Ref: CVL/SE/2026-27 **November 05, 2026**

To, **BSE Limited** Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai - 400 001.	**To,** **National Stock Exchange of India Limited** Exchange Plaza, Bandra Kurla Complex, Bandra (East), Mumbai - 400 051.
Scrip Code: 511413 & 977399 (Debt) **ISIN: INE559D01011 & INE559D08032 (Debt)**	**Symbol: CREST** **Series: EQ**

Dear Sir/ Madam,

Sub: Outcome of the Board Meeting under Regulation 30 and 51 of Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations") held on November 05, 2026

In continuation to our letter dated October 28, 2026 and pursuant to Regulation 30, 33, 51 and 52 read with Schedule III and other applicable provisions of the SEBI Listing Regulations, we wish to inform you that the Board of Directors of the Company at its Meeting held today i.e. Thursday, November 05, 2026 *inter-alia* considered and approved the Un-Audited Financial Results (Standalone and Consolidated) for the quarter and half year ended September 30, 2026, along with the Limited Review Report of the Auditor's of the Company, duly reviewed and recommended by the Audit Committee of the Company.

A copy of the Un-audited Financial Results (Standalone and Consolidated) together with the Limited Review Report is enclosed herewith as "**Annexure A**".

Further, since the Company has fully utilised the proceeds of the Non-convertible Debentures ("NCDs") for the purpose for which they were raised, the disclosures in accordance with Regulations 52(7) and 52(7A) of the SEBI Listing Regulations regarding utilization of issue proceeds of NCDs and statement of material deviation(s) or variation(s), if any, are not applicable for the quarter ended September 30, 2026.

Furthermore, the extracts of the Un-audited Financial Results shall be published in the newspaper in compliance with Regulation 47 and 52 of the SEBI Listing Regulations and the same shall also be available on the Company's website at www.crest.in, as required under Regulation 46 and 62 of the SEBI Listing Regulations.

The Meeting of the Board of Directors commenced at 03:30 p.m. and concluded at 5:30 p.m.

Kindly take the same on your records.

Thanking you,

Yours faithfully,
For **Crest Ventures Limited**
Namita Bapna
Digitally signed by Namita Bapna
Date: 2026.11.05 17:32:17 +05'30'
Namita Bapna
Company Secretary

Enclosures: a/a

N. A. SHAH ASSOCIATES LLP
Chartered Accountants

Limited Review Report on unaudited standalone financial results for the quarter and half year ended 30th September 2026 of Crest Ventures Limited pursuant to Regulation 33 and Regulation 52 of SEBI (Listing Obligation and Disclosures Requirements) Regulations, 2015 (as amended)

To,
The Board of Directors of
Crest Ventures Limited

We have reviewed the accompanying unaudited Standalone Financial Results of **Crest Ventures Limited** (the "Company") for the quarter and half year ended 30th September 2026, (the "Statement"), attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

Management's Responsibility

This Statement, which is the responsibility of the Company's Management and approved by the Company's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard 34 "Interim Financial Reporting" ('Ind AS 34'), prescribed under Section 133 of the Companies Act, 2013 read with relevant rules issued thereunder, the circulars, guidelines and directions issued by the Reserve Bank of India ("RBI") from time to time applicable of NBFC ("RBI guidelines") and other accounting principle generally accepted in India and in compliance with the Listing Regulation.

Auditor's Responsibility

Our Responsibility is to express a conclusion on the Statement based on our review.

We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410 'Review of Interim Financial Information Performed by the Independent Auditor of the Entity', issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free from material misstatement. A review is limited primarily to inquiries of the Company personnel and analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.

Conclusion

Based on our review as stated in above auditors responsibility paragraph, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard ('Ind AS') specified under section 133 of Companies Act, 2013 as amended, read with relevant rules issued thereunder, the RBI guidelines and other accounting principles generally accepted in India, have not disclosed the information required to be disclosed in terms of Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement or that it has not been prepared in accordance with the relevant prudential norms issued by the Reserve Bank of India in respect of income recognition, asset classification, provisioning and other related matters.

Emphasis of matter

As further elaborated and stated in note 8 of the Statement, deposits aggregating to Rs. 15,529.75 lakhs with certain counter parties are considered to be recoverable / adjustable based on the mortgage charge created over the properties, the joint venture agreement, the independent valuation report confirming the adequacy of security cover, and the pledge of shares held as collateral. We have relied upon the management explanation & judgement as regards the said matter. Attention has been drawn by us in limited review report for the said matter since quarter and half year ended 30th September 2025 and also in our audit report dated 22nd May 2026.

Our conclusion on the Statement is not modified in respect of the above matter.

N. A. SHAH ASSOCIATES LLP
Chartered Accountants

Limited Review Report on unaudited standalone financial results for the quarter and half year ended 30th September 2026 of Crest Ventures Limited pursuant to Regulation 33 and Regulation 52 of SEBI (Listing Obligation and Disclosures Requirements) Regulations, 2015 (as amended)

Other Matters

Share of profit (net) from investment in one limited liability partnership aggregating to Rs. 89.18 lakhs and Rs. 86.82 lakhs for the quarter and half year ended 30th September 2026, included in the Statement, is based on the unaudited financial result of such entity. This financial result has not been reviewed by their auditor and has been furnished to us by the management. According to the information and explanations given to us by the management, this financial result is not material to the Company.

Our conclusion on the Statement is not modified in respect of the above matter.

For N. A. Shah Associates LLP
Chartered Accountants
Firm Registration No: 116560W / W100149

Prashant Daftary
Partner
Membership No.: 117080
UDIN: 26117080TOGYLT7822

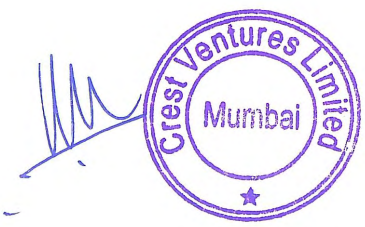
Place Mumbai
Dated: 05th November 2026

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STATEMENT OF UNAUDITED STANDALONE FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2026

