees Three Crores Thirteen Lakhs Fifty Thousand Only)
5.	Frequency – monthly/quarterly	Quarterly
6.	Change in frequency of payment, if any	Not applicable
7.	Details of such change	Not applicable
8.	Interest payment record date	05 th November 2025
9.	Due Date for interest payment	13 th November 2025
10.	Actual Date of Interest payment	12 th November 2025
11.	Amount of Interest paid	INR 3,13,50,000/- (Rupees Three Crores Thirteen Lakhs Fifty Thousand Only)
12.	Date of last interest payment	12 th August 2025
13.	Reason for non-payment/delay in payment	Not Applicable

Ashiana Housing Ltd.

304, Southern Park, Saket District Centre,
 Saket, New Delhi – 110 017

CIN: L70109WB1986PLC040864

Regd. Office: 11G Everest, 46/C Chowringhee Road, Kolkata – 700 071

011-42654265, Email: investorrelations@ashianahousing.com

Website: www.ashianahousing.com

C.) Details of redemption payments: **Not Applicable as only interest payment is made.**

Sl. No.	Particulars	Details
1.	ISIN	INE365D07085
2.	Debenture Series	AHL-9.95%-11-5-29-PVT
3.	Type of redemption (full/partial)	N.A.
4.	If partial redemption, then	
	a. By face value redemption	N.A.
	b. By quantity redemption	N.A.
5.	If redemption is based on quantity, specify, whether on:	
	a. Lot basis	Not applicable
	b. Pro-rata basis	
6.	Reason for redemption (call, put, premature redemption, maturity, buyback, conversion, others (if any))	Not Applicable as the partial redemption (by reduction in face value) will be made from FY 2026 as stated in the Transaction Documents
7.	Redemption date due to put option (if any)	Not applicable
8.	Redemption date due to call option (if any)	Not applicable
9.	Quantity redeemed (no. of NCDs)	Not applicable
10.	Due date of redemption/ maturity	N.A.
11.	Actual date of redemption	N.A.
12.	Principal Amount redeemed	N.A.
13.	Premium paid on Redemption (Rs.)	Nil
13.	Outstanding Amount (Rs.)	INR 125 Crores/- (Rs. 125 Crores divided into 12,500 NCDs of Rs. 1,00,000/- each)
14.	Date of last interest payment	Not Applicable as this is the first interest payment

You are requested to take the said submission on your record.

Thanking you,
For **Ashiana Housing Ltd.**

Nitin Sharma
(Company Secretary & Compliance Officer)
Mem No: ACS 21191