

Date: May 17, 2025

To,
Listing Department
National Stock Exchange of India
Limited
Bandra Kurla Complex
Bandra East
Mumbai – 400 051

NSE Symbol: AURUM

Dear Sir/Madam,

Sub.: Updates

Please find enclosed herewith financial results (standalone and consolidated) for the period ending on March 31, 2025, in Machine Readable Form.

You are requested to take the above on record.

Thanking you.

For **Aurum PropTech Limited**

Sonia Jain
Company Secretary &
Compliance Officer

Independent Auditor's Report on Audited Consolidated Financial Results for the quarter and year ended March 31, 2025

[pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended]

To

The Board of Directors

Aurum PropTech Limited

Opinion

We have audited the accompanying Consolidated Financial Results of **Aurum PropTech Limited** ("Holding Company") and its Subsidiaries (the Holding Company and its Subsidiaries together referred to as the "the Group") for the quarter and year ended March 31, 2025 ("Consolidated Financial Results"), attached herewith, being submitted by the Holding Company pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ("Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us and based on the consideration of the reports of the other auditors on the audited financial information / financial statements and other financial information of the subsidiaries, the Consolidated Financial Results:

- i. includes the results of entities listed in Annexure 1;
- ii. are presented in accordance with the requirements of the Listing Regulations 33 in this regard; and
- iii. gives a true and fair view in conformity with the recognition and measurement principles laid down in the Indian Accounting Standards ("Ind AS") and other accounting principles generally accepted in India of the consolidated net loss and consolidated total comprehensive income and other financial information of the Group for the quarter and year ended March 31, 2025.



Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs), as specified under Section 143(10) of the Companies Act, 2013, as amended ("the Act"). Our responsibilities under those Standards are further described in the "Auditor's Responsibilities for the Audit of the Consolidated IND AS Financial Result section of our report. We are independent of the Group, in accordance with the 'Code of Ethics' issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the Consolidated Financial Results under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence obtained by us and other auditors in terms of their reports referred to in the "Other Matter" paragraph below, is sufficient and appropriate to provide a basis for our opinion.

Management's Responsibilities for the Consolidated Financial Results

The Consolidated Financial Results have been prepared on the basis of the Consolidated Financial Statements. The Holding Company's Board of Directors are responsible for the preparation and presentation of the Consolidated Financial Results that give a true and fair view of the net profit and other comprehensive income and other financial information of the Group in accordance with the applicable Indian accounting standards prescribed under section 133 of the Act 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 respective Board of Directors of the companies included in the Group are responsible for maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Group for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and the design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the Consolidated Financial Results that give a true and fair view and are free from material misstatement, whether due to fraud or error, which have been used for the purpose of preparation of the Consolidated Financial Results by the Directors of the Holding Company, as aforesaid.

In preparing the Consolidated Financial Results, the respective Board of Directors of the companies included in the Group are responsible for assessing the ability of the Group to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the respective Board of Directors either intends to liquidate the Group or to cease operations, or has no realistic alternative but to do so.

The respective Board of Directors of the companies included in the Group are also responsible for overseeing the financial reporting process of the Group.



Auditor's Responsibilities for the Audit of the Consolidated Financial Results

Our objectives are to obtain reasonable assurance about whether the Consolidated Financial Results as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the Consolidated Financial Results.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the Consolidated Financial Results, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under Section 143(3Xi) of the Act, we are also responsible for expressing our opinion on whether the company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Board of Directors.
- Conclude on the appropriateness of the Board of Directors' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the ability of the Group to continue as a going concern. If we conclude that material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the Consolidated Financial Results or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Group to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the Consolidated Financial Results, including the disclosures, and whether the Consolidated Financial Results represent the underlying transactions and events in a manner that achieves fair presentation.

- Obtain sufficient appropriate audit evidence regarding the Consolidated Financial Results/Financial Information of the entities within the Group of which we are the independent auditors to express an opinion on the Consolidated Financial Results. We are responsible for the direction, supervision and performance of the audit of the financial information of such entities included in the Consolidated Financial Results of which we are the independent auditors. For the other entities included in the Consolidated Financial Results, which have been audited by other auditors, such other auditors remain responsible for the direction, supervision and performance of the audits carried out by them. We remain solely responsible for our audit opinion.

Materiality is the magnitude of misstatements in the Consolidated Financial Results that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the Consolidated Financial Results may be influenced. We consider quantitative materiality and qualitative factors in (i) planning the scope of our audit work and in evaluating the results of our work; and (ii) to evaluate the effect of any identified misstatements in the Consolidated Financial Results.

We communicate with those charged with the governance of the Holding Company and such other entities included in the Consolidated Financial Results of which we are the independent auditors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with Consolidated Financial Results that we have complied with relevant ethical requirements regarding independence and communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

We also performed procedures in accordance with the Circular No. CIR/CFD1CMD1/44/2019 dated March 29, 2019 issued by the Securities Exchange Board of India under Regulation 33 (8) of the Listing Regulations, to the extent applicable.