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	STANDALONE					
		Quarter Ended			Half Year Ended		Year Ended
		30.09.2026	30.06.2026	30.09.2025	30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	**INCOME**						
a	Revenue from Operations						
	- Interest income	969.51	1,111.19	1,499.10	2,080.70	4,592.44	7,515.42
	- Dividend income	782.63	-	23.18	782.63	34.29	222.09
	- Financial consultancy services	15.00	65.00	39.00	80.00	39.00	319.00
	- Net gain on fair value changes	248.90	217.43	40.65	466.33	113.03	204.22
	- License fees	230.78	229.72	97.00	460.50	173.88	505.89
	- Real estate and related services	356.01	293.44	378.81	649.45	2,031.90	2,886.58
	Total Revenue from Operations	**2,602.83**	**1,916.78**	**2,077.74**	**4,519.61**	**6,984.54**	**11,653.20**
b	Other Income	109.86	2.25	0.02	112.11	0.02	16.08
	Total Income	**2,712.69**	**1,919.03**	**2,077.76**	**4,631.72**	**6,984.56**	**11,669.28**
2	**EXPENSES**						
a	Finance Costs	553.44	528.46	498.31	1,081.90	930.09	1,994.43
b	Impairment/(Reversal of Impairment) on Financial Assets (net)	(50.18)	(62.66)	115.50	(112.84)	(23.22)	(357.66)
c	Cost of Projects	-	-	76.64	-	733.24	681.22
d	Employee Benefit Expenses	512.72	465.25	478.45	977.97	855.85	1,788.09
e	Depreciation & Amortisation Expenses	125.24	111.92	82.11	237.16	151.02	400.71
f	Other Expenses	685.90	388.51	339.55	1,074.41	840.60	1,836.20
g	Share of Loss/(Reversal of Loss) from Limited Liability Partnership	(2.36)	2.36	89.08	-	123.63	68.84
	Total Expenses	**1,824.76**	**1,433.84**	**1,679.64**	**3,258.60**	**3,611.21**	**6,411.83**
3	**Profit before Tax (1-2)**	**887.93**	**485.19**	**398.12**	**1,373.12**	**3,373.35**	**5,257.45**
4	**Tax Expenses**						
a	Current Tax	160.00	70.00	162.00	230.00	900.00	1,260.00
b	Deferred Tax	(13.15)	60.45	(46.33)	47.30	(19.40)	47.82
5	**Net Profit after Tax (3-4)**	**741.08**	**354.74**	**282.45**	**1,095.82**	**2,492.75**	**3,949.63**
6	**Other Comprehensive Income**						
a	Items that will not be reclassified to profit or loss (net of tax)						
	-Actuarial gain / (loss) on post retirement benefit plans	0.53	0.54	(0.04)	1.07	(4.25)	2.15
	- Net gain / (loss) on equity instruments designated at FVTOCI	(154.51)	1,571.48	2,601.27	1,416.97	4,068.82	6,735.18
b	Items that will be reclassified to profit or loss (net of tax)	-	-	-	-	-	-
	Total Other Comprehensive Income/(Loss)	**(153.98)**	**1,572.02**	**2,601.23**	**1,418.04**	**4,064.57**	**6,737.33**
7	**Total Comprehensive Income/(Loss) (5+6)**	**587.10**	**1,926.76**	**2,883.68**	**2,513.86**	**6,557.32**	**10,686.96**
8	**Paid-up equity share capital (Face Value of ₹10/- each) (net of treasury shares)**	**2,827.18**	**2,826.88**	**2,819.68**	**2,827.18**	**2,819.68**	**2,826.68**
9	**Other Equity**	-	-	-	-	-	**1,15,202.53**
10	**Earnings per share (EPS) (Face Value of ₹10/- each) (not annualised for the interim periods)**						
	Basic (in ₹)	**2.62**	**1.25**	**1.00**	**3.88**	**8.84**	**14.00**
	Diluted (in ₹)	**2.60**	**1.25**	**0.99**	**3.85**	**8.76**	**13.88**



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Notes:

1. STANDALONE STATEMENT OF ASSETS AND LIABILITIES

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	As at 30.09.2026 Unaudited	As at 31.03.2026 Audited
A	**ASSETS**		
(1)	**Financial Assets**		
	Cash and Cash Equivalents	2,367.27	8,403.66
	Bank Balance other than Cash and Cash Equivalents	3,371.11	3,444.89
	Trade Receivables	218.31	97.25
	Loans	23,804.00	32,657.45
	Investments	74,875.43	60,034.04
	Other Financial Assets	18,358.57	15,973.57
	Sub-total Financial Assets	**1,22,994.69**	**1,20,610.86**
(2)	**Non-Financial Assets**		
	Inventories	27,787.89	25,546.71
	Current Tax Assets (net)	281.10	214.45
	Investment Property	5,050.42	5,096.72
	Property, Plant and Equipment	2,711.45	1,573.02
	Capital work-in-progress	61.74	-
	Intangible Assets Under Development	3.82	-
	Intangible Assets	18.71	15.67
	Other Non-Financial Assets	2,542.68	2,163.60
	Sub-total Non-Financial Assets	**38,457.81**	**34,610.17**
	TOTAL ASSETS	**1,61,452.50**	**1,55,221.03**
B	**LIABILITIES AND EQUITY**		
	LIABILITIES		
(1)	**Financial Liabilities**		
	Trade payables		
	Total outstanding dues of Micro Enterprises and Small Enterprises	183.82	252.27
	Total outstanding dues of creditors other than Micro Enterprises and Small Enterprises	232.76	197.88
	Debt Securities	10,023.67	10,026.63
	Borrowings (other than debt securities)	10,882.56	10,198.67
	Lease Liabilities	140.99	133.85
	Other Financial Liabilities	2,941.93	2,189.27
	Sub-total Financial Liabilities	**24,405.73**	**22,998.57**
(2)	**Non-Financial Liabilities**		
	Current Tax Liabilities (net)	9.59	4.25
	Provisions	267.49	253.63
	Deferred Tax Liabilities (net)	1,777.38	1,493.55
	Other Non-Financial Liabilities	14,699.16	12,441.82
	Sub-total Non-Financial Liabilities	**16,753.62**	**14,193.25**
(3)	**EQUITY**		
	Equity Share Capital	2,827.18	2,826.68
	Other Equity	1,17,465.97	1,15,202.53
	Sub-total Equity	**1,20,293.15**	**1,18,029.21**
	TOTAL LIABILITIES AND EQUITY	**1,61,452.50**	**1,55,221.03**

Crest Ventures Limited Mumbai

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Notes:

2. STANDALONE STATEMENT OF CASH FLOWS

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	Half Year Ended		Year Ended
		30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Audited
A	**CASHFLOW FROM OPERATING ACTIVITIES**			
	Profit Before Tax	**1,373.12**	**3,373.35**	**5,257.45**
	Adjustment for:			
	Depreciation and Amortisation	237.16	151.02	400.71
	Net gain on Fair Value Changes	(466.33)	(113.03)	(204.22)
	Interest on Lease Liabilities	5.75	7.49	12.88
	Provision for Gratuity	22.40	21.61	42.80
	Provision for Compensated Absences	7.32	7.48	(5.11)
	Share Based Payments to Employees	37.70	143.09	262.45
	Net (gain) / loss on Sale/ Discard of Property, Plant and Equipment	-	0.41	0.41
	Impairment/ (Reversal of Impairment) on Financial Assets	(112.84)	(23.22)	(357.66)
	Share of Profit / (Loss) from Joint Venture	-	(0.02)	24.74
	Share of Loss/ (Share of Profit) from Limited Liability Partnership	(86.82)	123.63	68.84
	Operating profit before working capital changes	**1,017.46**	**3,691.81**	**5,503.29**
	Adjustments for:			
	(Increase) / Decrease in Trade and Other Receivables	5,950.09	15,779.24	28,942.09
	(Increase) / Decrease in Inventories	(3,345.71)	(3,728.23)	(17,074.86)
	Increase / (Decrease) in Trade and Other Payables	3,045.87	1,783.13	12,765.86
	Net Adjustments	**5,650.25**	**13,834.14**	**24,633.09**
	Cash generated from / (used in) operations	**6,667.71**	**17,525.95**	**30,136.38**
	Direct Taxes Paid (net of refunds)	(291.97)	(752.27)	(1,603.18)
	NET CASH GENERATED FROM / (USED IN) OPERATING ACTIVITIES	**6,375.74**	**16,773.68**	**28,533.20**
B	**CASHFLOW FROM INVESTING ACTIVITIES**			
	Purchase of Property, Plant and Equipment, Intangible Asset and Investment Property (including capital advances and capital work in progress)	(142.87)	(735.71)	(901.85)
	Purchase / Subscription of Investments in Subsidiaries and Associates	(7,610.18)	(19,901.00)	(20,772.82)
	Purchase of Other Investments	(20,478.58)	(15,849.41)	(33,174.92)
	Proceeds from Sale of Other Investments	15,409.97	18,542.18	31,944.05
	(Increase) / Decrease in Other Bank Balances	73.77	(2,684.47)	(2,763.65)
	NET CASH GENERATED FROM / (USED IN) INVESTING ACTIVITIES	**(12,747.89)**	**(20,628.41)**	**(25,669.19)**
C	**CASHFLOW FROM FINANCING ACTIVITIES**			
	Proceeds from issue of Debt Securities	-	-	10,000.00
	Repayment of Debt Securities	-	-	(9,300.00)
	Proceeds from Borrowings (Other than Debt Securities)	976.00	4,568.60	4,568.60
	Repayment of Borrowings (Other than Debt Securities)	(292.11)	(949.22)	(1,225.25)
	Payment of Lease Liabilities (including interest)	(75.31)	(69.01)	(138.02)
	Amount collected by ESOP trust on exercise of employee stock options	10.00	-	140.00
	Dividend Paid	(282.82)	-	(281.67)
	NET CASH GENERATED FROM / (USED IN) FINANCING ACTIVITIES	**335.76**	**3,550.37**	**3,763.66**
	NET INCREASE / (DECREASE) IN CASH AND CASH EQUIVALENTS	**(6,036.39)**	**(304.36)**	**6,627.67**
	CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD/YEAR	**8,403.66**	**1,775.99**	**1,775.99**
	CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD/YEAR	**2,367.27**	**1,471.63**	**8,403.66**

