

Date: 12th August 2024

To
The National Stock Exchange of India Limited
Exchange Plaza,
Plot no. C/1, G Block
Bandra-Kurla Complex
Bandra (E)
Mumbai - 400 051

Dear Sir/ Madam,

Scrip Code: PANSARI

Sub: Outcome of Board Meeting and Submission of Unaudited Financial Results for the Quarter ended 30th June 2024

This is to inform you that the Board of Directors in their meeting held today i.e. **Monday the 12th day of August, 2024 Commenced at 3.00 P.M and Concluded at 4.30 P.M** have approved the Unaudited Financial Results of the Company for the first Quarter ended 30th June 2023 and approve the Directors' Report for the Financial Year Ended 31.03.2024.

Pursuant to Regulation 33 of SEBI (LODR) Regulations, 2015, we are enclosing herewith:

1. Statement of Unaudited Financial Results for the first Quarter ended 30th June 2024.
2. Limited Review Report

This is for your information and records.

Thanking You,

Yours Sincerely,

For **Pansari Developers Limited**

Mahesh Kumar Agarwal
Managing Director
DIN: 00480731

Encl: As above

Independent Auditor's Review Report on Consolidated Unaudited Financial Results of Pansari Developers Limited for the Quarter ended June 30, 2024 pursuant to the Regulation 33 of the SEBI (Listing obligations and Disclosure Requirements) Regulations, 2015 (as amended)

Review Report to

The Board of Directors Pansari Developers Limited

1. We have reviewed the accompanying Statement of Unaudited Ind AS Consolidated Financial Results of **Pansari Developers Limited ("the Parent")**, which includes its jointly controlled entities (the Parent and its entities together referred to as the "Group") and its share of net profit/(loss) after tax and total comprehensive income of its jointly controlled entities for the quarter ended **June 30, 2024** attached herewith being submitted by the Parent pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.
2. This Statement, which is the responsibility of the Parent's Management and approved by the Parent's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in Ind AS-34 "Interim Financial Reporting" prescribed under Section 133 of the Companies Act, 2013, and other accounting principles generally accepted in India. Our responsibility is to issue a report on the Unaudited Consolidated financial Statement based on our review.
3. We conducted our review 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 financial statements are free of material misstatement. A review is limited primarily to inquiries of company personnel and analytical procedures applied to financial data and thus provide less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.



Network : GARV & Affiliates

Branch : 19, R. N. Mukherjee Road, Eastern Building, 1st Floor, Kolkata 700 001
Kolkata | Bengaluru | Chennai | Guwahati | Hyderabad | Mumbai

4. The Statement includes the results of the following entities:
- Unipon Developers LLP
 - Papillon Developers LLP
 - Purti NPR Developers LLP (Formally Known as "Yogadhipa Promoters LLP")
5. 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 the aforesaid Indian Accounting Standards ('Ind AS') specified under Section 133 of the Companies Act, 2013 as amended, read with relevant rules issued there under and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of the Regulation 33 of the SEBI(Listing Obligations and Disclosure Requirements) Regulations, 2015 including the manner in which it is to be disclosed, or that it contains any material misstatement.
6. We did not review the interim financial results of three jointly controlled entities included in the consolidated unaudited financial results; whose interim financial results includes LLP share of net profit after tax of Rs. 4.94 lacs for the quarter ended 30th June, 2024 as considered in the consolidated unaudited financial results. These interim financial results have been reviewed by other auditors whose reports have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of these associates is based solely on the reports of the other auditors and the procedures performed by us as stated in paragraph 3 above.

Our conclusion on the Statement is not modified in respect of the above matters.

Date: 12th August, 2024
Place: Kolkata
UDIN: 24062982BKCXVE2044

For G A R V & ASSOCIATES
Chartered Accountants
Firm Registration No. 301094E

Ashish Rustagi

(ASHISH RUSTAGI)

Partner

Membership No.: 062982



Network : GARV & Affiliates

Branch : 19, R. N. Mukherjee Road, Eastern Building, 1st Floor, Kolkata 700 001
Kolkata | Bengaluru | Chennai | Guwahati | Hyderabad | Mumbai

PANSARI DEVELOPERS LIMITED
Corporate Identity Number : L72200WB1996PLC079438
Statement of Unaudited Financial Results for the Quarter ended 30th June,2024

