Modi Rubber Limited

CIN: L25199UP1971PLC003392, Registered office : Modinagar - 201204 (U. P.)

Statement of Standalone Unaudited Financial Results for the Quarter ended December 31, 2025

PART I **(Amount in Rs. Lacs)**

S.No.		Particulars	Quarter ended			Nine months ended		Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Mar-25
			Unaudited (Refer note.7)	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1		**Income**						
	i)	Revenue from operations						
	a)	Sale of products/services	-	-	-	-	-	-
	b)	Other operating revenue	142.65	92.76	125.35	340.94	276.30	399.61
	ii)	Other Income	729.39	204.07	297.40	1,264.35	2,938.75	3,040.02
2		**Total income**	872.04	296.83	422.75	1,605.29	3,215.05	3,439.63
3		**Expenses**						
	a)	Cost of materials consumed	-	-	-	-	-	-
	b)	Changes in inventories of finished goods, work-in-progress and stock-in-trade	-	-	-	-	-	-
	c)	Employee benefits expense	160.69	125.69	127.07	410.55	324.37	429.80
	d)	Finance costs	14.88	15.19	16.04	45.80	49.41	65.18
	e)	Depreciation and amortisation expense	103.54	102.89	72.41	305.90	211.93	325.12
	f)	Other expenses	779.44	489.00	626.45	1,890.56	1,649.19	2,314.61
		Total expenses	1,058.55	732.77	841.97	2,652.81	2,234.90	3,134.71
4		**Profit/(Loss) from continuing operations before exceptional Items and tax (2-3)**	**(186.51)**	**(435.94)**	**(419.22)**	**(1,047.52)**	**980.15**	**304.92**
5		Exceptional Items	-	-	-	-	-	-
6		**Profit/ (loss) before tax (4+5)**	**(186.51)**	**(435.94)**	**(419.22)**	**(1,047.52)**	**980.15**	**304.92**
7		**Tax expense**						
		- Current tax	-	-	(103.13)	-	174.61	55.69
		- Earlier year	-	-	-	-	-	(117.40)
		- Deferred tax	18.17	3.23	1.12	(25.14)	76.75	130.67
8		**Net Profit/(Loss) from continuing operations after tax (6-7)**	**(204.68)**	**(439.17)**	**(317.21)**	**(1,022.38)**	**728.79**	**235.96**
9		Other comprehensive income/(loss)	59.43	(784.14)	(189.28)	(256.25)	2,259.58	649.42
10		**Total Comprehensive income/(loss) (8+9)**	**(145.25)**	**(1,223.31)**	**(506.49)**	**(1,278.63)**	**2,988.37**	**885.38**

S.No.		Particulars	Quarter Ended			Nine months ended		Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Mar-25
			Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
11		Paid-up equity share capital (Rs. Lacs) (Face value Rs. 10/- per share)	2,504.05	2,504.05	2,504.05	2,504.05	2,504.05	2,504.05
12		Reserves excluding revaluation reserves (as per financial statements of previous year) (Amount in Rs. Lacs)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
13	i	Earnings per share (EPS)						
	(a)	Basic (in Rs.)	(0.82)	(1.75)	(1.27)	(4.08)	2.91	0.94
	(b)	Diluted (in Rs.)	(0.82)	(1.75)	(1.27)	(4.08)	2.91	0.94
		* Not Annualised						

Modi Rubber Limited

Notes:-

1. Financial Results for the quarter ended December 31, 2025

(Amount in Rs. Lacs)

Particulars	Standalone	
	Quarter ended December 31, 2025	Year ended March 31, 2025
Net profit/ (loss) from ordinary activities (after tax)	(204.68)	235.96
Other Comprehensive income/ (loss)	59.43	649.42
Total Comprehensive income/ (loss) (after tax)	(145.25)	885.38

2. The above financial results for the quarter ended December 31, 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on February 14th, 2026.

3. The Statutory Auditors have carried out a limited review of the above results for the quarter ended December 31, 2025 and issued an unmodified opinion on the same.

4. In accordance with IND AS 108 - Operating Segment used to present the segment information are identified on the basis of informal report used by the Company to allocate resource to the segment and assess their performance. The Board of Directors of the Company is collectively Chief Operating Decision Maker (CODM).The Company is engaged in Renting of immovable property which in the context of Ind AS 108 “Operating Segment" is considered as the only segment. The Company’s activities are restricted within India and hence no separate geographical segment disclosure is considered necessary.