Other Matter

- a. The accompanying Consolidated Financial Results includes the audited Financial Results/Statements and other financial information, in respect of 9 Subsidiaries, whose Financial Results/Statements include total assets of Rs. 29,457 Lakhs as at March 31, 2025, total income of Rs. 5,958 Lakhs and Rs. 21,980 Lakhs, total net loss after tax of Rs. 904 Lakhs and Rs. 2,633 Lakhs, total comprehensive income /(loss) of Rs. (939) Lakhs and Rs. (2,676) Lakhs, for the quarter and year ended on that date respectively, and net cash outflow of Rs. 109 Lakhs for the year ended March 31, 2025, as considered in the Consolidated Financial Results which have been audited by their respective independent auditors. All the above figures are before consolidation adjustments.



The independent auditor's report on the Financial Results/Statements and other financial information of these entities have been furnished to us by the Management and our opinion on the Consolidated Financial Results in so far as it relates to the amounts and disclosures included in respect of these subsidiaries is based solely on the report of such auditor and the procedures performed by us as stated above.

- b. We have not audited or reviewed the comparative financial information, appearing in the Consolidated Financial Results, of the corresponding quarter ended March 31, 2024 and Financial Results for the year April 01, 2023 to March 31, 2024. The comparative financial information, appearing in the Consolidated Financial Results, of the corresponding quarter ended March 31, 2024 and financial statements for the year April 01, 2023 to March 31, 2024 were audited by the previous auditor whose reports dated April 29, 2024, expressed an unmodified opinion/review conclusion on those Consolidated financial statements/ results. Our Conclusion is not modified in respect of this matter.
- c. The Consolidated Financial Results includes the results for the quarter ended March 31, 2025 being the balancing figures between the audited figures in respect of the full financial year ended March 31, 2025 and the published unaudited year-to-date figures up to the end of the third quarter of the current financial year, which were subjected to a limited review by us, as required under the Listing Regulations.
- d. Our opinion on the Consolidated Financial Results is not modified in respect of the above matters with respect to our reliance on the work done and the reports of the other auditors and the Financial Results/financial information certified by the Management.

For Kirtane & Pandit LLP

Chartered Accountants

Firm Registration No.105215W/W100057

**Suhrud Lele**

Partner

Membership No.: 121162



UDIN: 25121162BMJHUQ8338

Navi Mumbai, April 25, 2025

Annexure 1 - List of entities included in the Consolidated Financial Results

Sr. No.	Name of Entity	Relationship
1	Aurum PropTech Limited	The Holding Company
2	Liv Real Solutions Private Limited (formerly known as Aurum RealTech Services Private Limited)	Wholly Owned Subsidiary
3	Aurum Softwares & Solutions Private Limited	Wholly Owned Subsidiary
4	Helloworld Technologies India Private Limited	Wholly Owned Subsidiary
5	Aurum Analytica Private Limited (formerly known as Blink Advisory Services Private Limited)	Wholly Owned Subsidiary
6	Cuneate Services Private Limited	Wholly Owned Subsidiary
7	YieldWiseX Technologies Private Limited (formerly known as Vartaman Consultants Private Limited)	Wholly Owned Subsidiary
8	Imogentechno Delta Park Private Limited	Wholly Owned Subsidiary (effective January 09, 2024) (up to June 26, 2024)
9	Wisetechno Private Limited	Wholly Owned Subsidiary (effective January 10, 2024) (up to September 28, 2024)
10	Bonds Brain Technologies Private Limited	Wholly Owned Subsidiary (effective April 24, 2024)
11	K2V2 Technologies Private Limited	Subsidiary
12	Monk Tech Labs Pte. Ltd	Subsidiary
13	Integrow Asset Management Private Limited	Subsidiary
14	Monk Tech Venture Private Limited	Subsidiary
15	NestAway Technologies Private Limited	Subsidiary



(Amount in INR lakhs, unless otherwise stated)

STATEMENT OF CONSOLIDATED AUDITED FINANCIALS RESULTS FOR THE QUARTER AND YEAR ENDED MARCH 31, 2025

Sl no	Particulars	Quarter ended			Year ended	
		March 31, 2025	December 31, 2024	March 31, 2024	March 31, 2025	March 31, 2024
		(Audited) (Refer note 11)	(Unaudited)	(Audited) (Refer note 11)	(Audited)	(Audited)
1	Income					
	Revenue from operations	7,041	6,458	5,981	26,384	21,405
	Other income	763	565	593	2,114	1,902
	Total income	7,804	7,023	6,574	28,498	23,307
2	Expenses					
	Employee benefit expense	2,005	1,881	1,200	7,860	8,814
	Finance cost	931	613	756	2,923	2,597
	Depreciation and amortization expense	2,294	2,079	1,813	8,236	7,251
	Other expenses	3,474	3,432	3,327	13,926	12,281
	Total expenses	8,704	7,985	7,096	32,945	30,943
3	Loss before tax and exceptional items	(900)	(963)	(522)	(4,447)	(7,636)
4	Exceptional items	-	-	144	-	144
5	Loss before tax	(900)	(963)	(666)	(4,447)	(7,780)
6	Tax expense / (credit)					
	Income tax - current	103	59	26	212	35
	Taxation in respect of earlier years	(30)	-	-	(17)	-
	Deferred tax (benefit) / expenses	14	(170)	(227)	(519)	(1,220)
	Total tax expense / (credit)	87	(111)	(201)	(324)	(1,185)
7	Loss after tax	(987)	(852)	(466)	(4,123)	(6,595)
8	Other comprehensive income / (loss)					
	(i) Items that will not be reclassified subsequently to profit or loss	(33)	(3)	(41)	(32)	(45)
	(ii) Income tax relating to items that will not be reclassified subsequently to profit or loss	3	17	18	4	17
	(iii) Items that will be reclassified subsequently to profit or loss	20	(21)	(6)	(1)	(6)
	Total other comprehensive loss	(10)	(7)	(31)	(29)	(36)
9	Total comprehensive loss	(997)	(859)	(496)	(4,152)	(6,631)
10	Loss attributable to:					
	Equity shareholders of the company	(720)	(660)	(452)	(3,337)	(5,575)
	Non-controlling interest	(267)	(192)	(13)	(786)	(1,020)
	Other comprehensive income / (loss) attributable to:					
	Equity shareholders of the company	(19)	6	(35)	(25)	(51)
	Non-controlling interest	9	(13)	4	(4)	15
	Total comprehensive loss attributable to:					
	Equity shareholders of the company	(739)	(654)	(487)	(3,362)	(5,626)
	Non-controlling interest	(258)	(205)	(9)	(790)	(1,005)
11	Paid up equity share capital	2,756	2,755	1,993	2,756	1,993
12	Reserves excluding revaluation reserves as per balance sheet	NA	NA	NA	24,679	16,045
13	Earning per share of INR 5/- each (not annualized)					
	Basic (INR)	(1.33)	(1.18)	(1.14)	(6.16)	(14.16)
	Diluted (INR)	(1.33)	(1.18)	(1.14)	(6.16)	(14.16)



