pnb Housing Finance Limited
Ghar Ki Baat

3rd August 2017

The BSE Limited,
Listing Department,
Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001

Scrip Code: 540173

National Stock Exchange of India Limited,
Listing Department
"Exchange Plaza"
Bandra Kurla Complex,
Bandra (E), Mumbai – 400 051

Symbol: PNBHOUSING

Dear Sirs,

Sub: Press Release

Please find attached herewith the Press Release of the Company for the quarter ended June 30, 2017.

You are requested to take note of the above and arrange to bring this to the notice of all concerned.

Thanking You,

For PNB Housing Finance Limited

Sanjay Jain
Company Secretary & Head Compliance
Membership No. : F2642

Press Release

For Immediate Release

3rd August, 2017, New Delhi

Unaudited Financial Results for Quarter Ended 30th June, 2017

The Board of Directors of PNB Housing Finance Limited today approved the un-audited Financial Results for the quarter ended 30th June, 2017. The accounts have been subjected to a limited review by the Company's Statutory Auditors in line with the regulatory guidelines.

Financial performance (Q1 FY17-18 vs Q1 FY16-17)

- Net Interest Income registered a growth of 64% to INR 343.6 crore from INR 209.2 crore.
- Profit after Tax increased by 93% to INR 184.8 crore from INR 95.9 crore.
- The spread on average loan assets is 2.14% and Net Interest Margin on the average interest earning assets is 3.16% for Q1 FY17-18.
- The cumulative provision for non-performing assets and standard assets is INR 41.7 crore and INR 225.5 crore respectively as on 30th June, 2017. In addition, the cumulative provision for contingencies is INR 39.48 crore, over and above the provisions required to be maintained as per NHB Directions.

Business Operations

- Disbursements increased by 54% to INR 7,794 crore during Q1 FY17-18 from INR 5,068 crore during Q1 FY16-17. Disbursements towards housing loan accounted for 65.6% and non-housing loan at 34.4%. Disbursement for Q4 FY16-17 was INR 6,047 crore
- Asset under Management (AUM) is at INR 46,755 crore as on 30th June, 2017 up from INR 31,259 crore as on 30th June, 2016 registering a growth of 50% during the period.
- The Company sold loans worth INR 3,377 crore under loan assignment route during FY16-17. The Outstanding Loans Sold/Assigned amounted to INR 2,753 crore as on 30th June, 2017.
- Loan Outstanding grew by a healthy rate of 42% YoY to INR 44,003 crore as on 30th June, 2017 of which Housing Loans consists 70% and Non Housing is 30%.

Deposits

- The Deposit portfolio grew by 35% to INR 10,025 crore as on 30th June, 2017 from INR 7,436 crore as on 30th June, 2016.

Service Network

- As on 30th June, 2017 the Company has 66 branches with presence in 40 unique cities and 18 Hubs. This includes 3 new branches made operational during the quarter. The Company also services the customers through 28 outreach locations.

Asset Quality

- Gross Non-Performing Assets (NPA) stood at 0.43% of the Loan Assets as on 30th June, 2017 against 0.27% as on 30th June, 2016. The Gross NPAs on AUM basis were 0.40% as on 30th June, 2017.
- Net NPA stood at 0.33% of the Loan Assets as on 30th June, 2017 against 0.19% as on 30th June, 2016.

Capital to Risk Asset Ratio (CRAR)

- The Company's CRAR as on 30th June, 2017 stood at 20.3%, of which Tier I capital was 15.53% and Tier II capital was 4.77%. As per the regulatory norms, the minimum requirement for the CRAR and Tier I capital is 12% and 6% respectively.

Credit Rating

- PNB Housing Finance Fixed Deposit programme has been rated "FAAA" by CRISIL and "AAA" by CARE. The rating of "FAAA" and "AAA" indicates 'High Safety" with regards to the repayment of interest and principal. The Company's Commercial Paper (CP) is rated at "A1(+)" by CARE & CRISIL and Non-Convertible Debenture (NCD) are rated at "AAA" by CARE, "AAA" by India Ratings, "AA+" by CRISIL and "AA+" by ICRA. Further the bank loans long term rating is rated at "AAA" by CARE and AA+ by CRISIL.

Commenting on the performance Mr. Sanjaya Gupta, Managing Director said:

"We started the year with a strong growth in all the business and financial vectors on the back of over 50% increase in disbursements and efficient borrowing compared to the same quarter previous year. As a housing solution provider, we believe the Government led actions with the mission of Housing for All by 2022 and Pradhan Mantri Awas Yojna (PMAY) along with Real Estate Regulatory Authority (RERA) Bill have inducted substantial positivity in the sector especially from a long term perspective."