(Rs in Lakh)

Sl. No.	Particulars	consolidated			
		Quarter Ended			Year Ended
		30th June 2024	31st March 2024	30th June 2023	31st March 2024
	Unaudited	Audited	Unaudited	Audited	
1	Income from Operations				
	(a) Revenue from Operations	762.97	1,221.90	803.77	5,648.70
	(b) Other Income	83.71	217.01	60.26	519.35
	Total Income	846.68	1,438.91	864.04	6,168.05
2	Expenditure				
	(a) Operating Cost	1,320.78	1,593.77	528.38	4,344.22
	(b) Changes in Inventories	(838.23)	(558.26)	1.00	216.08
	(c) Employee Benefits Expenses	17.93	24.10	22.43	95.54
	(d) Finance Cost	100.45	80.49	110.67	438.90
	(e) Depreciation and Amortisation Expenses	99.29	58.50	44.42	192.16
	(f) Other Expenses	27.88	87.92	52.34	261.88
3	Total Expenses	728.09	1,286.51	759.24	5,548.78
4	Profit before Exceptional Items	118.59	152.40	104.80	619.27
5	Add : Exceptional Item	-	-	-	-
6	Profit before Tax	118.59	152.40	104.80	619.27
	Less : Tax Expense				
	(a) Current Tax	19.46	12.77	21.11	82.77
	(b) Mat Credit Entitlement	14.27	(5.33)	1.78	21.81
	(c) Deferred Tax	(9.36)	4.06	(0.79)	3.15
	(d) Mat Credit for Earlier year	-	(0.49)	-	(0.49)
	(e) Income tax for Earlier year	0.03	(7.91)	-	(8.74)
7	Total Tax	24.40	3.11	22.10	98.51
8	Net Profit	94.19	149.29	82.70	520.76
	Other Comprehensive income (After tax)				
	(a) Items that cannot be Reclassified to P&L A/c				
	Re-measurement income/ (loss) on defined benefit plans	-	2.13	-	2.13
	Income tax relating to above items	-	(0.59)	-	(0.59)
	Fair Value through OCI of Equity Investment	-	0.43	0.27	0.43
	Income tax relating to above items	-	(0.05)	(0.03)	(0.05)
9	Total Other comprehensive income (a+b)	-	1.92	0.24	1.92
10	Total comprehensive income for the period (8+9)	94.19	151.21	82.94	522.68
	Paid Up Share Capital (Face Value Rs 10 each)	1,744.68	1,744.68	1,744.68	1,744.68
	Earning per share (Face Value Rs 10 each)				
	(a) Basic	0.54	0.86	0.47	2.98
	(b) Diluted	0.54	0.86	0.47	2.98

Notes:

- (a) The Unaudited Consolidated Financial Results of the Company for the Quarter ended 30th June,2024 have been reviewed and recommended by the Audit Committee and approved by the Board of Directors of the Company in their respective meetings held on 12th August,2024. The Statutory Auditors of the Company have carried out Audit of these results and the results are being published in accordance with Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.
- (b) The financial results of the company have been prepared in accordance with Indian Accounting Standard (IND AS) notified under the companies (Indian Accounting Standard) Rules 2015 as amended by the companies (Indian Accounting Standard) (Amendment) Rules 2016. The company adopted IND AS from 01.04.2021 and accordingly these Financial Results (Including for all the periods presented in accordance with IND AS 101 first time adoption of Accounting Standards) have been prepared.
- (c) The company does not have any extraordinary or exceptional items to report for the above period
- (d) The Company does not have more than one reportable segment.
- (e) Comparative figures have been rearranged / regrouped wherever necessary.
- (f) The IND AS compliant corresponding figures in the previous years have not been subjected to review/audit however the company's management has exercised necessary due diligence to insure that such financial results provide true and fair view of its affairs
- (g) The figures for the quarter ended 31st March,2024 are the balancing figure between the audited figures in respect of Year ended 31st March,2024 and Published Figure upto the end of the third quarter of respective financial year.
- (h) figures of the Previous Periods have been re-arranged/regrouped where necessary to make them comparable.

For Pansari Developers Limited

For and on behalf of the board

Mahesh Agarwal
Chairman & Managing Director
(DIN No. 00480731)



Place : Kolkata
Date : 12th August,2024