To,

August 12, 2026

BSE Limited,
20th Floor, P.J. Towers,
Dalal Street,
Mumbai - 400001
BSE Scrip Code: 544454

National Stock Exchange of India Limited, Exchange Plaza, C-1, Block G,
Bandra Kurla Complex, Bandra (E),
Mumbai – 400 051
NSE Scrip Symbol: INDIQUBE

Sub.: Outcome of the Board Meeting of Indiqube Spaces Limited ("the Company") held on August 12, 2026

Ref.: Disclosure under Regulation 33 and Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("Listing Regulations").

Dear Sir/ Ma'am,

With reference to the captioned subject, we would like to inform you that pursuant to Regulation 33 and Regulation 30 of Listing Regulations, the Board of Directors of the Company at their meeting held today, i.e. Wednesday, August 12, 2026, commenced at 04:03 PM (IST) and concluded at 04:16 PM (IST), have, inter-alia, considered and approved the unaudited financial results of the Company for the quarter ended June 30, 2026, along with Limited Review Report with unmodified opinion issued by the Statutory Auditors of Company. Copies of the same are enclosed herewith

This information will also be made available on the Company's website at: https://indiqube.com/investor/.

This is for information and records.

Thanking You.
For Indiqube Spaces Limited

BHASKER DUBEY
Digitally signed by BHASKER DUBEY
Date: 2026.08.12 17:04:18 +05'30'

Bhasker Dubey
(Company Secretary & Compliance Officer)

Walker Chandiok & Co LLP

Walker Chandiok & Co LLP
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Independent Auditor's Review Report on Unaudited Quarterly Financial Results of the Company pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)

To the Board of Directors of Indiqube Spaces Limited (formerly known as Indiqube Spaces Private Limited, Innovent Spaces Private Limited)

1. We have reviewed the accompanying statement of unaudited financial results ('the Statement') of Indiqube Spaces Limited (formerly known as Indiqube Spaces Private Limited, Innovent Spaces Private Limited) ('the Company') for the quarter ended 30 June 2026, being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended) ('Listing Regulations').

2. The 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 Indian Accounting Standard 34, Interim Financial Reporting ('Ind AS 34'), prescribed under section 133 of the Companies Act, 2013 ('the Act'), and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.

3. 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. A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with the Standards on Auditing specified under section 143(10) of the Act, and consequently, does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

WALKER CHANDIOK & CO LLP * BENGALURU * CHARTERED ACCOUNTANTS *

4. Based on our review conducted as above, 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 Ind AS 34, prescribed under section 133 of the Act, and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in accordance with the requirements of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

For Walker Chandiok & Co LLP
Chartered Accountants
Firm Registration No: 001076N/N500013

Lokesh Khemka

Lokesh Khemka
Partner
Membership No.: 067878
UDIN: 26067878FTHRZP6916

WALKER CHANDIOK & CO LLP.
BENGALURU
CHARTERED ACCOUNTANTS

Bengaluru
12 August 2026

Indiqube Spaces Limited

(formerly known as Indiqube Spaces Private Limited, Innovent Spaces Private Limited)

Registered office: Plot # 53, Careernet Campus, Kariyammanna Agrahara Road, Devarabisanahalli, Outer Ring Road, Bengaluru – 560 103, Karnataka, India

Website : www.indiqube.com, Email ID : info@indiqube.com, CIN: L45400KA2015PLC133523, PH No. +91 9900092210

(Amount in Rs. millions, unless otherwise stated)

STATEMENT OF FINANCIAL RESULTS FOR THE QUARTER ENDED 30 JUNE 2026

Sl. No	Particulars	Quarter ended			Year ended
		30 June 2026 (Unaudited)	31 March 2026 (Unaudited) Refer note 3	30 June 2025 (Unaudited)	31 March 2026 (Audited)
1	**Income**				
	Revenue from operations	4,226.85	4,014.47	3,092.93	14,508.12
	Other income	261.29	242.66	148.32	767.07
	Total income	**4,488.14**	**4,257.13**	**3,241.25**	**15,275.19**
2	**Expenses**				
	Purchases of traded goods	276.61	256.31	100.53	963.10
	Changes in inventories of stock-in-trade	(2.38)	4.68	-	(6.92)
	Employee benefits expense	236.42	241.97	199.71	925.72
	Finance costs	1,272.19	1,192.03	1,099.31	4,482.59
	Depreciation and amortisation expense	1,878.93	1,770.25	1,429.84	6,454.29
	Other expenses	1,131.47	1,030.84	911.49	3,812.87
	Total expenses	**4,793.24**	**4,496.08**	**3,740.88**	**16,631.65**
3	**Loss before tax for the period / year**	**(305.10)**	**(238.95)**	**(499.63)**	**(1,356.46)**
4	**Tax expense / (credit)**				
	-Current tax	81.62	87.51	38.72	217.44
	-Deferred tax	(147.90)	(99.94)	(170.80)	(510.48)
	Total tax expense	**(66.28)**	**(12.43)**	**(132.08)**	**(293.04)**
5	**Loss after tax for the period / year**	**(238.82)**	**(226.52)**	**(367.55)**	**(1,063.42)**
6	**Other comprehensive income / (loss)**				
	Items that will not be reclassified subsequently to profit or loss				
	Re-measurement gain / (loss) on defined benefit plans	3.09	4.65	(4.78)	12.35
	Income tax effect on above	(0.78)	(1.17)	1.20	(3.11)
	Total other comprehensive income / (loss) , net of tax	**2.31**	**3.48**	**(3.58)**	**9.24**
7	**Total comprehensive loss for the period / year**	**(236.51)**	**(223.04)**	**(371.13)**	**(1,054.18)**
8	Paid-up equity share capital (face value of Re. 1 per share)	211.99	211.99	182.58	211.99
9	Other equity				4,935.50
10	**Earnings per equity share in Rs. (not annualised for quarters)**				
	a) Basic	(1.13)	(1.07)	(2.01)	(5.28)
	b) Diluted	(1.13)	(1.07)	(2.01)	(5.28)