Components of Cash and Cash Equivalents

Particulars	As at 30.09.2026	As at 30.09.2025	As at 31.03.2026
	Unaudited	Unaudited	Audited
Components of Cash and Cash Equivalents:			
Cash on hand	3.33	2.56	0.75
Cheques on hand	-	-	0.15
Balances with Banks			
- In current account (including accounts with sweep-in deposit facility)	2,363.94	1,469.07	2,401.23
- In fixed deposit with maturity of less than three months	-	-	6,001.53
Total	**2,367.27**	**1,471.63**	**8,403.66**

Crest Ventures Limited Mumbai

Note:

1) The standalone statement of cash flow has been prepared under the 'Indirect Method' set out in IND AS 7 -"Statement of Cash Flows" notified in Companies (Indian Accounting standards) Rules, 2015 (as amended).

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Notes:	
3	The above unaudited standalone financial results of Crest Ventures Limited which are published in accordance with Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended ('Listing Regulations') have been prepared in accordance with the Ind AS notified under the Companies (Indian Accounting Standards) Rules, 2015 as amended and other recognised accounting practices generally accepted in India along with the circular, guidelines and directions issued by the Reserve Bank of India (RBI) from time to time. These results have been reviewed and recommended by the Audit Committee and subsequently approved by the Board of Directors at their respective meeting held on November 05, 2026. The same has also been subjected to Limited Review by the Statutory Auditors.
4	The Company has framed "Crest-Employees Stock Option Plan 2022" ('ESOP Scheme'), which was duly approved by the Board of Directors and Shareholders of the Company. The ESOP Scheme is administered by the Crest - Employee Welfare Trust ('ESOP Trust') on behalf of the Company. The ESOP Trust has been treated as an extension of the Company and accordingly, shares held by ESOP Trust are treated as treasury shares and are netted off from the total equity share capital. Consequently, all the assets, liabilities, income and expenses of the ESOP Trust are accounted for as an assets, liabilities, income and expenses of the Company. During the quarter ended March 31, 2025 the Company had granted 2,53,000 options to the Eligible Employees pursuant to the ESOP Scheme. As at September 30, 2026, 1,78,000 equity shares are held by the ESOP Trust, of which 1,29,000 equity shares are backed by respective grants.
5	During the quarter ended September 30, 2026 eligible employees have exercised their Options and consequently the value of treasury shares are reduced by ₹ 0.30 Lakhs and subsequently equity share capital stand increased by ₹ 0.30 Lakhs.
6	Information as required by Regulation 52(4) of the Listing Regulations is attached in Annexure A of these financial results.
7	The Company has presented Segment information on the basis of the consolidated financial results as permitted by Indian Accounting Standard 108 "Operating Segments" (refer note 3 of unaudited consolidated financial results).
8	The Company had given unsecured deposits aggregating to ₹15,529.75 Lakhs with certain counterparties in connection with proposed joint development and / or arrangements during the financial years 2022-23 and 2023-24. At the time of placing the deposits, the Company had obtained and continues to hold comprehensive security in respect of these deposits, comprising the original title documents of certain underlying land parcels / properties as security, and in some cases pledge of shares provided by the counterparties and a mortgage charge over the said properties created during the quarter ended December 31, 2025. Subsequently the Company has entered into a joint venture agreement over a part of the land parcel, thereby establishing a clear development framework for monetisation of these assets. The independent valuation of the mortgaged properties and land parcels confirms that the aggregate realisable and development value of the security held is adequate to cover the carrying value of the deposits in full. Based on the mortgage charge created over the properties, the joint venture agreement, the independent valuation report confirming the adequacy of security cover, and the pledge of shares held as collateral, the management is firmly of the opinion that the carrying value of the deposits is fully recoverable and adjustable against future development obligations under the joint venture arrangements, and that no additional provision for impairment is necessary. The Company is actively pursuing development and monetisation of the underlying assets in terms of the joint venture arrangements, and expects the deposits to be fully adjusted / recovered in the ordinary course of the development cycle.
9	The Board of Directors, at their meeting held on December 18, 2025, approved a Scheme of Arrangement ("Scheme") under Sections 230 to 232 and other applicable provisions of the Companies Act, 2013, between Crest Ventures Limited ("the Company" or "Demerged Company") and Crest Capital and Investment Limited ("Resulting Company"), and their respective shareholders and creditors. The National Stock Exchange of India Limited ("NSE") and BSE Limited ("BSE"), vide their respective letters dated July 20, 2026, have conveyed no adverse observation on the draft Scheme, incorporating the comments of the Securities and Exchange Board of India. The said letters remain conditional and shall become effective only upon, receipt of the requisite regulatory approvals. As the Scheme has not received all requisite regulatory approvals and has not been sanctioned by the Hon'ble National Company Law Tribunal as on the date of approval of these results, it does not have any impact on the standalone financial results for the quarter and half year ended September 30, 2026.
10	During the quarter ended September 30, 2026, the Company has made the following investments in its wholly owned subsidiaries: (i) Investments in equity shares offered on a rights basis: (a) ₹525.00 lakhs in Crest Fincap Private Limited; (b) ₹40.00 lakhs in Crest EZY Living Private Limited; (c) ₹10.00 lakhs in Crest Prime Limited; and (d) ₹9.00 lakhs in Crest Prime Projects Private Limited. (ii) Investment of ₹6,000.00 lakhs in Optionally Fully Convertible Debentures (OFCDs) of Crest EZY Living Private Limited.
11	The Company assesses the carrying value of its inventory based on project estimates and commercial assumptions, including development potential, estimated costs to complete and expected sales realisations. These estimates are based on management's commercial assessment and are reviewed periodically and impact of changes (if any) are accounted in the period in which changes occur.

Crest Ventures Limited Mumbai

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12	Disclosures pursuant to RBI Notification - RBI/DOR/2025-26/359 DOR.ACC. REC. No.278/21.04.018/2025-26, Master Direction - Reserve Bank of India (Non-Banking Financial Companies - Financial Statements: Presentation and Disclosures) Directions, 2025 read with RBI/DOR/2025-26/352 DOR.STR.REC.271/21.04.048/2025-26, Master Direction - Reserve Bank of India (Non-Banking Financial Companies - Transfer and Distribution of Credit Risk) Directions, 2025 dated November 28, 2025:	
	A) Details of loans not in default	
	Aquired	Nil
	Transferred	Nil
	B) Details of stressed loans	
	Aquired	Nil
	Transferred	Nil
13	Read with RBI Direction - RBI/DOR/2025-26/357 DOR.STR.REC.276/21.04.048/2025-26 Reserve Bank of India (Non-Banking Financial Companies — Resolution of Stressed Assets) Directions, 2025 and RBI/DOR/2025-26/347 DOR.CRE.REC.No.266/07-01-008/2025-26 - Reserve Bank of India (Non-Banking Financial Companies— Credit Facilities) Directions, 2025 both dated November 28, 2025, as amended from time to time: The Company has not lent any funds for project finance activities during the quarter ended September 30, 2026 nor has any recoverable balance as at the same date.	
14	These standalone financial results would be available on the Company's website viz. www.crest.in and on the websites of BSE Limited and National Stock Exchange of India Limited viz. www.bseindia.com and www.nseindia.com respectively.	
15	Previous period/ year figures have been regrouped / reclassified, wherever considered necessary.	