AUDITED CONSOLIDATED BALANCE SHEET AS AT MARCH 31, 2025

PARTICULARS	As at	
	March 31, 2025 (Audited)	March 31, 2024 (Audited)
ASSETS		
Non-current assets		
Property, plant and equipment	3,412	10,863
Right of use assets	17,723	11,552
Goodwill on consolidation	17,425	17,425
Intangible assets	6,052	5,844
Intangible assets under development	1,178	1,636
Financial assets		
Investments	702	0
Other financial assets	3,708	3,051
Deferred tax assets (net)	2,873	2,349
Income tax assets (net)	551	971
Other non-current assets	449	210
Total non-current assets	54,073	53,901
Current assets		
Financial assets		
Investments	4,267	2,512
Trade receivables	2,899	2,323
Cash and cash equivalents	965	726
Bank balances other than cash and cash equivalents	1,554	1,568
Loans	234	-
Other financial assets	759	294
Income tax assets (net)	114	-
Other current assets	2,586	3,121
Total current assets	13,378	10,544
Total Assets	67,451	64,445
EQUITY AND LIABILITIES		
Equity		
Equity share capital	2,756	1,993
Other equity	24,679	16,045
Total equity attributable to equity holders of the Company	27,435	18,038
Non-controlling interests	1,012	759
Total equity	28,447	18,797
Liabilities		
Non-current liabilities		
Financial liabilities		
Borrowings	7,605	13,556
Lease liabilities	12,742	7,766
Other financial liabilities	234	141
Provisions	505	419
Other non-current liabilities	63	43
Total non-current liabilities	21,149	21,925
Current liabilities		
Financial liabilities		
Borrowings	499	5,834
Lease liabilities	6,491	5,168
Trade payables		
a) Dues of micro and small enterprises	104	207
b) Dues of creditors other than micro and small enterprises	3,148	3,262
Other financial liabilities	6,516	7,629
Provisions	98	91
Current tax liabilities	80	-
Other current liabilities	924	1,532
Total current liabilities	17,855	23,723
Total Equity and Liabilities	67,451	64,445



AUDITED CONSOLIDATED CASH FLOW STATEMENT FOR THE YEAR ENDED MARCH 31, 2025

PARTICULARS	Year ended	
	March 31, 2025	March 31, 2024
	(Audited)	(Audited)
Cash flows from operating activities		
Loss before tax	(4,447)	(7,780)
Adjustments for:		
Depreciation and amortization expenses	8,236	7,252
Share based payments	613	1,164
Finance cost	2,923	2,597
Provision for doubtful debts	-	295
Interest income on deposits and debentures	(328)	(408)
Interest income on security deposits	(163)	(126)
Interest on income tax refund	(78)	(186)
Gain on lease terminated and lease liability no longer required written back	(1,028)	(609)
Profit on sale of current investments (mutual funds)	(38)	(5)
(Gain) / loss on sale of property, plant and equipment	(1)	5
Reversal of provisions	(441)	-
Gain on foreign currency transactions and translations	(11)	(8)
Operating profit before working capital changes	6,237	2,191
Changes in working capital		
Increase in trade receivables	(138)	(183)
Increase in non-current and current financial assets	(1,357)	(694)
Increase in non-current and current other assets	(84)	(756)
(Decrease) / increase in non-current and current other financial liabilities	(845)	1,273
(Decrease) / increase in trade payables	(56)	559
Decrease in non-current and current other current liabilities	(249)	(213)
Cash generated from operations	2,508	2,076
Income tax refund / (paid) (net)	182	(66)
Interest on income tax refund	78	30
Net cash flow generated from operating activities (A)	2,768	2,020
Cash flows from investing activities		
Payment for property, plant and equipment, intangible assets and intangible assets	(1,938)	(10,445)
Proceeds from sale of property, plant and equipment	344	5
Payment for investment in subsidiary companies	(644)	(8,131)
Investment in financial assets - investments	(2,418)	(843)
Net proceeds from deposits	102	2,404
Interest received	328	431
Net cash flow used in investing activities (B)	(4,226)	(16,579)
Cash flows from financing activities		
Proceeds from issue of equity shares (net)	12,218	186
Proceeds from issue of equity shares by subsidiary	1,507	-
Proceeds from loan - related parties	1,597	4,660
Repayment of loan - related parties	(4,660)	-
Proceeds from borrowings - bank	4,075	19,177
Repayment of borrowings - bank	(4,879)	(5,024)
Repayment of lease liability, net of interest	(5,036)	(4,624)
Interest and other finance charges paid	(2,974)	(2,183)
Net cash flow generated from financing activities (C)	1,846	12,192
Net increase / (decrease) in cash and cash equivalents (A+B+C)	386	(2,366)
Cash and cash equivalents at the beginning of the year	726	2,026
Cash and cash equivalents received on acquisition of subsidiaries	-	1,066
Cash and cash equivalents on de-recognition of subsidiaries	(149)	-
Cash and cash equivalents at the end of the year	965	726
Cash and cash equivalents comprise		
Balances with banks		
Current accounts	561	505
Fixed deposit with maturity for less than 3 months	404	221
Total cash and cash equivalents at end of the year	965	726