WALKER CHANDIOK & CO LLP * BENGALURU * CHARTERED ACCOUNTANTS

INDIQUBE SPACES LIMITED

Indiqube Spaces Limited
(formerly known as Indiqube Spaces Private Limited, Innovent Spaces Private Limited)
Registered office: Plot # 53, Carcernet Campus, Kariyammanna Agrahara Road, Devarabisanahalli, Outer Ring Road, Bengaluru – 560 103, Karnataka, India
Website : www.indiqube.com, Email ID : info@indiqube.com, CIN: L45400KA2015PLC133523, PH No. +91 9900092210

Notes :

1 The unaudited financial results of the Company for the quarter ended 30 June 2026 have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on 12 August 2026 and have been reviewed by the Statutory Auditors.

2 These results have been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard 34, 'Interim Financial Reporting' prescribed under section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India and is in compliance with the presentation and disclosure requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended) ('Listing Regulations').

3 The unaudited financial results includes the results for the quarter ended 31 March 2026 being the balancing figure between audited figure in respect of the full financial year and the unaudited published figures for the nine months ended 31 December 2025, which were subjected to limited review by statutory auditors of the Company.

4 During the quarter ended 30 September 2025, the Company has completed the Initial Public Offering ('IPO') of 29,542,340 equity shares of face value of Re.1 each at an issue price of Rs. 237 per equity share (including share premium of Rs. 236 per equity share), (includes 69,767 equity shares - Employee Reservation Portion with a face value of Re. 1 each at an issue price of Rs. 215 per share), comprising of offer for sale of 2,109,704 equity shares by selling shareholders and fresh issue of 27,432,636 equity shares.
The equity shares of the Company were listed on the National Stock Exchange of India Limited (NSE) and BSE Limited (BSE) on 30 July 2025.

The utilisation of the IPO proceeds is summarized below: - **(Amount in Rs.**

Objects of the issue as per the prospectus	Utilisation planned as per prospectus*	Revised utilisation**	Utilised up to 30 June 2026	Unutilised as at 30 June 2026 #
Funding capital expenditure towards establishment of new centers	4,626.49	2,756.49	1,276.28	1,480.21
Repayment/pre-payment, in full or in part, of certain borrowings availed by our Company^	913.40	913.40	913.40	-
General corporate purposes^	504.70	504.70	500.69	4.01
Funding security deposit for new centers	-	520.00	-	520.00
Funding capital expenditure towards fit-out and interior in non Indiqube properties	-	550.00	-	550.00
Funding capital expenditure towards renewable power infrastructure	-	160.00	-	160.00
Capital deployment in strategic commercial real estate opportunities	-	640.00	-	640.00
Total	**6,044.59**	**6,044.59**	**2,690.37**	**3,354.22**

* net of share issue expenses of Rs. 455.41 millions.

** Pursuant to the Audit Committee's recommendation, the Board of Directors in their meeting held on 20 May 2026 approved seeking shareholders' approval by way of Postal ballot for change and variation in the objects of utilization of the IPO proceeds. The special resolution was approved by the shareholders with the requisite majority through postal ballot on 24 June 2026.

the above mentioned unutilised proceeds is temporarily held in deposits/accounts with scheduled banks.

^ Following the repayment of borrowings as outlined in the Offer Document, a balance of Rs. 16.95 million remains unutilised from the object "Repayment/pre-payment, in full or in part, of certain borrowings availed by the Company." This balance amount of Rs. 16.95 million was reallocated to "General corporate purposes," in line with the terms set out in the Offer Document.

5 The Company primarily operates in a single reportable segment - leasing of managed commercial workspaces of equipped premises. Accordingly, there are no reportable segments as per Ind AS 108.

6 The results for the quarter ended 30 June 2026 are available on the National Stock Exchange of India Limited (NSE) website (URL: https:/ /www.nseindia.com/corporates), BSE Limited (BSE) website (URL: https:/ /www.bseindia.com/corporates), and on the Company's website (URL: https://indiqube.com/investor).

WALKER CHANDIOK & CO LLP * BENGALURU * CHARTERED ACCOUNTANTS

For and on behalf of Board of Directors of Indiqube Spaces Limited

INDIQUBE SPACES LIMITED

Rishi Das

Rishi Das
Chairman, Executive Director and Chief Executive Officer
DIN: 00420103

Place: Bengaluru
12 August 2026