

Independent Auditor's Review Report on unaudited standalone financial results of IndoStar Capital Finance Limited for the quarter and half year ended September 30, 2025 pursuant to the Regulation 33 and Regulation 52 read with Regulation 63(2) of the Security and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.

To The Board of Directors of
IndoStar Capital Finance Limited

1. We have reviewed the accompanying Statement of unaudited standalone financial results of IndoStar Capital Finance Limited (hereinafter referred to as 'the Company') for the quarter and half year ended September 30, 2025 ('the Statement') attached herewith, being submitted by the Company pursuant to the requirements of Regulation 33 and Regulation 52 read with Regulation 63(2) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended ('the Regulations').
2. This Statement, which is the responsibility of Company's Management and has been 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', prescribed under Section 133 of the Companies Act, 2013 ('the Act'), read with relevant rules issued thereunder ('Ind AS 34'), the circulars, guidelines and directions issued by the Reserve Bank of India (the 'RBI') from time to time (the 'RBI Guidelines') and other recognised accounting principles generally accepted in India, and is in compliance with the Regulations and the RBI Guidelines. 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 Engagement (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 are free from material misstatement. 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 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.
4. Based on our review conducted as stated in paragraph 3 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, the RBI Guidelines and other recognised accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the 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.

For M S K A & Associates
Chartered Accountants

ICAI Firm Registration Number: 105047W

Tushar Kurani

Tushar Kurani
Partner

Membership Number: 118580
UDIN: 25118580BMOIAK1559



Mumbai
October 30, 2025

STATEMENT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2025

(Rs. in Lakhs)

Sr. No.	Particulars	Quarter ended			Half Year ended		Year ended
		30 September 2025	30 June 2025	30 September 2024	30 September 2025	30 September 2024	31 March 2025
		(Unaudited) Refer Note 11	(Unaudited)	(Unaudited) Refer Note 11	(Unaudited)	(Unaudited)	(Audited)
1	Income						
	(a) Revenue from operations						
	Interest income	31,717	31,453	29,549	63,170	56,576	1,19,654
	Fees and commission income	2,872	1,974	3,912	4,846	6,814	11,964
	Net gain on fair value changes	1,060	918	651	1,978	1,364	3,244
	Net gain on derecognition of financial instruments measured at amortised cost category	-	-	1,066	-	1,073	5,530
	Total revenue from operations	35,649	34,345	35,178	69,994	65,827	1,40,392
	(b) Other income	29	16	192	45	603	849
	Total Income (a+b)	35,678	34,361	35,370	70,039	66,430	1,41,241
2	Expenses						
	(a) Finance costs	16,667	18,547	18,777	35,214	35,455	74,084
	(b) Impairment on financial instruments	5,864	49,039	1,924	54,903	4,019	13,752
	(c) Employee benefits expenses	8,078	8,658	8,114	16,736	14,970	29,771
	(d) Depreciation and amortisation expense	766	733	792	1,499	1,566	3,062
	(e) Other expenses	3,256	4,535	3,966	7,791	7,544	15,313
	Total expenses (a+b+c+d+e)	34,631	81,512	33,573	1,16,143	63,554	1,35,982
3	Profit/(loss) before exceptional items and tax (1-2)	1,047	(47,151)	1,797	(46,104)	2,876	5,259
4	Exceptional Items (Refer Note 7)	-	1,17,595	-	1,17,595	-	-
5	Profit before tax (3+4)	1,047	70,444	1,797	71,491	2,876	5,259
6	Tax expenses						
	Current tax	-	16,900	-	16,900	-	-
	Deferred tax	-	-	-	-	-	-
	Tax expenses	-	16,900	-	16,900	-	-
7	Profit after tax (5-6)	1,047	53,544	1,797	54,591	2,876	5,259
8	Other comprehensive income, net of tax						
	(a) Items that will not be reclassified to profit or loss						
	- Remeasurements of the defined benefit plans	(19)	(39)	(65)	(58)	(113)	(84)
	(b) Items that will be reclassified to profit or loss						
	- Debt instruments through other comprehensive income	21	145	19	166	18	15
	Total other comprehensive income (a+b)	2	106	(46)	108	(95)	(69)
9	Total comprehensive Income (7+8)	1,049	53,650	1,751	54,699	2,781	5,190
10	Paid up equity share capital (Face value of Rs. 10)	13,671	13,667	13,608	13,671	13,608	13,610
11	Other equity						3,29,013
12	Earnings per share (*)						
	Basic (Rs.)	*0.77	*39.28	*1.32	*39.99	*2.11	3.86
	Diluted (Rs.)	*0.74	*37.84	*1.31	*38.48	*2.10	3.74

(*) not annualised



STATEMENT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2025

Notes:

