

By Courier/E-mail

Ref.No.APIL/Secy/

3rd October, 2012

National Stock Exchange
of India Ltd
Exchange Plaza,
Bandra-Kurla Complex,
Bandra (East)
Mumbai – 400 051

The Delhi Stock
Exchange Association
Ltd.
D.S.E. House,
Turkman Gate,
3/1, Asaf Ali Road,
New Delhi 110 002

Bombay Stock Exchange
Limited
25th Floor, P. J. Towers,
Dalal Street,
Mumbai – 400 001

**Reg: Operational Updates for the month of September, 2012 for the
Investor(s) /Analyst(s) of the Company.**

Dear Sirs,

With reference to the captioned matter, please find attached herewith, a copy of
the Operational Updates, for the month of September, 2012 for the
Investor(s)/Analyst(s) of the Company.

This is for your information and records please.

Thanking You,

Yours faithfully,

For **Ansal Properties & Infrastructure Ltd**


(Abdul Sami)
Asst. Company Secretary



Encl: as above.

**Operational Updates
September 2012**
Ansal Properties & Infrastructure Limited
Key Highlights

Particulars	UOM	Sept-12	Sept-11	H1FY13	H1FY12
Area Sold	mn.sq.ft.	1.34	0.73	8.66	11.16
Sale Value	INR Bn	1.99	0.93	12.88	13.43
Collections	INR Bn	1.80	1.18	9.89*	8.64
Realizations	INR/sq.ft.	1,490	1,280	1,487	1,203

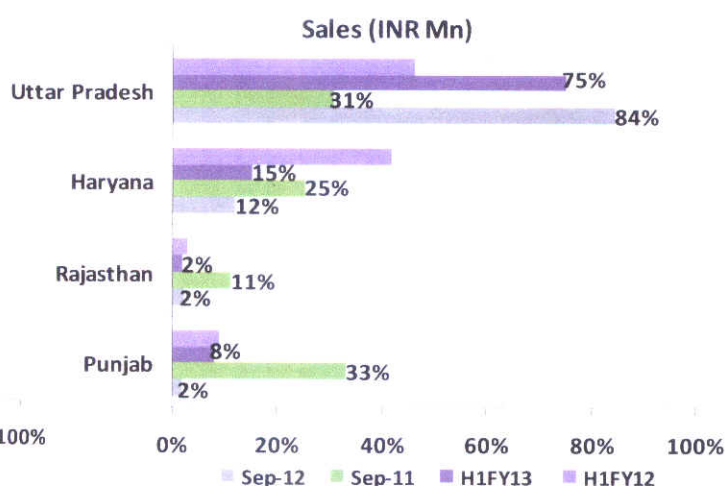
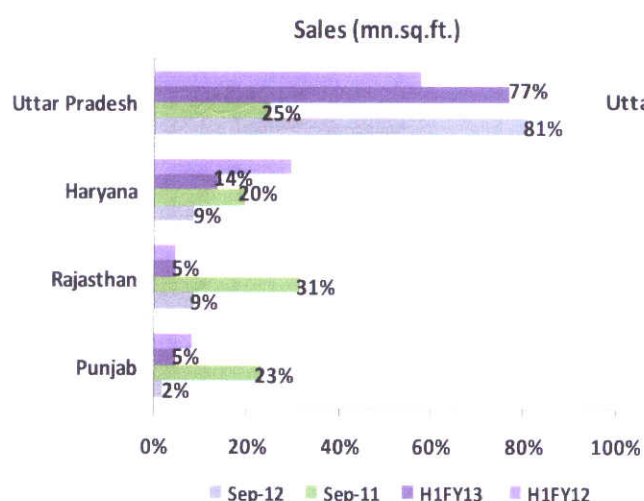
• Increase in realizations by ~24% (y-o-y) in H1FY13 due to significant increase in contribution of built up sales.

*Includes proceeds from the asset sales

Sales

- Major contributors to the sales – Sushant Megapolis, Greater Noida (~2504 acres) and Sushant Golf City, Lucknow (~3530 acres) together contributing ~63% in terms of volume and ~71% in term of value across the asset classes i.e. plots, low-rise built-ups, high rise group housings, commercial, FSI etc during Sept-12 sales.