5. In compliance of directions issued by the BIFR vide its order dated February 23, 2010, the unimplemented portion of the SS-08 is under implementation by the Company and a status report to this effect as at September 30, 2016 was also submitted by the Company with BIFR periodically on October 20, 2016. With effect from December 01, 2016, SICA repealed by Government of India vide its Gazette Notification dated November 25, 2016 and all approved schemes will now be governed by National Company Law Tribunal.

6. The basic and diluted earnings per share has been calculated in accordance with the IND AS - 33 "Earnings Per Share”.

7. Figures for the quarter ended December 31, 2025 represent the difference between reviewed figures for the nine months ended December 31, 2025 and the published figures for the six months ended September 30, 2025.

8. The Government of India notified new Labour Codes, effective from 21st November, 2025. However, detailed rules, procedures, and state-specific implementation mechanisms are yet to be notified. The evaluation and quantification of financial impact is in progress by the management. No provision has been made in the financial statements as at the reporting date. The company will review and assess the financial impact and will account for liability, if any.

9. Figures for the previous periods have been regrouped/reclassified to conform to the classification of the current periods.

For **Modi Rubber Limited**

ALOK MODI

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Alok Modi
Managing Director
DIN- 00174374

Place: New Delhi
Date: 14th February, 2026

Modi Rubber Limited

CIN: L25199UP1971PLC003392, Registered office : Modinagar - 201204 (U. P.)

Statement of Consolidated Unaudited Financial Results for the Quarter ended December 31, 2025

PART I **(Amount in Rs. Lacs)**

S.No.		Particulars	Quarter ended			Nine months ended		Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Mar-25
			Unaudited (Refer note.6)	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1		**Income**						
	i)	Revenue from operations						
	a)	Sale of products/services	-	-	379.10	-	379.10	379.10
	b)	Other operating revenue	731.52	780.66	652.66	2,222.07	1,837.13	2,541.00
	ii)	Other Income	896.13	326.70	438.71	1,668.28	1,321.84	1,656.83
2		**Total income**	1,627.65	1,107.36	1,470.47	3,890.35	3,538.07	4,576.93
3		**Expenses**						
	a)	Cost of materials consumed	-	-	383.96	-	383.96	383.96
	b)	Changes in inventories of finished goods, work-in-progress and stock-in-trade	-	-	-	-	-	-
	c)	Employee benefits expense	483.37	435.03	377.98	1,342.84	1,090.52	1,445.33
	d)	Finance costs	41.68	38.24	47.32	121.94	139.17	189.90
	e)	Depreciation and amortisation expense	109.22	108.20	78.66	321.66	230.11	352.00
	f)	Other expenses	1,011.12	761.80	834.04	2,566.66	2,060.25	3,145.05
		Total expenses	1,645.39	1,343.27	1,721.96	4,353.10	3,904.01	5,516.24
4		**Profit/(Loss) from continuing operations before exceptional Items and tax (2-3)**	**(17.74)**	**(235.91)**	**(251.49)**	**(462.75)**	**(365.94)**	**(939.31)**
5		Exceptional Items	-	-	-	-	-	(4.66)
6		**Profit /(Loss) from continuing operations before tax and share in net profit/ (loss) of joint ventures and associates (4-5)**	**(17.74)**	**(235.91)**	**(251.49)**	**(462.75)**	**(365.94)**	**(934.65)**
7		**Share in net profit/ (loss) of joint ventures and associates**	530.67	691.84	650.47	1,879.82	2,418.35	3,127.61
8		**Profit/ (loss) before tax (6+7)**	**512.93**	**455.93**	**398.98**	**1,417.07**	**2,052.41**	**2,192.96**
9		**Tax expense**						
		- Current tax	(0.30)	0.30	(103.13)	-	174.61	98.24
		- Earlier year	-	-	-	-	-	(113.07)
		- Deferred tax	5.37	(0.52)	(116.99)	(34.77)	(52.14)	161.73
10		**Net Profit/(Loss) from continuing operations after tax (8-9)**	**507.87**	**456.15**	**619.10**	**1,451.84**	**1,929.94**	**2,046.06**
11		Other comprehensive income/(loss)	320.31	(1,031.09)	(182.70)	(232.68)	2,867.34	701.82
12		**Total Comprehensive income/(loss) (10+11)**	**828.18**	**(574.94)**	**436.40**	**1,219.16**	**4,797.28**	**2,747.88**

S.No.		Particulars	Quarter Ended			Nine Months Ended		Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Mar-25
			Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
13		Paid-up equity share capital (Rs. Lacs) (Face value Rs. 10/- per share)	2,499.55	2,499.55	2,499.55	2,499.55	2,499.55	2,499.55
14		Reserves excluding revaluation reserves (as per financial statements of previous year) (Amount in Rs. Lacs)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
15	i	Earnings per share (EPS)						
	(a)	Basic (in Rs.)	2.03	1.82	2.48	5.81	7.72	8.19
	(b)	Diluted (in Rs.)	2.03	1.82	2.48	5.81	7.72	8.19
		* Not Annualised						