For ***Crest Ventures Limited,***



Vijay Chorariа
Managing Director
[DIN: 00021446]

Place: Mumbai
Date : November 05, 2026

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Annexure A

Compliance related to disclosure of certain ratios and other financial information as required under Regulation 52(4) of the Listing Regulations.

Analytical Ratios and other disclosures based on Unaudited Standalone Financial Results for the Quarter and Half Year Ended September 30, 2026 :

(All amounts in ₹ Lakhs, unless otherwise stated

Sr. No.	Particulars	Quarter Ended			Half Year Ended		Year Ended
		30.09.2026	30.06.2026	30.09.2025	30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Debt-Equity ratio (no.of times)	0.17	0.17	0.17	0.17	0.17	0.17
2	Outstanding redeemable preference shares (quantity and value)	Nil	Nil	Nil	Nil	Nil	Nil
3	Debenture redemption reserve	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
4	Capital redemption reserve	Nil	Nil	Nil	Nil	Nil	Nil
5	Net Worth	1,20,293.15	1,19,959.28	1,13,609.27	1,20,293.15	1,13,609.27	1,18,029.21
6	Net Profit after tax	741.08	354.74	282.45	1,095.82	2,492.75	3,949.63
7	Earnings per share (EPS) (Face Value of ₹10/- each) (not annualised for the interim periods)						
	(a) Basic (in ₹)	2.62	1.25	1.00	3.88	8.84	14.00
	(b) Diluted (in ₹)	2.60	1.25	0.99	3.85	8.76	13.88
8	Total debts to total assets ratio	0.13	0.13	0.14	0.13	0.14	0.1
9	Net profit margin (%) (Profit after Tax/Total Income)	27.32%	18.49%	13.59%	23.66%	35.69%	33.85%
10	Sector specific equivalent ratio, as applicable						
	(a) Capital Adequacy Ratio (%)	59.79%	62.26%	71.63%	59.79%	71.63%	64.40%
	(b) Gross Stage -3 Assets (%)	-	-	-	-	-	-
	(c) Net Stage -3 Assets (%)	-	-	-	-	-	-
	(d) Provision coverage ratio for Stage-3 assets (PCR %)	-	-	-	-	-	-
	(e) Liquidity coverage ratio (%)	-	-	-	-	-	-

Note:

i) Debt service coverage ratio, Interest service coverage ratio, Current ratio, Long term debt to working capital, Bad debts to Accounts receivable ratio, Current liability ratio, Debtors turnover Inventory turnover and Operating margin ratio are not applicable since the Company is Non Banking Financial Company registered under the Reserve Bank of India Act, 1934.

ii) Debt Equity Ratio =(Debt securities+Borrowings (other than debt securities)+Intercorporate Deposits) / Total Equity.

iii) Net Worth = (Equity Share Capital + Other Equity).

iv) Total Debts to Total Assets= (Debt securities+Borrowings (other than debt securities)+Intercorporate Deposits) / Total Assets.

v) Net Profit Margin = Profit after Tax/Total Income.

vi) Capital Adequacy Ratio has been computed as per RBI guidelines.

vii) Gross Stage -3 Assets % = Gross Stage - 3 Assets/Gross total loans.

viii) Net Stage -3 Assets % = (Gross Stage- 3 Assets less impairment loss allowance for Stage -3 Assets)/ (Gross loan assets less impairment loss allowance for Stage -3).

ix) Provision Coverage Ratio for Stage-3 Assets (PCR %)= Carrying amount of impairment loss allowance for Stage -3 Assets/ Gross Stage-3 Assets.

x) As per RBI Master Direction - RBI/DOR/2025-26/359DOR.ACC.REC.No.278/21.04.018/2025-26 - Reserve Bank of India (Non-Banking Financial Companies – Financial Statements: Presentatio and Disclosures) Directions, 2025 dated November 28, 2025, since the Company's asset size is less than ₹5,000 crores, disclosure of Liquidity Coverage Ratio is not applicable.



Limited Review Report on unaudited consolidated financial results for the quarter and half year ended 30th September 2026 of Crest Ventures Limited pursuant to Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

To
The Board of Directors
Crest Ventures Limited

We have reviewed the accompanying Statement of unaudited consolidated financial results of **Crest Ventures Limited** (the "Holding Company") and its subsidiaries (the Holding Company and its subsidiaries together referred to as the "Group") and its associates for the quarter and half year ended 30th September 2026 (the "Statement"), attached herewith, being submitted by the Holding Company pursuant to the requirement of Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended (the "Listing Regulations").

Management's Responsibility for the Statement

The Statement is the responsibility of the Holding Company's Management and has been approved by the Holding Company's Board of Directors. The Statement has been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standard 34 "Interim Financial Reporting" ('Ind AS 34'), prescribed under Section 133 of the Companies Act, 2013, read with rules issued thereunder, the circulars, guidelines and directions issued by the Reserve Bank of India ("RBI") from time to time ("RBI guidelines) and other accounting principles generally accepted in India and in compliance with the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.

Auditor's responsibility

Our responsibility is to express a conclusion on the Statement based on our review.

We conducted our review of the Statement in accordance with the Standard on Review Engagements (SRE) 2410, 'Review of Interim Financial Information Performed by the Independent Auditor of the Entity' issued by the Institute of Chartered Accountants of India. This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free from material misstatement. A review is limited primarily to inquiries of the Company personnel and analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.

We also performed procedures in accordance with the circular issued by the SEBI under Regulation 33 (8) and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, to the extent applicable.

These consolidated unaudited financial results include results of the following entities:

Name of the Entity	Relationship
Crest Ventures Limited	Holding Company
Crest Finserv Limited	Wholly Owned Subsidiary
Crest Fincap Private Limited (formerly known as Crest Fincap Advisors Private Limited)	Wholly Owned Subsidiary
Crest Capital and Investment Limited (formerly known as Crest Capital and Investment Private Limited)	Wholly Owned Subsidiary
Crest Corner Private Limited	Wholly Owned Subsidiary
Crest Habitat Private Limited	Wholly Owned Subsidiary
Crest Urban Living Private Limited (formerly known as Escort Developers Private Limited)	Wholly Owned Subsidiary
Mane Green Private Limited	Wholly Owned Subsidiary
Sutlej Housing Private Limited	Wholly Owned Subsidiary (w.e.f. 24th April 2025)

N. A. SHAH ASSOCIATES LLP
Chartered Accountants

Limited Review Report on unaudited consolidated financial results for the quarter and half year ended 30th September 2026 of Crest Ventures Limited pursuant to Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

Name of the Entity	Relationship
Crest Prime Projects Private Limited	Wholly Owned Subsidiary (incorporated on 09th October 2025)
Crest Shelters Private Limited (formerly known as Allium Shelters Private Limited)	Wholly Owned Subsidiary (w.e.f. 07th October 2025)
Crest Prime Limited	Wholly Owned Subsidiary (w.e.f. 07th January 2026)
Crest EZY Living Private Limited	Wholly Owned Subsidiary (incorporated on 11th February 2026)
Crest Residency Private Limited	Subsidiary (w.e.f. 26th June 2025)
Ramayana Realtors Private Limited	Subsidiary
Crest Finserv GIFT CITY IFSC Private Limited	Step down Subsidiary (incorporated on 16th April 2025)
Picotee Mansions LLP	Step down Subsidiary - Limited Liability Partnership
LA Visual Space Developers LLP	Step down Subsidiary - Limited Liability Partnership
South Exquisite Homes LLP	Step down Subsidiary - Limited Liability Partnership (w e f 20th June 2025)
Northstar Quant Advisors LLP	Step down Subsidiary - Limited Liability Partnership (w.e.f. 18th February 2026)
EZY Living Nest Private Limited	Step down Subsidiary (incorporated on 17th August 2026)
EZY Living Spaces Private Limited	Step down Subsidiary (incorporated on 18th August 2026)
Starboard Hotels Private Limited	Associate
Classic Housing Projects Private Limited	Associate
Tamarind Global Services Private Limited	Associate
Red Dot Travel Services Private Limited	Associate
Travel Chest Services Private Limited	Associate
Kara Property Ventures LLP	Associate
Hill View Developers	Associate
Crest-Employee Welfare Trust	Employee Welfare Trust of the Holding Company