1 Statement of Assets and Liabilities:

Particulars	(Rs. in Lakhs)	
	As at	
	30 September 2025 (Unaudited)	31 March 2025 (Audited)
I. ASSETS		
Financial assets		
Cash and cash equivalents	3,493	9,192
Bank balances other than cash and cash equivalents	32,310	32,561
Loans	6,98,462	7,21,652
Investments	1,98,911	1,81,819
Other financial assets	9,228	12,448
Non-financial assets		
Current tax assets (net)	9,015	1,138
Deferred tax assets (net)	31,675	31,675
Property, plant and equipment	5,288	5,955
Assets acquired in satisfaction of claim	700	1,300
Goodwill	30,019	30,019
Intangible assets	724	539
Other non-financial assets	2,826	2,923
Non - current asset held for sale (Refer note 7)	-	45,000
TOTAL ASSETS	10,22,651	10,76,221

Particulars	(Rs. in Lakhs)	
	As at	
	30 September 2025 (Unaudited)	31 March 2025 (Audited)
II. LIABILITIES AND EQUITY		
LIABILITIES		
Financial liabilities		
Trade payables		
(i) total outstanding to micro enterprises and small enterprises	3	6
(ii) total outstanding dues of creditors other than micro enterprises and small enterprises	1	2
Debt securities	3,23,713	3,79,219
Borrowings (other than debt securities)	2,47,153	3,12,430
Other financial liabilities	34,887	40,295
Non-financial liabilities		
Current tax liabilities (net)	16,187	-
Provisions	1,089	901
Other non-financial liabilities	620	745
Equity		
Equity share capital	13,671	13,610
Other equity	3,85,327	3,25,013
TOTAL LIABILITIES AND EQUITY	10,22,651	10,76,221



INDOSTAR CAPITAL FINANCE LIMITED

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STATEMENT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2025

2 Statement of Cash Flows:

Particulars	(Rs. in Lakhs)	
	For the Half Year ended	
	30 September 2025	30 September 2024
	(Unaudited)	(Unaudited)
Cash Flow from Operating Activities		
Profit before tax	71,491	2,876
Adjustments for :		
Interest income on financial assets	(63,170)	(56,576)
Finance costs	35,214	35,455
Depreciation and amortisation expense	1,499	1,566
(Profit) / Loss on sale of property plant and equipment	(5)	(1)
Impairment on financial instruments	54,903	4,019
Provision for employee benefits	177	192
Employee share based payment expense	596	1,104
Net gain on fair value changes	(1,19,574)	(1,364)
Gain on derecognition of financial instruments measured at amortised cost category	-	(1,073)
	(18,869)	(13,802)
Interest income realised on financial assets	61,438	54,892
Finance costs paid	(29,562)	(35,983)
Cash generated from operating activities before working capital changes	13,007	5,107
Adjustments:		
(Increase) in loans and advances	(18,956)	(1,35,760)
Decrease in other financial assets	3,220	12,815
Decrease in other non-financial assets	96	1,362
(Decrease) in trade payable	(4)	(96)
(Decrease)/Increase in other financial liabilities	(12,979)	26,213
(Decrease) in other non-financial liabilities	(126)	(24)
Cash (used in) operating activities	(15,742)	(90,383)
Taxes (paid) / refund	(8,590)	2,891
Net cash (used in) operating activities (A)	(24,332)	(87,492)
Cash flows from Investing activities		
Purchase of property, plant and equipment	(418)	(1,370)
Sale of property, plant and equipment	6	3
Purchase of intangible assets	(546)	(152)
Proceeds/(Investment) in bank deposits of maturity greater than 3 months (net)	251	(4,857)
(Acquisition)/redemption of investments measured at FVTPL (net)	22,346	(41,438)
(Acquisition) of investments measured at FVOCI (net)	(48,798)	-
Redemption of investments measured at amortised cost (net)	902	3,051
Proceeds from sale of subsidiary	1,70,595	-
Net cash generated from/(used in) Investing activities (B)	1,44,338	(44,763)
Cash Flow from Financing Activities		
Proceeds from issue of equity shares/share warrants (including securities premium and net off of share issue expenses)	1,091	4,791
Proceeds from bank borrowings	44,872	2,01,582
Repayments towards bank borrowings	(1,10,623)	(1,20,672)
Proceeds from issuance of Non-Convertible Debentures	65,000	26,559
Repayments towards Non-Convertible Debentures	(1,35,507)	(54,800)
Proceeds from Commercial Papers	49,000	81,000
Repayments towards Commercial Papers	(39,000)	(19,000)
Payment of lease liabilities	(538)	(526)
Net cash (used in)/generated from financing activities (C)	(1,25,705)	1,18,934
Net increase in cash and cash equivalents (A) + (B) + (C)	(5,699)	(13,321)