State	Area sold (mn.sq.ft.)				Sale Value Booked (INR Mn)			
	Sep-12	Sep-11	H1FY13	H1FY12	Sep-12	Sep-11	H1FY13	H1FY12
Uttar Pradesh	1.08	0.18	6.65	6.44	1,682	286	9,689	6,195
Haryana	0.12	0.14	1.19	3.31	238	234	1,946	5,613
Rajasthan	0.12	0.23	0.42	0.51	41	104	247	399
Punjab	0.02	0.17	0.41	0.91	33	309	1,000	1,227
Total	1.34	0.73	8.66	11.16	1,994	933	12,883	13,434

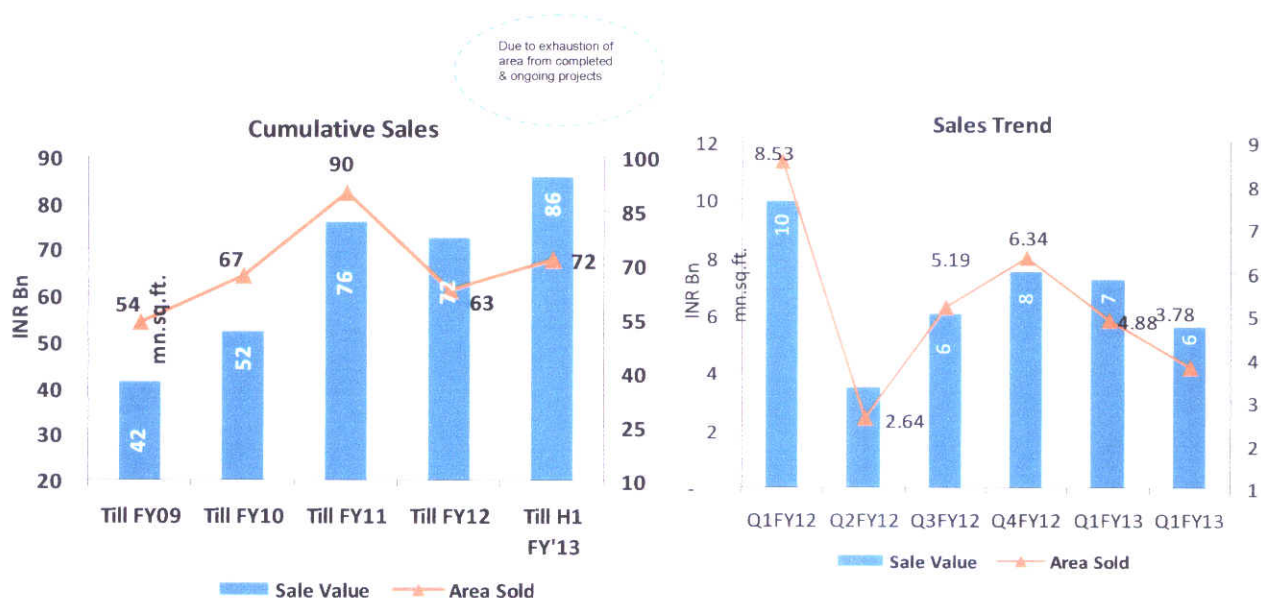


- **Mix of sales across the asset classes** - Maximum being in 'residential' segment i.e. plots, low-rise built-ups & high-rise group housings

State	Area sold (mn.sq.ft.)				Sale Value Booked (INR Mn)			
	Sep-12	Sep-11	H1FY13	H1FY12	Sep-12	Sep-11	H1FY13	H1FY12
Plots	0.17	0.52	2.77	5.18	71	400	3,369	4,462
Low-Rise Built-ups	0.04	0.09	1.00	1.08	104	266	2,954	2,991
GHS	0.51	0.06	2.14	1.21	1,305	129	4,776	3,093
Commercial	0.02	0.05	0.56	0.51	55	132	745	1,531
FSI	0.60	0.01	2.20	3.19	459	6	1,039	1,357
Total	1.34	0.73	8.66	11.16	1,994	933	12,883	13,434