AUDITED CONSOLIDATED SEGMENT INFORMATION FOR THE QUARTER AND YEAR ENDED MARCH 31, 2025

The Company's operations predominantly relate to providing software solutions in the real estate sector. The organisational and reporting structure of the Company is based on Strategic Business Units (SBU) concept. The SBUs are primarily cost centre segments. SBU's are the operating segments for which separate financial information is available and for which operating results are evaluated regularly by management in deciding how to allocate resources and in assessing performance. These SBU's provide end-to-end information technology solutions on time and material contracts or fixed contracts, entered into with customers. The Chief Operating Decision Maker (CCDM) reviews the operations of the group as one operating segment on the basis of SBUs.

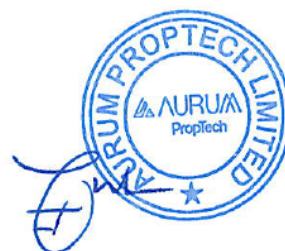
The Company's primary reportable segments consist of the following SBUs, which are based on the risks and returns in different areas of the operations: Rental, Distribution, Capital and Others. 'Rental' operations comprise of activities where the Company derives revenue from customers for services offered through comprehensive technology based suite of solutions tailored for renters, property owners, and property managers. 'Distribution' operations comprise of activities where the Company derives revenue from customers for the data analytics offerings and the licencing of the CRM products. 'Capital' operations comprise of activities where the Company derives revenue from customers for the management of investments through technology based platforms (Refer note 3 below).

The following table sets forth Revenues and Results by areas of operations based on the business units under which billing to customer has been made during the reported period:

SL No.	Particulars	Quarter ended			Year ended	
		March 31, 2025	December 31, 2024	March 31, 2024	March 31, 2025	March 31, 2024
		(Audited) (Refer note 11)	(Unaudited)	(Audited) (Refer note 11)	(Audited)	(Audited)
1	Segment Revenue					
	Rental	4,505	4,398	3,724	16,862	13,289
	Distribution	2,119	1,785	1,945	7,928	7,444
	Capital	417	275	312	1,594	672
	Total	7,041	6,458	5,981	26,384	21,405
2	Segment Results					
	Rental	(553)	(365)	(53)	(1,454)	(1,766)
	Distribution	589	244	502	1,101	(617)
	Capital	(166)	(235)	(220)	(739)	(1,472)
	Total	(130)	(356)	229	(1,092)	(3,855)
	Less: Finance cost	931	613	756	2,923	2,597
	Less: Other un-allocable expenditure - net	161	(7)	139	(432)	1,328
	Loss before tax	(900)	(963)	(666)	(4,447)	(7,780)
3	Segment Assets					
	Rental	44,044	37,908	36,521	44,044	36,521
	Distribution	10,143	9,630	9,092	10,143	9,092
	Capital	5,520	5,699	12,309	5,520	12,309
	Unallocable Corporate assets	7,744	7,035	6,522	7,744	6,522
	Total Assets	67,451	60,272	64,444	67,451	64,444
4	Segment Liabilities					
	Rental	26,107	19,657	19,643	26,107	19,643
	Distribution	2,672	2,096	3,119	2,672	3,119
	Capital	1,047	1,181	7,917	1,047	7,917
	Unallocable Corporate liabilities	9,178	7,965	14,969	9,178	14,969
	Total Liabilities	39,004	31,120	45,648	39,004	45,648

NOTES :