Particulars	(Rs. in Lakhs)	
	For the Half Year ended	
	30 September 2025	30 September 2024
	(Unaudited)	(Unaudited)
Cash and Cash Equivalents at the beginning of the year	9,192	38,773
Cash and Cash Equivalents at the end of the year	3,493	25,452
Reconciliation of cash and cash equivalents		
Cash on hand	455	449
Balances with banks		
- in current accounts	3,038	24,999
Deposits with original maturity of less than three months	-	4
Total	3,493	25,452



STATEMENT OF STANDALONE UNAUDITED FINANCIAL RESULTS FOR THE QUARTER AND HALF YEAR ENDED 30 SEPTEMBER 2025

- 3 The financial results of IndoStar Capital Finance Limited ("ICFL" or "the Company") have been prepared in accordance with Indian Accounting Standards ("Ind AS") notified under Section 133 of the Companies Act 2013 ("the Act") read with the Companies (Indian Accounting Standard) Rules, 2015, amended from time to time, the Reserve Bank of India ("RBI") guideline and other accounting principal generally accepted in India in compliance with Regulation 33 and Regulation 52 read with Regulation 63(2) of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended and have been reviewed by the Audit Committee and subsequently approved at the meeting of the Board of Directors held on 30 October 2025. The statutory auditors have conducted limited review and issued an unmodified conclusion on the standalone financial results for the quarter and half year ended 30 September 2025.
- 4 The Secured Listed Non-Convertible Debentures of the Company as on 30 September 2025 are secured by first pari-passu charge on standard receivables and / or cash / cash equivalent and / or such other asset as mentioned in the respective offer documents. The total asset cover required for secured listed non-convertible debentures has been maintained as per the terms and conditions stated in the respective offer documents.
- 5 Disclosure pursuant to RBI Notification - RBI/DOR/2021-22/86/DOR.STR.REC.51/21.04.048/2021-22 dated 24 September 2021, as amended, on "Transfer of Loan Exposures" are given below:

(a) Details of stressed loans transferred during the period half year ended 30 September 2025:

Description	(Rs. in Lakhs)	
	To Asset Reconstruction Companies (ARC)	
	NPA	SMA
Number of accounts	1,838	1,893
Aggregate principal outstanding of loans transferred*	11,887	12,059
Weighted average residual tenor of the loans transferred (in months)	28	31
Net book value of loans transferred (at the time of transfer)	7,313	11,780
Aggregate consideration	10,936	11,094
Additional consideration realized in respect of accounts transferred in earlier years	-	-
Recovery rating	Unrated	Unrated

* excluding technical write offs

(b) Details of stressed loans acquired during the period half year ended 30 September 2025:

Description	(Rs. in Lakhs)	
	From Bank	
	NPA	SMA
Aggregate principal outstanding of loans acquired	-	587
Aggregate consideration paid	-	587
Weighted average residual tenor of the loans acquired (in months)	-	15

- 6 Disclosure on Resolution Framework - 2.0: Resolution of Covid-19 related stress of Individuals and Small Businesses in terms of RBI circular RBI/2021-22/31 DOR.STR.REC.II/21.04.048/2021-22 dated 05 May 2021 ("Resolution Framework- 2.0"):

Type of borrower	Exposure to accounts classified as Standard consequent to implementation of resolution plan – Position as at the end of the previous half-year (A)	Of (A), aggregate debt that slipped into NPA during the half-year (B)	Of (A) amount written off during the half-year (C)	Of (A) amount paid by the borrowers during the half-year (D)	(Rs. in Lakhs)	
					Exposure to accounts classified as Standard consequent to implementation of resolution plan – Position as at the end of this half-year (E)	
Personal Loans	-	-	-	-	-	-
Corporate persons	-	-	-	-	-	-
Of which MSMEs	-	-	-	-	-	-
Others^	524	3	2	131	388	

^ Others include vehicle loans and small business loans

- 7 The Board of Directors of the Company in its meeting held on 19 September 2024 had considered and approved, inter-alia, subject to shareholders, regulatory and other approvals, sale of the Company's shareholding in Niwas Housing Finance Private Limited ("NHFPL") (Formerly IndoStar Home Finance Private Limited), a debt-listed material subsidiary of the Company, to WITKOPEEND B.V. (the "Purchaser") for an aggregate consideration of Rs. 1,70,595 lakhs in accordance with the terms of the share purchase agreement dated 19 September 2024 (SPA) among the Company, NHFPL and the Purchaser. Subsequently, the Shareholders' approval was obtained on 26 October 2024. The Reserve Bank of India (RBI) accorded its approval on 21 March 2025.