Conclusion

Based on our review conducted and procedures performed as stated in above auditor's responsibility paragraph and based on the consideration of the review reports of the subsidiaries reviewed by us and management certified accounts furnished to us, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in the aforesaid Indian Accounting Standard (Ind AS) as prescribed under Section 133 of the Companies Act 2013, read with rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, including the manner in which it is to be disclosed, or that it contains any material misstatement or that it has not been prepared in accordance with the relevant prudential norms issued by the Reserve Bank of India in respect of income recognition, asset classification, provisioning and other related matters.

N. A. SHAH ASSOCIATES LLP
Chartered Accountants

Limited Review Report on unaudited consolidated financial results for the quarter and half year ended 30th September 2026 of Crest Ventures Limited pursuant to Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

Emphasis of matter

As further elaborated and stated in note 9 of the Statement, deposits aggregating to Rs. 15,529.75 lakhs with certain counter parties are considered to be recoverable / adjustable based on the mortgage charge created over the properties, the joint venture agreement, the independent valuation report confirming the adequacy of security cover, and the pledge of shares held as collateral. We have relied upon the management explanation & judgement as regards the said matter. Attention has been drawn by us in limited review report for the said matter since quarter and half year ended 30th September 2025 and also in our audit report dated 22nd May 2026.

Our conclusion on the Statement is not modified in respect of the above matter.

Other Matters

1. The Statement includes the unaudited interim financial results of eight subsidiaries, whose financial results reflect Group's share of total assets of Rs. 16,695.01 lakhs as at 30th September 20226, total income of Rs. 1,033.00 lakhs and Rs. 2,049.84 lakhs, total net profit after tax of Rs. 84.13 lakhs and Rs. 356.30 lakhs and total comprehensive income of Rs. 36.65 lakhs and Rs. 424.73 lakhs for the quarter and half year ended 30th September 2026, respectively and cash outflows (net) of Rs. 2,962.56 lakhs for the half year ended 30th September 2026, as considered in the Statement, which have been reviewed by their respective independent auditors. The Statement also include the Group's share of net profit/(loss) after tax of Rs. (82.08) lakhs and Rs. 558.05 lakhs and total comprehensive income/(loss) of Rs. (82.08) lakhs and Rs. 558.05 lakhs for the quarter and half year ended 30th September 2026, respectively, as considered in the Statement, in respect of three associates, whose financial statement have been reviewed by their respective independent auditors. The independent auditors' limited review reports on financial results of these entities have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of these entities, is based solely on the reports of such auditors and the procedures performed by us as stated in paragraph above.
2. The Statement includes the interim financial results of eight subsidiaries which have not been reviewed by their auditors, whose interim financial results reflect total assets of Rs. 6,290.94 lakhs as at 30th September 2026, total income/(loss) of Rs. 3.96 lakhs and Rs. 5.62 lakhs, total profit/(loss) after tax of Rs. 0.38 lakhs and Rs. 0.40 lakhs, and total comprehensive income/(loss) of Rs. 0.38 lakhs and Rs. 0.40 lakhs for the quarter and half year ended 30th September 2026, respectively, and cash inflows (net) of Rs. 1,511.38 lakhs for the half year ended 30th September 2026, as considered in the Statement. The Statement also includes the Group's share of net profit/(loss) after tax of Rs. 251.04 lakhs and Rs. 174.33 lakhs and total comprehensive (loss) of Rs. 256.27 lakhs and Rs. 179.56 lakhs for the quarter and half year ended 30th September 2026, respectively, as considered in the unaudited consolidated financial results, in respect of four associates. According to the information and explanation given to us by the Management, these interim financial results are not material to the Group. Our conclusion on the Statement, in so far as it relates to the amounts included in respect of these associates, is based solely on the information and explanations given to us by the Management.

Our conclusion on the Statement 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 unaudited financial results provided by the Management.

For N. A. Shah Associates LLP
Chartered Accountants
Firm Registration No: 116560W / W100149

Prashant Daftary
Partner
Membership No.: 117080
UDIN: 26117080UWMSRD6180

N. A. SHAH ASSOCIATES LLP MUMBAI

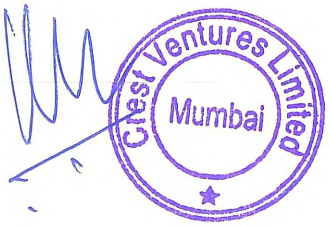
Place: Mumbai
Dated: 05th November 2026

CREST
VENTURES

STATEMENT OF UNAUDITED CONSOLIDATED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2026