- The Consolidated audited financials results for the quarter and year ended March 31, 2025 have been reviewed by audit committee and approved by the Board of Directors at the its meeting held on April 25, 2025. The statutory auditors of the company have expressed an unmodified opinion on the standalone audited financial results for the year ended March 31, 2025.
- The consolidated financial results relate to Aurum PropTech Group. The Group consists of Aurum PropTech Limited ('the Company') and its subsidiaries and Step down Subsidiaries mentioned below :
 - K2V2 Technologies Private Limited (Subsidiary)
 - Liv Real Solutions Private Limited (formerly known as Aurum RealTech Services Private Limited) (Wholly Owned Subsidiary)
 - Aurum Softwares & Solutions Private Limited (Wholly Owned Subsidiary)
 - Monk Tech Labs Pte. Ltd (Foreign Subsidiary)
 - Helloworld Technologies India Private Limited (Wholly Owned Subsidiary)
 - Integrow Asset Management Private Limited (Subsidiary)
 - Aurum Analytica Private Limited (formerly known as Blink Advisory Services Private Limited) (Wholly Owned Subsidiary)
 - Monk Tech Venture Private Limited (Subsidiary)
 - Cuneate Services Private Limited (Wholly Owned Subsidiary)
 - YieldWiseX Technologies Private Limited (formerly known as Vartaman Consultants Private Limited) (Wholly Owned Subsidiary)
 - NestAway Technologies Private Limited (Subsidiary)
 - Imogentechno Delta Park Private Limited (Wholly Owned Subsidiary) (effective January 09, 2024) (upto June 26, 2024)
 - Wisetechno Private Limited (Wholly Owned Subsidiary) (effective January 10, 2024) (upto September 28, 2024)
 - Bonds Brain Technologies Private Limited (Wholly Owned Subsidiary)



- 3 During the current financial year, from the quarter ended September 30, 2024, the Company has reported its segment information under the new segments. In the previous reporting periods, the Company classified its operations under the segments 'SAAS' (Software as a Service) and 'RAAS' (Real Estate as a Service). Based on the evolving nature of the business and the way the Chief Operating Decision Maker (CODM) reviews the Company's operations, the strategic business units (SBUs) have been redefined and its segment information provided in the financial statements have been realigned accordingly. The new segments identified for financial reporting are Rental, Distribution and Capital. Previous period's / year's figures have been reclassified as per the new segments.
- 4 During the quarter ended June 30, 2024, the Company had received INR 12,120 lakhs towards first call of INR 30 per share (comprising of INR 1.87 towards face value and a premium of INR 28.13 per Right Equity Share) on account of 4,03,99,270 shares and the trading of these partly paid shares were effective from May 7, 2024.
- 5 The Board of Directors of the Company in its meeting held on April 27, 2023, considered the acquisition of NestAway Technologies Private Limited ('Nestaway') and delegated the power to the Executive Investment Committee to invest up to INR 9,000 lakhs. The Executive Investment Committee of the Company in its meeting held on June 01, 2023, approved the acquisition of upto 100% equity share capital of Nestaway for a cash consideration of up to INR 9,000 lakhs. The Share Purchase Agreement has been executed on June 28, 2023.
During the previous year ended March 2024, the Company has acquired 93.64% of the equity shares of Nestaway by paying INR 7,791 lakhs. The Company has acquired control over Nestaway w.e.f. July 13, 2023 and as required under IND AS 110 Nestaway has been accounted as a subsidiary of the Company and the assets and liabilities have been recorded at fair values based on the purchase price allocation conducted by an independent valuer. The Company in its consolidated Financial Statement has recorded these fair values and resultant goodwill and intangible assets as per Ind AS 103.
During the year, the Company has acquired another 5.06% of the equity shares of Nestaway by paying INR 416 lakhs and made an additional investment of INR. 475 lakhs in its share capital. The Company is currently holding 98.73% of the equity value capital of NestAway.
- 6 The Board of Directors of the Company in its meeting held on September 10, 2024, approved the strategic realignment of its material subsidiary K2V2 Technologies Private Limited ('K2V2') to enhance focus on its core technology offerings and leverage its established scale. Based on the approval of the Boards of the Company and K2V2, during the current financial year, (i) the Company increased its stake in K2V2 to 81.27% from 44.44% for additional investment of INR 112.30 lakhs (ii) K2V2 has sold its operations of the business units Bayond Walls and Kylas w.e.f. July 1, 2024. Accordingly, on and from the quarter starting July 1, 2024 the financial results of K2V2 comprise of assets in relation to Sell do.
- 7 During the previous year ended March 31, 2024, the Company has incorporated two entities viz. 1) Imogentechno Delta Park Private Limited (IML) and 2) Wisetechno Private Limited (WSL) with an objective of operating as a Special Purpose Vehicle (SPV) for its fractional ownership business. The Securities and Exchange Board of India ('SEBI'), vide notification dated on March 08, 2024, introduced a regulatory framework for the facilitation of Small and Medium Real Estate Investment Trusts ('SM REITs') by amending the SEBI (Real Estate Investment Trusts) Regulations, 2014 ('REIT Regulations'), through SEBI (Real Estate Investment Trusts) (Amendment) Regulations, 2024 ('Amended REIT Regulations'), thereby, paving the way to make real estate investment more accessible to wider set of investors and to regulate and foster growth in Fractional Ownership investment. The framework has given time period of a total one year for the existing businesses under the model of fractional ownership to comply with the regulation. The management has obtained an independent legal opinion on the business model of the two SPVs and is compliant since the same was commenced before notification of the regulation. The Company has initiated the process of migration to Amended REIT Regulations to comply with the said regulations. With new investors, coming in, IML and WSL has ceased to be subsidiaries of the company w.e.f. June 26, 2024 and Sep 28, 2024 respectively.
- 8 The Company is developing new products whose feasibility has been established, enhancing and increasing functionality of existing technology / softwares with a clear objective of deriving future economic benefit from the same. The Company during the quarter and year ended March 31, 2025, has capitalised INR 996 lakhs and INR 1801 lakhs respectively mainly on account of cost incurred on its own product team and management team directly involved in development of its intangibles assets.
- 9 During the quarter and year ended March 31, 2025, Company has recognised deferred tax liability of INR 14 lakhs and deferred tax asset of INR 519 lakhs respectively. Deferred tax assets are mainly relating to unused tax losses that are considered to be able to offset against the Company's taxable profits expected to arise in the subsequent years. Management has based the assessment on the basis of business plan of improved business performance largely due to organisation restructuring and hiring of skilled resources to take business to the next level.
- 10 Items that will not be reclassified to profit or (loss) represents remeasurement of defined benefit obligation. Items that will be reclassified to profit or (loss) represents exchange differences on translation of foreign operations.
- 11 The figures for the quarter ended March 31, 2025 and March 31, 2024 are the balancing figures between the audited figures in respect of the full financial year and limited reviewed year to date figures upto the quarter ended December 31, 2024 and December 31, 2023 respectively.
- 12 "0" denotes amount less than INR 0.5 lakhs.
- 13 Previous period's / year's figures have been regrouped and reclassified wherever necessary.

