DLF LIMITED
DLF Gateway Tower, R Block,
DLF City Phase – III, Gurugram – 122 002,
Haryana (India)
Tel.: (+91-124) 4396000, investor-relations@dlf.in

3rd August 2026

The General Manager Dept. of Corporate Services **BSE Limited** P.J. Tower, Dalal Street, Mumbai – 400 001	The Vice-President **National Stock Exchange of India Limited** Exchange Plaza, Bandra Kurla Complex, Bandra(E), Mumbai – 400 051

Sub: DLF Press Release

Dear Sir/ Madam,

In compliance with Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, kindly find enclosed herewith Press Release pertaining to 'DLF announces Financial Results for Q1FY27'.

This is for your kind information and record please.

Thanking you,

Yours faithfully,
For **DLF Limited**
Ram Parkash Punjani
Digitally signed by Ram Parkash Punjani
Date: 2026.08.03 17:23:42 +05'30'
R. P. Punjani
Company Secretary

Encl.: As above

For Stock Exchange's clarifications, please contact: Mr. R. P. Punjani – 09810655115/ punjani-rp@dlf.in Ms. Nikita Rinwa – 09069293544/ rinwa-nikita@dlf.in

PRESS RELEASE

DLF announces Financial Results for Q1FY27

Operating Cash flow of Rs 1,317 crore further reinforces balance sheet strength
Net profit at Rs 794 crore, y-o-y growth of 4%

New Delhi, August 3, 2026

DLF Limited delivered a resilient performance in Q1FY27, underscoring the strength of its operating platform, disciplined capital allocation and sustained cash flow generation, despite deferment of certain planned launches.

Financial Highlights for Q1FY27 – DLF Limited (Consolidated)

- Consolidated Revenue stood at Rs 1,605 crore
- Gross margins at 51%
- EBITDA stood at Rs 476 crore
- Net Profit Rs 794 crore
- Operating cash flow of Rs 1,317 crore

Financial Highlights for Q1FY27 – DLF Cyber City Developers Limited (Consolidated)

- Consolidated Revenue stood at Rs 1,917 crore
- EBITDA stood at Rs 1,474 crore, y-o-y growth of 9%
- Net Profit at Rs 717 crore, y-o-y growth of 21%

New sales bookings for the quarter stood at Rs 657 crore, reflecting the timing impact of deferred launches. We remain well positioned to bring our upcoming products to the market and expect the requisite approvals to be received soon for the planned launches. With sustained customer demand, strong brand positioning, deep market presence and a defined launch pipeline, we remain confident of achieving our stated medium-term growth goals.

We continued to with a strong momentum in surplus cash generation, leading to a further improved net cash position of Rs 15,200 crore at the end of the quarter.

Our rental portfolio, spanning approximately 50 msf, continues to demonstrate robust operating strength with industry-leading occupancy of 95%. We remain steadfast towards driving steady and sustainable long-term growth in our annuity business by measured capital deployment to build out high quality destinations.

During the current fiscal, three new retail destinations aggregating approximately 1.5 msf of gross leasable area — DLF Midtown Plaza (New Delhi), which has already commenced operations, DLF Summit Plaza (DLF 5, Gurugram), and DLF Promenade (Goa) — to commence operations and are expected to drive significant growth in our retail business.

With a significant land bank, a robust launch pipeline across development and rental businesses, a strengthened balance sheet and consistent cash flow generation, DLF is well positioned to capitalize on the structural upcycle in the sector. We remain focused on delivering sustained, profitable growth and long-term value for all stakeholders.

About DLF

DLF is India's leading real estate developer and has close to eight decades of track record of sustained growth, customer satisfaction, and innovation. DLF has developed more than 185 real estate projects and developed an area more than 352 million square feet (approx.). DLF Group has 275 msf (approx.) of development potential across residential and commercial segment including current projects under execution in the identified pipeline. The group has an annuity portfolio of 50 msf (approx). DLF is primarily engaged in the business of development and sale of residential properties (the "Development Business") and the development and leasing of commercial and retail properties (the "Annuity Business").

For further information please contact:

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