PART II Consolidated Segment wise information for the quarter ended December 31, 2025

S.No.		Particulars	Quarter Ended			Nine Month ended	Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Mar-25
			Unaudited	Unaudited	Unaudited	Unaudited	Audited
1		**Segment revenue**					
	a)	Real estate services	142.65	92.76	185.59	340.94	399.61
	b)	Travel services	603.10	698.72	1,013.37	1,917.36	2,186.45
	c)	Others	-	-	(156.70)	-	379.10
		Less: Inter-segment revenue	(14.23)	(10.82)	(10.50)	(36.23)	(45.05)
		Gross revenue	**731.52**	**780.66**	**1031.76**	**2222.07**	**2920.10**
2		**Segment results**					
	a)	Real estate services	(186.50)	(435.95)	(419.22)	(1,047.52)	304.92
	b)	Travel services	116.39	188.04	131.87	441.81	532.26
	c)	Others	57.27	19.92	45.83	142.96	167.95
		Add: Other un-allocable (income) net of un-allocable expenditure [Note (i)]	525.76	683.95	640.49	1,879.82	1,187.89
		Profit/ (loss) before tax	**512.92**	**455.96**	**398.97**	**1417.07**	**2193.01**
3		**Segment assets**					
	a)	Real estate services	62,333.95	61,151.82	64,517.32	62,333.95	61,863.88
	b)	Travel services	4,348.40	4,964.82	3,327.37	4,348.40	3,703.13
	c)	Others	11,394.27	11,315.50	11,962.49	11,394.27	11,448.23
		Total Assets	**78,076.62**	**77,432.14**	**79,807.18**	**78,076.62**	**77,015.24**
4		**Segment liabilities**					
	a)	Real estate services	5712.94	4900.24	6991.27	5712.94	5828.12
	b)	Travel services	2581.26	3253.78	2030.17	2581.26	2314.81
	c)	Others	(10.61)	(29.37)	(101.20)	(10.61)	(1.25)
		Total liabilities	**8,283.59**	**8,124.65**	**8,920.24**	**8,283.59**	**8,141.68**

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PART III Selected Information for the Quarter ended December 31, 2025

S.No.		Particulars	Standalone				
			Quarter Ended			Nine Month ended	Year ended
			31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Mar-25
			Unaudited	Unaudited	Unaudited	Unaudited	Audited
A		**PARTICULARS OF SHAREHOLDING**					
1		Public Shareholding					
		- Number of Shares	93,41,580	93,41,580	93,41,580	93,41,580	93,41,580
		- Percentage of Shareholding	37.31	37.31	37.31	37.31	37.31
2		Promoters and promoter group Shareholding					
	a)	Pledged/Encumbered :					
		- No of Shares	-	-	-	-	-
		- % age of Shares (as a % age of the total Shareholding of Promoter and Promoter group)	-	-	-	-	-
		- % age of Shares (as a % age of the total Share capital of the Company)	-	-	-	-	-
	b)	Non Encumbered :					
		- No of Shares	1,56,98,952	1,56,98,952	1,56,98,952	1,56,98,952	1,56,98,952
		- % age of Shares (as a % age of the total Shareholding of Promoter and Promoter group)	100.00	100.00	100.00	100.00	100.00
		- % age of Shares (as a % age of the total Share capital of the Company)	62.69	62.69	62.69	62.69	62.69

		Quarter ended December 31 2025
B	**INVESTOR COMPLAINTS**	
	Pending at the beginning of the quarter	NIL
	Received during the quarter	-
	Disposed off during the quarter	-
	Remaining unresolved at the end of the quarter	NIL

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Modi Rubber Limited

Notes:-

1. Financial Results for the quarter ended December 31, 2025

(Amount in Rs. Lacs)

Particulars	Consolidated	
	Quarter ended December 31, 2025	Year ended March 31, 2025
Net profit/ (loss) from ordinary activities (after tax)	507.87	2,046.06
Other Comprehensive income/ (loss)	320.31	701.82
Total Comprehensive income/ (loss) (after tax)	828.18	2,747.88

2. The above financial results for the quarter ended December 31, 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on February 14th, 2026.

3. The Statutory Auditors have carried out a limited review of the above results for the quarter ended December 31, 2025 and issued an unmodified opinion on the same.