For and on behalf of the Board of Directors




Onkar Shetye
Executive Wholetime Director
Place : Navi Mumbai
Date : April 25, 2025
DIN : 06372831

Independent Auditor's Report on Audited Standalone Financial Results for the quarter and year ended March 31, 2025

[pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended]

To

The Board of Directors
Aurum PropTech Limited

Opinion

We have audited the accompanying Standalone Financial Results of **Aurum PropTech Limited** (the "Company") for the quarter and year ended March 31, 2025 ("Standalone Financial Results"), attached herewith, being submitted by the Company pursuant to the requirement of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

In our opinion and to the best of our information and according to the explanations given to us these Standalone Financial Results:

- i. are presented in accordance with the requirements of Regulation 33 of the Listing Regulations in this regard; and
- ii. give a true and fair view in conformity with the recognition and measurement principles laid down in the applicable Indian accounting standards under Section 133 of the Companies Act, 2013 (the "Act") and other accounting principles generally accepted in India of the net loss and other comprehensive income and other financial information for the year ended March 31, 2025.

Basis for Opinion

We conducted our audit in accordance with the Standards on Auditing (SAs) specified under section 143(10) of the Companies Act, 2013 (the Act). Our responsibilities under those Standards are further described in the 'Auditor's Responsibilities for the Audit of the Standalone Financial Results' section of our report. We are independent of the Company in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the Standalone Financial Results under the provisions of the Companies Act, 2013 and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.



Management's Responsibilities for the Standalone Financial Results

These Standalone Financial Results have been prepared on the basis of the Standalone Financial Statements. The Company's Board of Directors are responsible for the preparation of these Standalone Financial Results that give a true and fair view of the net profit and other comprehensive income and other financial information in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34, 'Interim Financial Reporting' prescribed under Section 133 of the Act read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and design, implementation and maintenance of adequate internal financial controls that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the Standalone Financial Results that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the Standalone Financial Results, the Board of Directors are responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Board of Directors either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

The Board of Directors are also responsible for overseeing the Company's financial reporting process.

Auditor's Responsibilities for the Audit of the Standalone Financial Results

Our objectives are to obtain reasonable assurance about whether the Standalone Financial Results as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these Standalone Financial Results.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:



- Identify and assess the risks of material misstatement of the Standalone Financial Results, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Board of Directors.
- Conclude on the appropriateness of the Board of Directors' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the Standalone Financial Results or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the Standalone Financial Results, including the disclosures, and whether the Standalone Financial Results represent the underlying transactions and events in a manner that achieves fair presentation.

Materiality is the magnitude of misstatements in the Standalone Financial Results that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the Standalone Financial Results may be influenced. We consider quantitative materiality and qualitative factors in (i) planning the scope of our audit work and in evaluating the results of our work; and (ii) to evaluate the effect of any identified misstatements in the Standalone Financial Results.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all



relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

Other Matter

1. We have not audited the comparative financial information, appearing in the Statement, of the corresponding quarter ended March 31, 2024 and Standalone Financial Results for the year April 01, 2023 to March 31, 2024. The comparative financial information, appearing in the Statement, of the corresponding quarter ended March 31, 2024 and financial statements for the year April 01, 2023 to March 31, 2024 were audited by the previous auditor whose reports dated April 29, 2024 expressed an unmodified opinion on those standalone financial statements/ results. Our Conclusion is not modified in respect of this matter.
2. The Standalone Financial Results include the results for the quarter ended March 31, 2025 being the balancing figure between the audited figures in respect of the full financial year and the published unaudited year to date figures up to the third quarter of the current financial year which were subject to limited review by us.