During the quarter ended 30 June 2025, National Housing Bank ("NHB") as a Lender to NHFPL has given No Objection for the change in shareholding dated 30 May 2025 and the Company has received other requisite approvals. Further the Company and NHFPL has issued Condition Precedent ("CP") Fulfilment Notice dated 24 June 2025 and the Purchaser has issued CP Fulfilment Notice dated 26 June 2025. The Company, the Purchaser and NHFPL has complied with Condition Precedent to sale in terms of the SPA. Accordingly, the transaction becomes obligatory on all the parties on 26 June 2025. Consequently, the Company recorded a gain of Rs. 1,17,595 lakhs, as "Exceptional Items", in the Standalone financial results on divestment of NHFPL after adjusting Cost of Investment and expenses incurred on the sale transaction for the quarter ended 30 June 2025.

During the quarter ended 30 September 2025, the Company received the consideration and share transfer process was completed on 17 July 2025.

- 8 Information as required by Regulations 52(4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, is attached as Annexure 1.
- 9 The Company during the quarter and half year ended 30 September 2025 has allotted 35,249 and 610,802 equity shares of Rs. 10 each fully paid respectively, on exercise of stock options by employees, in accordance with the Company's Employee Stock Option Schemes.
- 10 The Company is engaged primarily in the business of financing in India and accordingly, there are no separate operating segments as per Ind AS 108 dealing with Operating Segments.
- 11 The figures for the quarter ended 30 September 2025 are the balancing figures between unaudited figures for the half year ended 30 September 2025 and unaudited figures for the quarter ended 30 June 2025. The figures for the quarter ended 30 September 2024 are the balancing figures between unaudited figures for the half year ended 30 September 2024 and unaudited figures for the quarter ended 30 June 2024.
- 12 All amounts disclosed in financial results have been rounded off to the nearest lakhs.
- 13 Figures for the previous periods / year have been regrouped, and / or reclassified wherever considered necessary to make them comparable to the current periods / year presentation.

For and on behalf of the Board of Directors of
IndoStar Capital Finance Limited


 Randhir Singh
 Managing Director & Executive Vice Chairman
 DIN: 05353131

Place: Mumbai
 Date: 30 October 2025



INDOSTAR CAPITAL FINANCE LIMITED

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Annexure 1

Disclosure in terms of Regulations 52(4) of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 as amended, based on standalone financials results for the quarter and half year ended 30 September 2025:

Sr. No.	Particulars	Quarter ended	Half Year ended
		30 September 2025	30 September 2025
		(Unaudited)	(Unaudited)
1	Debt-equity ratio ¹	1.43	1.43
2	Debt service coverage ratio ²	Not Applicable	Not Applicable
3	Interest service coverage ratio ²	Not Applicable	Not Applicable
4	Outstanding redeemable preference shares (quantity and value)	Nil	Nil
5	Capital redemption reserve (INR in lakhs)	Nil	Nil
	Debenture redemption reserve (INR in lakhs) ³	Not Applicable	Not Applicable
6	Net worth (INR in lakhs) ⁴	3,98,150	3,98,150
7	Net profit/(loss) after tax (INR in lakhs)	1,047	54,591
8	Earnings per equity share (* not annualised):		
	(a) Basic (INR)	*0.77	*39.99
	(b) Diluted (INR)	*0.74	*38.48
9	Current ratio ²	Not Applicable	Not Applicable
10	Long term debt to working capital ²	Not Applicable	Not Applicable
11	Bad debts to Account receivable ratio ²	Not Applicable	Not Applicable
12	Current liability ratio ²	Not Applicable	Not Applicable
13	Total debts to total assets ⁵	0.56	0.56
14	Debtors turnover ²	Not Applicable	Not Applicable
15	Inventory turnover ²	Not Applicable	Not Applicable
16	Operating margin ²	Not Applicable	Not Applicable
17	Net profit margin ⁶	2.93%	77.94%
18	Sector specific equivalent ratios:		
	(a) Gross Stage 3	3.04%	3.04%
	(b) Net Stage 3	1.13%	1.13%
	(c) Capital to risk-weighted assets ratio ⁷	37.25%	37.25%

Notes:

- Debt-equity ratio = (Debt securities + Borrowings (other than debt securities)) / Net worth.
- The Company is a Non-Banking Financial Company registered under the Reserve Bank of India Act, 1934 hence these ratios are generally not applicable.
- As per Rule 18(7)(b)(iii) of Companies (Share Capital and Debenture) Rules, 2014 of the Companies Act, 2013, the requirement for creating Debenture Redemption Reserve is not applicable to the Company being a listed Non-Banking Financial Company registered with the Reserve Bank of India.
- Net worth is calculated as defined in section 2(57) of Companies Act, 2013.
- Total debts to total assets = (Debt securities+ Borrowings (other than debt securities)) / Total assets.
- Net profit margin= Net profit after tax / Total income.
- Capital to risk-weighted assets ratio is calculated as per the RBI guidelines including exceptional item.