4. In compliance of directions issued by the BIFR vide its order dated February 23, 2010, the unimplemented portion of the SS-08 is under implementation by the Company and a status report to this effect as at September 30, 2016 was also submitted by the Company with BIFR periodically on October 20, 2016. With effect from December 01, 2016, SICA repealed by Government of India vide its Gazette Notification dated November 25, 2016 and all approved schemes will now be governed by National Company Law Tribunal.

5. The basic and diluted earnings per share has been calculated in accordance with the IND AS - 33 "Earnings Per Share".

6. Figures for the quarter ended December 31, 2025 represent the difference between reviewed figures for the nine months ended December 31, 2025 and the published figures for the six months ended September 30, 2025.

7. The Government of India notified new Labour Codes, effective from 21st November, 2025. However, detailed rules, procedures, and state-specific implementation mechanisms are yet to be notified. The evaluation and quantification of financial impact is in progress by the management. No provision has been made in the financial statements as at the reporting date. The company will review and assess the financial impact and will account for liability, if any.

8. Figures for the previous periods have been regrouped/reclassified to conform to the classification of the current periods.

For **Modi Rubber Limited**

Alok Modi
Managing Director
DIN- 00174374

Place: New Delhi
Date: February 14th, 2026

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MODI RUBBER LIMITED

CIN: L25199UP1971PLC003392, Registered office : Modinagar - 201204 (U. P.)

Extract of Standalone and Consolidated Un-Audited Financial Results for the quarter ended December 31, 2025

S.No.	Particulars	Quarter Ended						Nine Months ended				Year Ended	
		Standalone			Consolidated			Standalone		Consolidated		Standalone	Consolidated
		31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	30-Sep-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Dec-25	31-Dec-24	31-Mar-25	31-Mar-25
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited	Audited
1	Total Income from operations (Net)	142.65	92.76	125.35	731.52	780.66	1,031.76	340.94	276.30	2,222.07	2,216.23	274.57	2,920.10
2	Net Profit/ (Loss) for the period (before tax and exceptional items)	(186.51)	(435.94)	(419.22)	512.93	455.93	398.98	(1,047.52)	980.15	1,417.07	2,052.41	304.92	2,192.96
3	Net Profit/ (Loss) for the period before tax (after exceptional items)	(186.51)	(435.94)	(419.22)	512.93	455.93	398.98	(1,047.52)	980.15	1,417.07	2,052.41	304.92	2,192.96
4	Net Profit/ (Loss) for the period after tax (after exceptional items)	(204.68)	(439.17)	(317.21)	507.87	456.15	619.10	(1,022.38)	728.79	1,451.84	1,929.94	235.96	2,046.06
5	Total Comprehensive Income for the period (after tax)	(145.25)	(1,223.31)	(506.49)	828.18	(574.94)	436.40	(1,278.63)	2,988.37	1,219.16	4,797.28	885.38	2,747.88
6	Equity Share Capital (Face value of share is Rs. 10/- each)	2,504.05	2,504.05	2,504.05	2,499.55	2,499.55	2,499.55	2,504.05	2,504.05	2,499.55	2,499.55	2,504.05	2,499.55
7	Reserves (excluding Revaluation Reserves as per Financial Statements of previous year)	N.A	N.A	N.A	N.A	N.A	N.A	N.A	N.A	N.A	N.A	N.A	N.A
8	Earnings per share (EPS) (of Rs. 10/- each) (Not Annualised)												
	(a) Basic and Diluted EPS (before exceptional Items) (in Rs.)	(0.82)	(1.75)	(1.27)	2.03	1.82	2.48	(4.08)	2.91	5.81	7.72	0.94	8.19
	(b) Basic and Diluted EPS (after exceptional Items) (in Rs.)	(0.82)	(1.75)	(1.27)	2.03	1.82	2.48	(4.08)	2.91	5.81	7.72	0.94	8.19

Notes:

1 The above is an extract of the detailed format of Quarterly/ Annual Financial Results filed with the Stock Exchanges under Regulations 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015. The full format of the Quarterly/ Annual Financial Results are available on the stock exchange website, www.nseindia.com, www.bseindia.com and on the Company website www.modirubberlimited.com

2 The above results have been reviewed by the Audit Committee and subsequently approved by the Board of Directors of the Company at their respective meeting held on February 14th, 2026. The Statutory Auditors of the Company have carried out an audit of the aforesaid results.

3 Previous quarter/ year end figures have been rearranged and / or regrouped, wherever necessary, to make them comparable with those of the current quarter/ year end.

By order of the Board

New Delhi
Date: 14th February, 2026

Alok Modi
Managing Director
DIN- 00174374

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