For Kirtane & Pandit LLP

Chartered Accountants

Firm Registration No.105215W/W100057



Suhrud Lele

Partner

Membership No.: 121162



UDIN: 25121162BMJHUP4371

Navi Mumbai, April 25, 2025



(Amount in INR lakhs, unless otherwise stated)

STATEMENT OF STANDALONE AUDITED FINANCIALS RESULTS FOR THE QUARTER AND YEAR ENDED MARCH 31, 2025

Sl no	Particulars	Quarter ended			Year ended	
		March 31, 2025	December 31, 2024	March 31, 2024	March 31, 2025	March 31, 2024
		(Audited) (Refer note 10)	(Unaudited)	(Audited) (Refer note 10)	(Audited)	(Audited)
1	Income					
	Revenue from operations	269	307	258	1,221	1,079
	Other income	885	574	481	2,176	1,433
	Total income	1,154	881	739	3,397	2,512
2	Expenses					
	Employee benefit expense	207	237	124	912	1,297
	Finance costs	179	156	346	724	910
	Depreciation and amortization expense	161	166	195	660	795
	Other expenses	500	300	133	1,358	1,121
	Total expenses	1,047	859	798	3,652	4,123
3	Profit / (Loss) before tax and Exceptional items	107	22	(59)	(255)	(1,611)
4	Exceptional items	-	-	79	-	79
5	Profit / (Loss) before tax	107	22	(138)	(255)	(1,690)
6	Tax expenses					
	Income tax - current	-	-	-	-	-
	Taxation in respect of earlier years	-	-	-	12	-
	Deferred tax (benefit) / expenses	155	(34)	35	8	(351)
	Total tax	155	(34)	35	20	(351)
7	Profit / (Loss) after tax	(48)	56	(173)	(275)	(1,339)
8	Other comprehensive income					
	(i) Items that will not be reclassified subsequently to profit or loss	4	4	8	9	(7)
	(ii) Income tax relating to items that will not be reclassified subsequently to profit or loss	(1)	1	(2)	(2)	2
	Total other comprehensive income	3	5	6	7	(5)
9	Total comprehensive Income	(45)	61	(167)	(268)	(1,344)
10	Paid up equity share capital (Face value of INR 5/- each)	2,756	2,755	1,993	2,756	1,993
11	Reserves excluding revaluation reserves as per Balance Sheet	NA	NA	NA	33,491	21,884
12	Earning per share of INR 5/- each (not annualized)					
	Basic (INR)	(0.09)	0.10	(0.44)	(0.51)	(3.39)
	Diluted (INR)	(0.09)	0.10	(0.44)	(0.51)	(3.39)



(Amount in INR lakhs, unless otherwise stated)

AUDITED STANDALONE BALANCE SHEET AS AT MARCH 31, 2025

Particulars	As at	
	March 31, 2025 (Audited)	March 31, 2024 (Audited)
ASSETS		
Non-current assets		
Property, plant and equipment	2,801	2,995
Right of use assets	111	525
Intangible assets	904	614
Intangible assets under development	313	427
Financial assets		
Investments	26,120	23,304
Loans	581	1,231
Other financial assets	229	171
Deferred tax assets (net)	871	882
Other non-current assets	409	250
Total non-current assets	32,339	30,399
Current assets		
Financial assets		
Investments	3,217	1,500
Trade receivables	359	309
Cash and cash equivalents	102	47
Bank balances other than cash and cash equivalents	1,425	1,550
Loans	7,642	4,321
Other financial assets	283	254
Income tax assets (net)	113	1,258
Other current assets	176	393
Total current assets	13,297	9,632
Total Assets	45,636	40,031
EQUITY AND LIABILITIES		
Equity		
Equity share capital	2,756	1,993
Other equity	33,492	21,884
Total equity	36,248	23,877
Liabilities		
Non-current liabilities		
Financial liabilities		
Borrowings	7,550	9,272
Lease liabilities	-	342
Other financial liabilities	233	141
Provisions	14	19
Other non-current liabilities	63	43
Total non-current liabilities	7,860	9,817
Current liabilities		
Financial liabilities		
Borrowings	457	4,600
Lease liabilities	131	248
Trade payables	-	-
a) Dues of micro and small enterprises	20	25
b) Dues of creditors other than micro and small enterprises	33	140
Other financial liabilities	847	1,267
Other current liabilities	40	57
Total current liabilities	1,528	6,337
Total liabilities	9,388	16,154
Total Equity and Liabilities	45,636	40,031



(Amount in INR lakhs, unless otherwise stated)

AUDITED STANDALONE CASH FLOW STATEMENT FOR THE PERIOD ENDED MARCH 31, 2025

Particulars	Year ended	
	March 31, 2025 (Audited)	March 31, 2024 (Audited)
Cash flow from operating activities		
Loss before tax	(255)	(1,690)
Adjustments for:		
Depreciation and amortization expenses	660	795
Share based payments	276	483
Finance costs	724	910
Provision for doubtful debts	-	21
Interest income on deposits	(75)	(68)
Interest income on loans	(804)	(424)
Interest income on debentures	(193)	(144)
Interest income on security deposits	(32)	(22)
Interest on income tax refund	(61)	(156)
Income on investments measured at fair value	(541)	(319)
Profit on sale of current investments (mutual funds)	(24)	(2)
Reversal of provisions	(259)	-
Gain on foreign currency transactions and translations	(2)	(9)
Operating loss before working capital changes	(586)	(625)
Changes in working capital:		
Increase in trade receivable	(50)	(43)
Decrease in non current and current financial assets	221	428
(Increase) / decrease in non-current and current other assets	57	226
Decrease in non-current and current other financial liabilities	25	(74)
(Decrease) / increase in trade payables	(112)	56
Increase in non-current and current other current liabilities	7	19
Cash used in operations	(438)	(13)
Income tax refund / (paid) (net)	1,133	(223)
Interest on income tax refund	61	156
Net cash flow generated from/ (used in) operating activities (A)	756	(80)
Cash flow from investing activities		
Payment for property, plant and equipment, intangible assets and intangible assets under development	(468)	(475)
Payment for investment in subsidiary companies	(2,058)	(9,578)
Proceeds from / (investment in) financial assets - investments	(1,900)	1,100
Loan given to subsidiary companies	(4,986)	(6,274)
Loan repaid by subsidiary companies	2,316	65
Net proceeds from deposits	212	432
Interest received	866	755
Net cash flow used in investing activities (B)	(6,018)	(13,975)
Cash flow from financing activities		
Proceeds from issue of equity shares (net)	12,218	194
Proceeds from loan - related parties	1,597	5,267
Repayment of loan - related parties	(5,230)	(37)
Proceeds from borrowings - bank	2,188	8,209
Repayment of borrowings - bank	(4,400)	-
Repayment of lease liability, net of interest	(219)	(205)
Interest and other finance charges paid	(817)	(845)
Net cash flow generated from financing activities (C)	5,317	12,583
Net increase/ (decrease) in cash and cash equivalents (A+B+C)	55	(1,472)
Cash and cash equivalents at the beginning of the year	47	1,519
Cash and cash equivalents at the end of the year	102	47
Cash and cash equivalents comprise		
Balances with banks		
Current accounts	102	47
Fixed deposit with maturity for less than 3 months	-	-
Total cash and cash equivalents at end of the year	102	47