Cumulative Sales & Trend

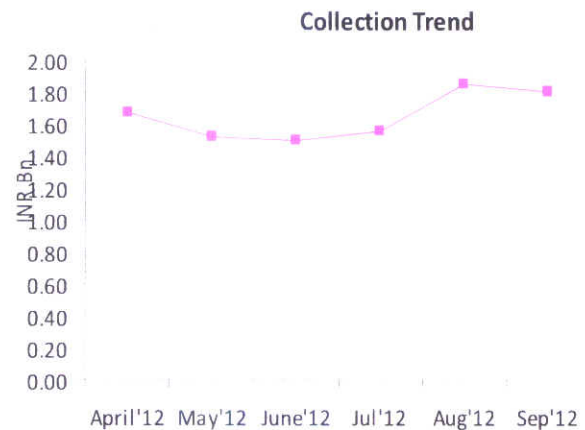
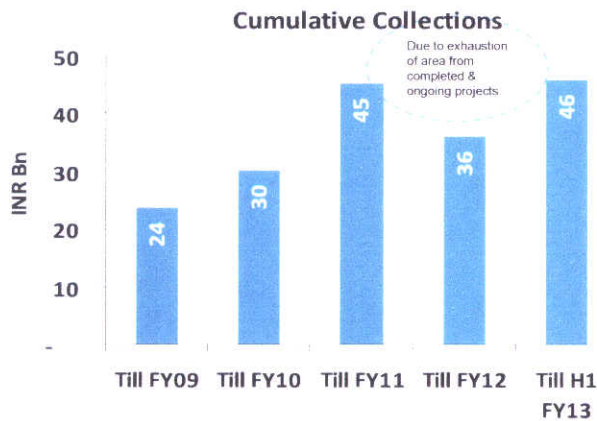
- Total area sold till Sept'12 stood at ~72 mn sq.ft (which is yet to be delivered) on a saleable area of ~290 mn sq.ft. (as on June 30, 2012). Total sale value of the area sold stood at ~Rs. 86 bn.



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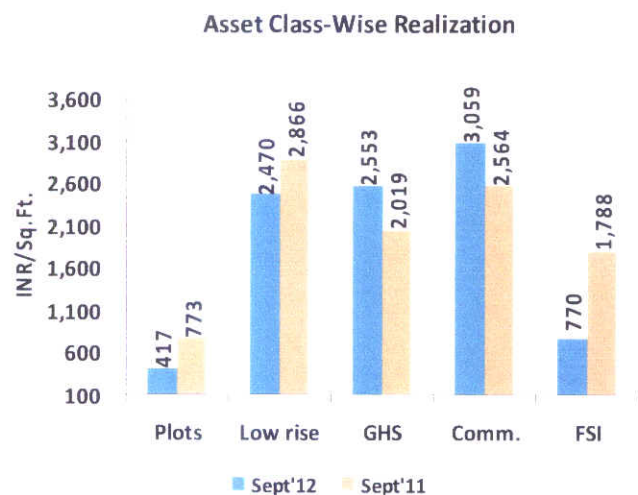
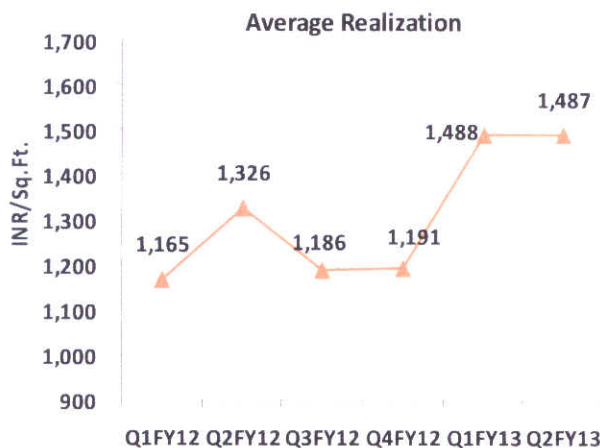
Cumulative Collections & Trend

- In Sept 2012, the company collected ~Rs 1.80 bn. Consequently, total collections till date stood at ~Rs. 46 bn and total unbilled collections (yet to be called) on sales booked till date stood at ~Rs. 40 bn.
- Cumulative Collection for H1 FY 13 stands at ~Rs 9.89 bn includes proceeds from the sale of the assets as mentioned below:
 - The Campus (Greater Noida)** – 50% of the project has been offloaded for a total value of ~Rs 780 mn collecting ~Rs 110 mn during H1 FY13.
 - Bhatinda township** – Exited out of the township for a value of ~Rs 250 mn, collecting ~Rs 170 mn during H1 FY13.



Realizations

- Realizations increased significantly by ~24% (y-o-y) to ~Rs. 1,487/sq.ft. during H1FY13. In H1FY13, the contribution of built ups has increased to 43% from 25% (y-o-y).



~End of Updates~



Operational Updates
September 2012**Ansal Properties & Infrastructure Limited****For Further Information, Please Contact:****Investor Relations**
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Email: kapil@ansalapi.com***Disclaimer***

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