About PNB Housing Finance Limited

PNB Housing Finance Limited (NSE: PNBHOUSING, BSE: 540173) is promoted by Punjab National Bank and is a registered Housing Finance Company with National Housing Bank (NHB). The Company got listed on the Indian stock exchanges on 7th November, 2016. The Company offer its retail customers "housing and non-housing loans". The Company is also into construction finance loans to real estate developers for residential housing. PNB Housing Finance is a deposit taking Housing Finance Company.

Safe Harbour Statement

No representation or warranty, express or implied is made as to, and no reliance should be placed on, the fairness, accuracy, completeness or correctness of such information or opinions contained herein. The information contained in this release is only current as of its date. Certain statements made in this release may not be based on historical information or facts and may be "forward looking statements", including those relating to the Company's general business plans and strategy, its future financial condition and growth prospects, and future developments in its industry and its competitive and regulatory environment. Actual results may differ materially from these forward-looking statements due to a number of factors, including future changes or developments in the Company's business, its competitive environment and political, economic, legal and social conditions in India. This communication is for general information purpose only, without regard to specific objectives, financial situations and needs of any particular person. This release does not constitute an offer or invitation to purchase or subscribe for any shares in the Company and neither any part of it shall form the basis of or be relied upon in connection with any contract or commitment whatsoever. The Company may alter, modify or otherwise change in any manner the content of this release, without obligation to notify any person of such revision or changes. This release cannot be copied and/or disseminated in any manner.

For more Information, please contact:

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Statement of Unaudited Financial Results for the Quarter Ended June 30, 2017

(₹ in crore)

Particulars	Quarter ended 30.06.2017	Quarter ended 31.03.2017	Quarter ended 30.06.2016	Year ended 31.03.2017
Income:	**(Reviewed)**	**(Audited)**	**(Refer Note 8)**	**(Audited)**
Revenue from operations	1,192.15	1,075.93	862.85	3,907.70
Other Income	0.12	0.05	0.02	0.15
Total Income	**1,192.27**	**1,075.98**	**862.87**	**3,907.85**
Expenditure:				
Finance Cost	752.92	677.90	607.99	2,643.65
Employee Benefit Expenses	28.92	27.59	22.12	101.26
Other Expenses	74.15	57.36	53.13	237.39
Depreciation Expense	5.08	4.83	4.47	18.63
Provisions and Write-offs	48.06	66.66	27.98	102.91
Total Expenditure	**909.13**	**834.34**	**715.69**	**3,103.84**
Profit Before Tax	**283.14**	**241.64**	**147.18**	**804.01**
Tax Expenses	98.39	89.24	51.28	280.28
Profit After Tax	**184.75**	**152.40**	**95.90**	**523.73**
Earning Per Share (of ₹10/- each)				
-Basic (₹)	11.12	9.20	7.56	36.72
-Diluted (₹)	10.99	9.08	7.49	36.15
Paid up Equity Share Capital (Face value of ₹10/- each)	166.59	165.64	126.92	165.64
Reserves excluding Revaluation Reserves as at 31st March				5,411.67

Notes:

1. The Company is engaged in the business of providing loans for purchase or construction of residential houses. All other activities of the Company revolve around the main business and accordingly, there are no separate reportable segments as per the Accounting Standard on 'Segment Reporting' (AS 17) issued by the Institute of Chartered Accountants of India.

2. Assets under management (AUM) have increased from ₹31,259 crore as on June 30, 2016 to ₹46,755 crore as on June 30, 2017 registering a growth of 50%. Loan Assets have increased from ₹30,901 crore as on June 30, 2016 to ₹44,003 crore as on June 30, 2017 registering a growth of 42%.

3. The Revenue from Operations include Interest Income of ₹1,096.56crore (₹817.20 crore on June 2016) and Fees and Other Operating Income of ₹95.59 crore (₹45.65 crore on June 2016).

4. The Gross NPAs, as on June 30, 2017 are 0.43% and Net NPAs are 0.33% of the Loan Assets as on June 30, 2017.

5. During the quarter, the Company has allotted 9,44,173 Equity Shares pursuant to exercise of stock options by eligible employees and Managing Director.

6. During the quarter ended June 30, 2017, there were no transactions in the nature of exceptional or extraordinary items.

7. Figures of the quarter ended March 31, 2017 are the balancing figures between audited figures of full financial year ending March 31, 2017 and the reviewed year to date figures upto nine months ended December 31, 2016.

8. Results for the quarter ended June 30, 2016 were not required to be reviewed since the Company was not listed.

9. Previous period/year figures have been regrouped or reclassified, wherever necessary, to make them comparable with the current quarter figures.

The Statutory Auditors of the Company have reviewed the financial results for the period ended June 30, 2017. The above results were reviewed and recommended by the Audit Committee of Board and subsequently approved by Board of Directors at the meeting held on August 03, 2017.

For PNB Housing Finance Limited

Sanjaya Gupta
Managing Director
DIN 02939128

August 03, 2017
New Delhi