AURUM PROPTECH LIMITED

Registered Office : Aurum Q1, Aurum Q Paré, Thane Belapur Road, Navi Mumbai, Thane, Maharashtra 400710, India
CIN No. L72300MH2013PLC244874

(Amount in INR lakhs, unless otherwise stated)

NOTES :

- 1 The above Standalone results were reviewed by the Audit Committee on April 25, 2025 and were thereafter approved by the Board at its meeting held on April 25, 2025.
- 2 As per Ind AS 108- "Operating Segment", segment information has been provided in the Consolidated Financial Statements.
- 3 During the quarter ended June 30, 2024, the Company had received INR 12,120 lakhs towards first call of INR 30 per share (comprising of INR 1.87 towards face value and a premium of INR 28.13 per Right Equity Share) on account of 4,03,99,270 shares and the trading of these partly paid shares were effective from May 7, 2024.
- 4 The Board of Directors of the Company in its meeting held on April 27, 2023, considered the acquisition of NestAway Technologies Private Limited ('Nestaway') and delegated the power to the Executive Investment Committee to invest up to INR. 9,000 lakhs. The Executive Investment Committee of the Company in its meeting held on June 01, 2023, approved the acquisition of upto 100% equity share capital of Nestaway for a cash consideration of up to INR 9,000 lakhs. The Share Purchase Agreement has been executed on June 28, 2023. During the previous year ended March 2024, the Company has acquired 93.64% of the equity shares of Nestaway by paying INR 7,791 lakhs. The Company has acquired control over Nestaway w.e.f. July 13, 2023 and as required under IND AS 110 Nestaway has been accounted as a subsidiary of the Company and the assets and liabilities have been recorded at fair values based on the purchase price allocation conducted by an independent valuer. The Company in its consolidated Financial Statement has recorded these fair values and resultant goodwill and intangible assets as per Ind AS 103. During the year, the Company has acquired another 5.06% of the equity shares of Nestaway by paying INR 416 lakhs and made an additional investment of INR. 475 lakhs in its share capital. The Company is currently holding 98.73% of the equity value capital of NestAway.
- 5 The Board of Directors of the Company in its meeting held on September 10, 2024, approved the strategic realignment of its material subsidiary K2V2 Technologies Private Limited ("K2V2") to enhance focus on its core technology offerings and leverage its established scale. Based on the approval of the Boards of the Company and K2V2, during the current financial year, (i) the Company increased its stake in K2V2 to 81.27% from 44.44% for additional investment of INR 112.30 lakhs (ii) K2V2 has sold its operations of the business units Beyond Walls and Kyias w.e.f. July 1, 2024. Accordingly, on and from the quarter starting July 1, 2024 the financial results of K2V2 comprise of assets in relation to Sell.do.
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- 7 The Company is developing new products whose feasibility has been established, enhancing and increasing functionality of existing technology / softwares with a clear objective of deriving future economic benefit from the same. The Company during the quarter and year ended March 31, 2025, has capitalised INR 80 lakhs and INR 283 lakhs respectively mainly on account of cost incurred on its own product team and management team directly involved in development of its intangibles assets.
- 8 During the quarter and year ended March 31, 2025, Company has recognised deferred tax liabilities of INR 155 lakhs and INR 8 lakhs respectively. Deferred tax assets are mainly relating to unused tax losses that are considered to be able to offset against the Company's taxable profits expected to arise in the subsequent years. Management has based the assessment on the basis of business plan of improved business performance largely due to organisation restructuring and hiring of skilled resources to take business to the next level.
- 9 Items that will not be reclassified to profit or (loss) represents remeasurement of defined benefit obligation.
- 10 The figures for the quarter ended March 31, 2025 and March 31, 2024 are the balancing figures between the audited figures in respect of the full financial year and limited reviewed year to date figures upto the quarter ended December 31, 2024 and December 31, 2023 respectively.
- 11 "0" denotes amount less than INR 0.5 lakhs.
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For and on behalf of the Board of Directors of




Onkar Shetye
Executive Wholetime Director
Place : Navi Mumbai
Date : April 25, 2025
DIN : 06372831