

Date: September 24, 2025

Listing Manager, National Stock Exchange of India Limited Exchange Plaza, 5 th Floor Plot No. C-1, Block G, Bandra Kurla Complex, Bandra (E) Mumbai – 400051, India Symbol: PARKHOTELS ISIN No.: INE988S01028	BSE Limited Corporate Relationship Department 1 st Floor, New Trading Ring Rotunda Building, Phiroze Jeejeebhoy Towers, Dalal Street, Fort Mumbai – 400001, India Scrip Code: 544111 ISIN No.: INE988S01028
--	--

Subject: Disclosure under Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ('SEBI Listing Regulations') - Acquisition

Respected Sir/Ma'am,

In terms of Regulation 30 of SEBI Listing Regulations, we wish to inform that **Apeejay Surrendra Park Hotels Limited** ('the Company'), has entered into Share Purchase Agreement today for acquisition of 90% (with an option to acquire balance 10% shareholding subsequently, based on certain events) stake of Zillion Hotels and Resorts Private Limited from its existing shareholders (namely Handa Family Shareholders and Nair Family Shareholders). Consequent to the aforesaid acquisition, Zillion Hotels and Resorts Private Limited will become a subsidiary of the Company.

Zillion Hotels and Resorts Private Limited is in the business of owning and operating the Z Luxury Residences, including 62 service residences and food & beverage facilities located at 29/1 J R Mhatre Road, Opp. Iris Park Juhu, Mumbai, Maharashtra, India, 400049.

The required details as per SEBI Master Circular no. SEBI/HO/CFD/PoD2/CIR/P/0155 dated November 11, 2024, are enclosed as Annexure A.

This is for your information on record.

Thanking You.

Yours sincerely,
For **Apeejay Surrendra Park Hotels Limited**

Shalini Keshan
(Company Secretary and Compliance Officer)
Membership No.: ACS-014897

Encl: As above

ANNEXURE A

S. No.	Particulars	Details
1.	Name of the target entity, details in brief such as size, turnover etc.	Zillion Hotels and Resorts Private Limited (the target entity)
2.	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? If yes, nature of interest and details thereof and whether the same is done at "arm's length"	No
3.	Industry to which the entity being acquired belongs	Travel and Hospitality Company
4.	Objects and impact 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)	Acquisition of Z Luxury Residences, including 62 service residences and food & beverage facilities located at 29/1 J R Mhatre Road, Opp. Iris Park Juhu, Mumbai, Maharashtra, India, 400049 held by the target entity.
5.	Brief details of any governmental or regulatory approvals required for the acquisition	N.A.
6.	Indicative time period for completion of the acquisition	The acquisition of 90% shareholding in the target entity is expected to be completed over an indicative period of about 18-20 months.
7.	Consideration - whether cash consideration or share swap or any other form and details of the same	Cash consideration
8.	Cost of acquisition and/or the price at which the shares are acquired	Upto INR 2,065,500,000/-
9.	Percentage of shareholding / control acquired and / or number of shares acquired	90% shareholding in the target entity (with an option to acquire balance 10% shareholding subsequently, based on certain events).
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)	The Target Company is in the business of owning and operating the Z Luxury Residences, including 62 service residences and food & beverage facilities located at 29/1 J R Mhatre Road, Opp. Iris Park Juhu, Mumbai, Maharashtra, India, 400049.