

## BIPIN AGARWAL (FCS)

House No.106, Golf Link, Lodhi Road, Delhi -110003

Cell: 9810033396

September 08, 2026

The Manager  
Listing Department  
BSE Limited  
Phiroze Jeejeebhoy Towers  
Dalal Street  
Mumbai - 400 001

The Manager  
Listing Department  
National Stock Exchange of India Limited  
Exchange Plaza, 5<sup>th</sup> Floor  
Plot No. C/1, G Block  
BKC, Bandra (E), Mumbai 400 051

Industrial Investment Trust Ltd.  
Office No.101A, The Capital  
G-Block, Plot no.C-70  
Bandra Kurla Complex  
Bandra (East),  
Mumbai

Dear Sir/Madam,

**Sub: Disclosure under Regulation 29(2) SEBI (Substantial Acquisition of Shares and Takeover) Regulations 2011.**

Please find enclosed herewith the disclosure under Regulation 29(2) of the Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011, from Mr. Bipin Agarwal, Promoter of the Company, on behalf of the Promoter and Promoter Group, in relation to the buy-back undertaken by the Company through the tender offer route, which was completed on August 28, 2026, being the closing date.

You are requested to take the same on your records.

Thanking You,

Yours truly,

**BIPIN AGARWAL**  
**DIN: 00001276**

**Format for Disclosures under Regulation 29(2) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011**

|                                                                                                                                                                                         |                    |                                                                                                               |                                                              |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|---------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|
| Name of the Company                                                                                                                                                                     |                    | Industrial Investment Trust Limited (IITL)                                                                    |                                                              |
| Name(s) of the acquirer and Persons Acting in Concert                                                                                                                                   |                    | Promoters: 1. Bipin Agarwal 2. Swaran Singh 3. N N Financial Services Private Limited 4. Nimbus India Limited |                                                              |
| Whether the acquirer belongs to Promoter/Promoter group                                                                                                                                 |                    | NA                                                                                                            |                                                              |
| Name(s) of the Stock Exchange(s) where the shares of TC are Listed                                                                                                                      |                    | National Stock Exchange of India Limited and BSE Limited                                                      |                                                              |
| Details of the acquisition as follows                                                                                                                                                   | Number             | % w.r.t. total share / voting capital wherever applicable (*)                                                 | % w.r.t. total diluted share / voting capital of the TC (**) |
| <b>Before the acquisition under consideration, holding of :</b>                                                                                                                         |                    |                                                                                                               |                                                              |
| a) Shares carrying Voting Rights (VRs)                                                                                                                                                  | 1,12,55,692        | 49.92%                                                                                                        | 49.92%                                                       |
| b) Shares in the nature of encumbrance (pledge/ lien/non-disposal undertaking / others)                                                                                                 | -                  | -                                                                                                             | -                                                            |
| c) Voting rights (VR) otherwise than by equity shares                                                                                                                                   | -                  | -                                                                                                             | -                                                            |
| d) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category)                | -                  | -                                                                                                             | -                                                            |
| <b>e) Total (a+b+c+d)</b>                                                                                                                                                               | <b>1,12,55,692</b> | <b>49.92%</b>                                                                                                 | <b>49.92%</b>                                                |
| <b>Details of acquisition / sale</b>                                                                                                                                                    |                    |                                                                                                               |                                                              |
| a) Shares carrying voting rights acquired/sold                                                                                                                                          | 0                  | 0                                                                                                             | 0                                                            |
| b) VRs acquired otherwise than by equity shares                                                                                                                                         | 0                  | 0                                                                                                             | 0                                                            |
| c) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying voting rights in the TC (specify holding in each category) acquired /sold | 0                  | 0                                                                                                             | 0                                                            |
| d) Shares encumbered/invoked/released by the Acquirer                                                                                                                                   | 0                  | 0                                                                                                             | 0                                                            |
| <b>e) Total (a+b+c+d)</b>                                                                                                                                                               | <b>0</b>           | <b>0.00%</b>                                                                                                  | <b>0.00%</b>                                                 |
| <b>After the acquisition/sale, holding of:</b>                                                                                                                                          |                    |                                                                                                               |                                                              |
| a) Shares carrying voting rights acquired/sold                                                                                                                                          | 1,12,55,692        | 53.79%                                                                                                        | 53.79%                                                       |
| b) Shares incurred with the acquirer                                                                                                                                                    | -                  | -                                                                                                             | -                                                            |
| c) Voting Rights (VRs) otherwise than by shares                                                                                                                                         | -                  | -                                                                                                             | -                                                            |
| d) Warrants/convertible securities/any other instrument that entitles the acquirer to receive shares carrying VRs in the TC                                                             | -                  | -                                                                                                             | -                                                            |
| <b>e) Total (a+b+c+d)</b>                                                                                                                                                               | <b>1,12,55,692</b> | <b>53.79%</b>                                                                                                 | <b>53.79%</b>                                                |
| Mode of acquisition/sale (e.g. open market /public issue /rights issue/ preferential allotment / inter-se transfer encumbrance, etc.)                                                   |                    | NA - Reduction in share capital due to buyback                                                                |                                                              |
| Date of acquisition / sale of shares / VR or date of receipt of intimation of allotment of shares, whichever is applicable                                                              |                    | September 03, 2026 (Buyback Settlement Date)                                                                  |                                                              |

|                                                                                        |                                                                          |
|----------------------------------------------------------------------------------------|--------------------------------------------------------------------------|
| Equity share capital / total voting capital of the TC before the said acquisition/sale | Rs. 22,54,75,500/- divided into 2,25,47,550 Equity Shares of Rs. 10 each |
| Equity share capital / total voting capital of the TC after the said acquisition/sale  | Rs. 20,92,47,280/- divided into 2,09,24,728 Equity Shares of Rs. 10 each |
| Total diluted share/voting capital of the TC after the said acquisition/sale           | Rs. 20,92,47,280/- divided into 2,09,24,728 Equity Shares of Rs. 10 each |

For and on Behalf of Promoter and Promoter Group

  
Bipin Agarwal  
DIN: 00001276

Place: Mumbai  
Date: September 08 , 2026

Notes:

(\*) Total share capital/ voting capital to be taken as per the latest filing done by the company to the Stock Exchange under Clause 35 of the listing Agreement. Includes 2,938,770 equity shares represented by 1,469,385 Global Depository Shares (GDR)

(\*\*) Diluted share/voting capital means the total number of shares in the TC assuming full conversion of the outstanding convertible securities/warrants into equity shares of the TC. Includes 2,938,770 equity shares represented by 1,469,385 Global Depository Shares (GDR)