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	CONSOLIDATED					
		Quarter Ended			Half Year Ended		Year Ended
		30.09.2026	30.06.2026	30.09.2025	30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	**INCOME**						
a	Revenue from Operations						
	- Interest income	1,293.16	1,379.46	1,789.98	2,672.62	5,262.44	8,818.27
	- Dividend income	790.20	-	23.68	790.20	34.79	42.75
	- Net gain on fair value changes	319.31	293.69	19.94	613.00	138.26	258.16
	- Net gain on previously held equity interest in associate	-	-	-	-	71.02	71.02
	- Financial and related services	721.84	766.69	606.16	1,488.53	1,312.47	2,914.47
	- Income from securities trading	17.40	(7.48)	38.35	9.92	89.98	106.52
	- License fees	230.78	229.72	97.00	460.50	173.88	505.89
	- Real estate and related services	356.02	361.56	378.81	717.58	2,181.91	3,197.08
	Total Revenue from Operations	**3,728.71**	**3,023.64**	**2,953.92**	**6,752.35**	**9,264.75**	**15,914.16**
b	Other Income	108.24	4.57	0.13	112.81	0.13	8.87
	Total Income	**3,836.95**	**3,028.21**	**2,954.05**	**6,865.16**	**9,264.88**	**15,923.03**
2	**EXPENSES**						
a	Finance Costs	556.77	533.73	498.35	1,090.50	936.68	2,006.03
b	Impairment/(Reversal of Impairment) on Financial Assets (net)	(66.52)	(24.68)	222.52	(91.20)	136.09	(142.59)
c	Cost of Projects	0.01	17.86	76.65	17.87	775.14	802.09
d	Employee Benefit Expenses	958.66	831.63	828.37	1,790.29	1,525.45	3,202.15
e	Depreciation & Amortisation Expenses	161.94	146.67	111.99	308.61	209.55	525.50
f	Other Expenses	1,039.18	678.05	552.47	1,717.23	1,277.15	3,008.45
g	Share of Loss/ (Reversal of Loss) from Limited Liability Partnership	(2.36)	2.36	87.87	-	122.58	67.78
	Total Expenses	**2,647.68**	**2,185.62**	**2,378.22**	**4,833.30**	**4,982.64**	**9,469.41**
3	Add: Share of Profit/(Loss) of Associates	79.78	565.78	(17.06)	645.56	(205.38)	45.73
4	**Profit before Tax (1-2+3)**	**1,269.05**	**1,408.37**	**558.77**	**2,677.42**	**4,076.86**	**6,499.35**
5	**Tax Expenses**						
a	Current Tax	279.72	218.26	248.58	497.98	1,170.94	1,721.84
b	Deferred Tax	52.58	43.50	(63.29)	96.08	(41.58)	(9.53)
6	**Net Profit after Tax (4-5)**	**936.75**	**1,146.61**	**373.48**	**2,083.36**	**2,947.50**	**4,787.04**
7	**Other Comprehensive Income**						
a	Items that will not be reclassified to profit or loss (net of tax)						
	-Actuarial gain / (loss) on post retirement benefit plans	(17.52)	0.96	(4.68)	(16.56)	(4.92)	3.87
	- Net gain / (loss) on equity instruments designated at FVTOCI	(189.98)	1,689.51	2,454.23	1,499.53	3,921.78	6,315.40
	- Share of other comprehensive income/(loss) of equity accounted investees	5.23	-	-	5.23	-	0.08
b	Items that will be reclassified to profit or loss (net of tax)						
	- Foreign exchange translation reserve	7.32	(1.27)	(0.23)	6.05	(0.23)	32.31
	Total Other Comprehensive Income/(Loss)	**(194.95)**	**1,689.20**	**2,449.32**	**1,494.25**	**3,916.63**	**6,351.66**
8	**Total Comprehensive Income/(Loss) (6+7)**	**741.80**	**2,835.81**	**2,822.80**	**3,577.61**	**6,864.13**	**11,138.70**
9	**Net Profit/(Loss) attributable to :**						
	Owners of the Company	965.03	1,134.13	371.60	2,099.16	2,890.64	4,683.43
	Non-controlling interests	(28.28)	12.48	1.88	(15.80)	56.86	103.61
10	**Other Comprehensive Income/(Loss) attributable to :**						
	Owners of the Company	(195.59)	1,688.56	2,449.99	1,492.97	3,917.97	6,349.11
	Non-controlling interests	0.64	0.64	(0.67)	1.28	(1.34)	2.55
11	**Total Comprehensive Income/(Loss) attributable to :**	-					
	Owners of the Company	769.44	2,822.69	2,821.59	3,592.13	6,808.61	11,032.54
	Non-controlling interests	(27.64)	13.12	1.21	(14.52)	55.52	106.16
12	**Paid-up equity share capital (Face Value of ₹10/- each) (net of treasury shares)**	**2,827.18**	**2,826.88**	**2,819.68**	**2,827.18**	**2,819.68**	**2,826.68**
13	**Other Equity**	**-**	**-**	**-**	**-**	**-**	**1,27,876.57**
14	**Earnings per share (EPS) (Face Value of ₹10/- each) (not annualised for the interim periods)**						
	Basic (in ₹)	**3.41**	**4.01**	**1.32**	**7.43**	**10.25**	**16.61**
	Diluted (in ₹)	**3.39**	**3.99**	**1.31**	**7.38**	**10.16**	**16.46**



CREST VENTURES

Notes:

1. CONSOLIDATED STATEMENT OF ASSETS AND LIABILITIES

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	As at 30.09.2026 Unaudited	As at 31.03.2026 Audited
A	**ASSETS**		
(1)	**Financial Assets**		
	Cash and Cash Equivalents	5,524.14	12,902.11
	Bank Balance other than Cash and Cash Equivalents	4,939.28	5,512.20
	Trade Receivables	555.73	427.90
	Loans	34,069.98	39,143.95
	Investments	49,956.87	40,798.69
	Other Financial Assets	26,584.57	23,968.59
	Sub-total Financial Assets	**1,21,630.57**	**1,22,753.44**
(2)	**Non-Financial Assets**		
	Inventories	66,185.26	59,042.26
	Current Tax Assets (net)	516.93	456.63
	Deferred Tax Assets (net)	216.89	260.12
	Investment Property	5,050.43	5,096.72
	Property, Plant and Equipment	2,972.65	1,895.13
	Capital Work-In-Progress	4,603.22	64.10
	Intangible Asset Under Development	3.82	-
	Goodwill on Consolidation	418.86	418.86
	Other Intangible Assets	20.09	17.24
	Other Non-Financial Assets	2,879.36	2,517.36
	Sub-total Non-Financial Assets	**82,867.51**	**69,768.42**
	TOTAL ASSETS	**2,04,498.08**	**1,92,521.86**
B	**LIABILITIES AND EQUITY**		
	LIABILITIES		
(1)	**Financial Liabilities**		
	Trade Payables		
	Total outstanding dues of Micro Enterprises and Small Enterprises	194.33	263.87
	Total outstanding dues of creditors other than Micro Enterprises and Small Enterprises	273.33	234.01
	Debt Securities	10,023.67	10,026.63
	Borrowings (other than debt securities)	10,882.56	10,198.67
	Intercorporate Deposits	7,934.52	7,711.15
	Lease Liabilities	232.69	267.64
	Other Financial Liabilities	3,277.84	2,486.79
	Sub-total Financial Liabilities	**32,818.94**	**31,188.76**
(2)	**Non-Financial Liabilities**		
	Current Tax Liabilities (net)	145.52	74.27
	Provisions	545.56	491.43
	Deferred Tax Liabilities (net)	1,799.40	1,502.19
	Other Non-Financial Liabilities	32,518.93	25,965.16
	Sub-total Non-Financial Liabilities	**35,009.41**	**28,033.05**
(3)	**EQUITY**		
	Equity Share Capital	2,827.18	2,826.68
	Other Equity	1,31,218.25	1,27,876.57
	Equity attributable to Owners of the Company	**1,34,045.43**	**1,30,703.25**
	Non-Controlling Interest	2,624.30	2,596.80
	Sub-total Equity	**1,36,669.73**	**1,33,300.05**
	TOTAL LIABILITIES AND EQUITY	**2,04,498.08**	**1,92,521.86**

Crest Ventures Limited Mumbai

CREST VENTURES

Notes:

2. CONSOLIDATED STATEMENT OF CASH FLOWS

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	Half Year Ended		Year Ended
		30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Audited
A	**CASHFLOW FROM OPERATING ACTIVITIES**			
	Profit Before Tax	**2,677.42**	4,076.86	6,499.35
	Less: Share of Profit / (Loss) from Associates	**645.56**	(205.38)	45.73
	Profit Before Tax and Share of Profit from Associates	**2,031.86**	4,282.24	6,453.62
	Adjustment for:			
	Depreciation and Amortisation	308.61	209.55	525.50
	Net gain on Fair Value Changes	(613.00)	(138.26)	(258.16)
	Net Gain on Previously held Equity Interest in Associate	-	(71.02)	(71.02)
	Interest Income	(588.73)	(762.18)	(1,361.52)
	Interest on Lease Liabilities	9.63	10.19	19.46
	Provision for Gratuity	39.91	40.90	119.04
	Provision for Compensated Absences	4.61	2.54	(7.52)
	Share Based Payments to Employees	37.70	143.09	262.45
	Finance Costs	252.02	3.93	237.66
	Share Issue Expenses	9.50	-	9.77
	Net (gain) / loss on Sale/Discard of Property, Plant and Equipment	-	0.63	2.72
	Excess Provision / Balances Written Back	(0.62)	-	(0.51)
	Impairment/(Reversal of impairment) on Financial Assets	(91.20)	136.09	(142.59)
	Share of Loss/ (Share of Profit) from Limited Liability Partnership	(86.82)	122.58	67.78
	Net Loss on Previously held Interest in Joint Venture	-	-	24.57
	Other Non Cash Items	(0.10)	-	-
	Operating profit before working capital changes	**1,313.37**	**3,980.28**	**5,881.25**
	Adjustments for:			
	(Increase) / Decrease in Trade and Other Receivables	**2,218.3**	13,874.35	21,125.19
	(Increase) / Decrease in Trading Investments	-	1,563.04	1,571.72
	(Increase) / Decrease in Inventories	(8,245.53)	(4,374.41)	(20,857.08)
	Increase / (Decrease) in Trade and Other Payables	7,323.9	(12,429.36)	(1,079.58)
	Net Adjustments	**1,296.6**	**(1,366.38)**	**760.25**
	Cash generated from / (used in) operations	**2,610.0**	**2,613.90**	**6,641.50**
	Direct Taxes Paid (net of refunds)	(485.53)	(975.35)	(2,026.42)
	NET CASH GENERATED FROM / (USED IN) OPERATING ACTIVITIES	**2,124.52**	**1,638.55**	**4,615.08**
B	**CASHFLOW FROM INVESTING ACTIVITIES**			
	Purchase of Property, Plant and Equipment, Intangible Asset and Investment Property (including capital advances and capital work in progress)	(4,631.35)	(785.56)	(1,091.09)
	Sale of Property, Plant and Equipment	-	-	0.13
	Purchase / Subscription of Investments in Subsidiaries and Associates	-	(901.06)	(1,071.04)
	Proceeds from Sale / Redemption of Investments in Subsidiaries and Associates	-	-	67.11
	Purchase of Other Investments	(23,742.67)	(30,298.21)	(52,622.20)
	Proceeds from Sale of Other Investments	17,597.75	30,839.57	47,787.70
	(Increase) / Decrease in Other Bank Balances	572.91	(2,686.76)	(2,856.53)
	Interest Received	376.20	658.59	1,264.76
	NET CASH GENERATED FROM / (USED IN) INVESTING ACTIVITIES	**(9,827.16)**	**(3,173.43)**	**(8,521.16)**
C	**CASHFLOW FROM FINANCING ACTIVITIES**			
	Proceeds from issue of Debt Securities	-	-	10,000.00
	Repayment of Debt Securities	-	-	(9,300.00)
	Proceeds from Borrowings (Other than Debt Securities)	976.0	4,568.60	4,568.60
	Repayment of Borrowings (Other than Debt Securities)	(292.1)	(1,011.66)	(1,287.69)
	Increase / (Decrease) in Intercorporate Deposits	-	100.00	7,500.00
	Withdrawal by Partners	42.0	-	(0.36)
	Payment of Lease liabilities (including interest)	(117.4)	(114.78)	(223.08)
	Share issue expenditure	(9.5)	-	(9.77)
	Dividend Paid	(282.8)	-	(281.67)
	Proceeds from Issue of Equity Share Capital to Non-Controlling Interest	-	8.84	19.84
	Amount collected by ESOP trust on exercise of employee stock options	10.00	-	140.00
	Finance Costs	(7.69)	(3.93)	(242.91)
	NET CASH GENERATED FROM / (USED IN) FINANCING ACTIVITIES	**318.49**	**3,547.07**	**10,882.96**
	NET INCREASE / (DECREASE) IN CASH AND CASH EQUIVALENTS	**(7,384.15)**	**2,012.19**	**6,976.88**
	CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD/ YEAR	**12,902.11**	**5,641.46**	**5,641.46**
	LESS : TRANSFERRED ON DISPOSAL OF SUBSIDIARIES / JOINT VENTURE	-	-	**0.03**
	ADD: ON ACQUISITION OF SUBSIDIARY	-	**243.80**	**251.49**
	ADD: EFFECTS OF EXCHANGE RATE CHANGES	**6.18**	**(0.23)**	**32.31**
	CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD/ YEAR	**5,524.14**	**7,897.22**	**12,902.11**

Components of Cash and Cash Equivalents

Particulars	As at 30.09.2026	As at 30.09.2025	As at 31.03.2026
Components of Cash and Cash Equivalents:	Unaudited	Unaudited	Audited
Cash on hand	7.04	4.25	3.27
Cheques on hand	-	-	0.15
Balances with Banks			
- In current account (including accounts with sweep-in deposit facility)	3,369.42	7,659.01	4,396.48
- In fixed deposit with maturity of less than three months	2,052.68	233.96	8,502.21
Others			
-balance with mutual fund house	95.00	-	-
Total	**5,524.14**	**7,897.22**	**12,902.11**

Note:

1) The consolidated statement of cash flow has been prepared under the 'Indirect Method' set out in IND AS 7 - "Statement of Cash Flows" notified in Companies (Indian Accounting standards) Rules, 2015 (as amended).

Crest Ventures Limited Mumbai

CREST
VENTURES

Notes:

3. CONSOLIDATED SEGMENT REVENUE, SEGMENT RESULTS, SEGMENT ASSETS & SEGMENT LIABILITIES

(All amounts in ₹ Lakhs, unless otherwise stated)

Particulars	CONSOLIDATED					
	Quarter Ended			Half Year Ended		Year Ended
	30.09.2026	30.06.2026	30.09.2025	30.09.2026	30.09.2025	31.03.2026
	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
Segment Revenue						
Investing & Credit Activities	2,308.22	1,578.78	1,772.58	3,887.00	3,858.44	7,413.04
Financial & Related Services	829.98	855.67	662.41	1,685.65	1,527.74	3,253.10
Real Estate & Related Activities	698.75	593.76	519.06	1,292.51	3,878.70	5,252.52
Others	-	-	-	-	-	-
Unallocable Income	-	-	-	-	-	4.37
Total	**3,836.95**	**3,028.21**	**2,954.05**	**6,865.16**	**9,264.88**	**15,923.03**
Segment Results						
Investing & Credit Activities	1,790.29	1,074.07	998.02	2,864.36	2,662.89	5,520.65
Financial & Related Services	103.18	252.48	86.20	355.66	397.00	895.38
Real Estate & Related Activities	(508.79)	(271.11)	(322.30)	(779.90)	1,560.05	865.18
Others	(3.19)	(3.60)	(4.50)	(6.79)	(8.92)	(109.80)
Total	**1,381.49**	**1,051.84**	**757.42**	**2,433.33**	**4,611.02**	**7,171.41**
Less: Unallocable Expenses	192.22	209.25	181.59	401.47	328.78	717.79
Add: Share of Profit / (Loss) from Associates	79.78	565.78	(17.06)	645.56	(205.38)	45.73
Total Profit Before Tax	**1,269.05**	**1,408.37**	**558.77**	**2,677.42**	4,076.86	**6,499.35**
Segment Assets						
Investing & Credit Activities	83,520.16	88,138.69	84,044.60	83,520.16	84,044.60	77,580.73
Financial & Related Services	6,635.64	6,826.16	2,988.50	6,635.64	2,988.50	6,250.39
Real Estate & Related Activities	1,10,781.30	1,02,084.58	78,533.68	1,10,781.30	78,533.68	99,066.13
Others	135.92	180.98	184.47	135.92	184.47	79.88
Unallocable Assets	3,425.06	5,257.29	3,260.45	3,425.06	3,260.45	9,544.73
Total	**2,04,498.08**	**2,02,487.70**	**1,69,011.70**	**2,04,498.08**	**1,69,011.70**	**1,92,521.86**
Segment Liabilities						
Investing & Credit Activities	22,962.00	22,013.92	21,156.42	22,962.00	21,156.42	21,657.67
Financial & Related Services	775.43	859.28	462.88	775.43	462.88	688.23
Real Estate & Related Activities	42,298.53	41,582.11	17,184.66	42,298.53	17,184.66	35,362.29
Others	0.13	0.29	0.37	0.13	0.37	0.23
Unallocable Liabilities	1,792.26	1,892.57	1,476.35	1,792.26	1,476.35	1,513.39
Total	**67,828.35**	**66,348.17**	**40,280.68**	**67,828.35**	**40,280.68**	**59,221.81**

The Group has identified and disclosed 'Financial & Related Services' as a separate reportable segment. Consequently, the previous period/year figures have been restated.

Crest Ventures Limited Mumbai

CREST
VENTURES

Notes:	
4	The above unaudited consolidated financial results of Crest Ventures Limited which are published in accordance with Regulation 33 and Regulation 52 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended ('Listing Regulations'), have been prepared in accordance with the Ind AS notified under the Companies (Indian Accounting Standards) Rules, 2015 as amended. These results have been reviewed and recommended by the Audit Committee and subsequently approved by the Board of Directors at their respective meeting held on November 05, 2026. The same has also been subjected to Limited Review by the Statutory Auditors.
5	The Company has framed "Crest-Employees Stock Option Plan 2022" ('ESOP Scheme'), which was duly approved by the Board of Directors and Shareholders of the Company. The ESOP Scheme is administered by the Crest - Employee Welfare Trust ('ESOP Trust') on behalf of the Company. The ESOP Trust has been treated as an extension of the Company and accordingly, shares held by ESOP Trust are treated as treasury shares and are netted off from the total equity share capital. Consequently, all the assets, liabilities, income and expenses of the ESOP Trust are accounted for as an assets, liabilities, income and expenses of the Company. During the quarter ended March 31, 2025 the Company had granted 2,53,000 options to the Eligible Employees pursuant to the ESOP Scheme. As at September 30, 2026, 1,78,000 equity shares are held by the ESOP Trust, of which 1,29,000 equity shares are backed by respective grants.
6	During the quarter ended September 30, 2026 eligible employees have exercised their Options and consequently the value of treasury shares are reduced by ₹ 0.30 Lakhs and subsequently equity share capital stand increased by ₹ 0.30 Lakhs.
7	Information as required by Regulation 52(4) of the Listing Regulations is attached in Annexure A of these financial results.
8	During the quarter under review the Group has incorporated two Step-Down Wholly Owned Subsidiaries "Ezy Living Nest Private Limited" and "Ezy Living Spaces Private Limited" on August 17,2026 and August 18, 2026 respectively.
9	The Group had given unsecured deposits aggregating to ₹15,529.75 Lakhs with certain counterparties in connection with proposed joint development and / or arrangements during the financial years 2022-23 and 2023-24. At the time of placing the deposits, the Group had obtained and continues to hold comprehensive security in respect of these deposits, comprising the original title documents of certain underlying land parcels / properties as security, and in some cases pledge of shares provided by the counterparties and a mortgage charge over the said properties created during the quarter ended December 31, 2025. Subsequently the Group has entered into a joint venture agreement over a part of the land parcel, thereby establishing a clear development framework for monetisation of these assets. The independent valuation of the mortgaged properties and land parcels confirms that the aggregate realisable and development value of the security held is adequate to cover the carrying value of the deposits in full. Based on the mortgage charge created over the properties, the joint venture agreement, the independent valuation report confirming the adequacy of security cover, and the pledge of shares held as collateral, the management is firmly of the opinion that the carrying value of the deposits is fully recoverable and adjustable against future development obligations under the joint venture arrangements, and that no additional provision for impairment is necessary. The Group is actively pursuing development and monetisation of the underlying assets in terms of the joint venture arrangements, and expects the deposits to be fully adjusted / recovered in the ordinary course of the development cycle.
10	The Board of Directors, at their meeting held on December 18, 2025, approved a Scheme of Arrangement ("Scheme") under Sections 230 to 232 and other applicable provisions of the Companies Act, 2013, between Crest Ventures Limited ("the Company" or "Demerged Company") and Crest Capital and Investment Limited ("Resulting Company"), and their respective shareholders and creditors. The National Stock Exchange of India Limited ("NSE") and BSE Limited ("BSE"), vide their respective letters dated July 20, 2026, have conveyed no adverse observation on the draft Scheme, incorporating the comments of the Securities and Exchange Board of India. The said letters remain conditional and shall become effective only upon, receipt of the requisite regulatory approvals. As the Scheme has not received all requisite regulatory approvals and has not been sanctioned by the Hon'ble National Company Law Tribunal as on the date of approval of these results, it does not have any impact on the standalone financial results for the quarter and half year ended September 30, 2026.
11	The Group assesses the carrying value of its inventory based on project estimates and commercial assumptions, including development potential, estimated costs to complete and expected sales realizations. These estimates are based on management's commercial assessment and are reviewed periodically and impact of changes (if any) are accounted in the period in which changes occur.
12	These consolidated financial results would be available on the Company's website viz. www.crest.in and on the websites of BSE Limited and National Stock Exchange of India Limited viz. www.bseindia.com and www.nseindia.com respectively.
13	Previous period/ year figures have been regrouped / reclassified, wherever considered necessary.

For *Crest Ventures Limited,*

Vijay Choraria
Managing Director
[DIN: 00021446]

Crest Ventures Limited Mumbai

Place: Mumbai
Date : November 05, 2026

CREST
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Annexure A

Compliance related to disclosure of certain ratios and other financial information as required under Regulation 52(4) of the Listing Regulations.

Analytical Ratios and other disclosures based on Uaudited Consolidated Financial Results for the Quarter and Half Year Ended 30 September 2026 :

(All amounts in ₹ Lakhs, unless otherwise stated)

Sr. No.	Particulars	Quarter Ended			Half Year Ended		Year Ended
		30.09.2026	30.06.2026	30.09.2025	30.09.2026	30.09.2025	31.03.2026
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1	Debt-Equity ratio (no.of times)	0.22	0.21	0.16	0.22	0.16	0.21
2	Outstanding redeemable preference shares (quantity and value)	Nil	Nil	Nil	Nil	Nil	Nil
3	Debenture redemption reserve	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
4	Capital redemption reserve	Nil	Nil	Nil	Nil	Nil	Nil
5	Net Worth	1,34,045.43	1,33,529.23	1,26,184.88	1,34,045.43	1,26,184.88	1,30,703.25
6	Net Profit after tax	936.75	1,146.61	373.48	2,083.36	2,947.50	4,787.04
7	Earnings per share (EPS) (Face Value of ₹10/- each) (not annualised for the interim periods)						
	(a) Basic (in ₹)	3.41	4.01	1.32	7.43	10.25	16.61
	(b) Diluted (in ₹)	3.39	3.99	1.31	7.38	10.16	16.46
8	Total debts to total assets ratio	0.14	0.14	0.12	0.14	0.12	0.15
9	Net profit margin (%) (Profit after Tax/Total Income)	24.41%	37.86%	12.64%	30.35%	31.81%	30.06%
10	Sector specific equivalent ratio, as applicable						
	(a) Capital Adequacy Ratio (%)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	(b) Gross Stage -3 Assets (%)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	(c) Net Stage -3 Assets (%)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	(d) Provision coverage ratio for Stage-3 assets (PCR %)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	(e) Liquidity coverage ratio (%)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.

Note:

i) Debt service coverage ratio, Interest service coverage ratio, Current ratio, Long term debt to working capital, Bad debts to Accounts receivable ratio, Current liability ratio, Debtors turnover, Inventory turnover and Operating margin ratio are not applicable as the Group is engaged in Financing Activities.

ii) Debt Equity Ratio =(Debt securities+Borrowings (other than debt securities)+Intercorporate Deposits) / Total Equity.

iii) Net Worth = (Equity Share Capital + Other Equity).

iv) Total Debts to total assets= (Debt securities+Borrowings (other than debt securities)+Intercorporate Deposits) / Total Assets.

v) Net Profit Margin = Profit after Tax/Total Income.

vi) Capital Adequacy Ratio has been computed on a Standalone Basis as per RBI guidelines.

vii) Gross Stage -3 Assets % = Gross Stage - 3 Assets/Gross total loans.

viii) Net Stage -3 Assets % = (Gross Stage- 3 Assets less impairment loss allowance for Stage -3 Assets)/ (Gross loan assets less impairment loss allowance for Stage -3).

ix) Provision Coverage Ratio for Stage-3 Assets (PCR %)= Carrying amount of impairment loss allowance for Stage -3 Assets/ Gross Stage-3 Assets.

