



SHRADHA INFRAPROJECTS LIMITED

CIN: L45200MH1997PLC110971

Registered Office: Shradha House, Near Shri Mohini Complex, Kingsway, Block No F/8, Nagpur 440001, Maharashtra, India
Email-id: investorinfo@shradhainfra.in, Phone No.: 0712-6617181, Website: www.shradhainfra.in

Through Online Filing

Date: 24th January, 2024

Ref No: SIL/CS/329

To,
The Manager - Listing Department,
National Stock Exchange of India Limited,
Exchange Plaza, C-1, Block — G,
Bandra Kurla Complex,
Bandra (East), Mumbai 400051.

Symbol: SHRADHA

ISIN: INE715Y01023

Subject: **Intimation under Regulation 30 of the Securities and Exchange Board of India (Listing Obligations and Disclosure Requirements) Regulations, 2015 (as amended)**
– Execution of Leave And License Agreement between Shradha Infraprojects Limited (the Licensor) and Physicswallah Private Limited (the Licensee)

Dear Sir/ Madam,

This is with reference to the subject and pursuant to the provisions of Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulation, 2015, in respect of transaction entered by the Company, M/s Shradha Infraprojects Limited ("the Licensor") with Physicswallah Private Limited ("the Licensee"), to rent out the Property of the Company on Leave and License basis, situated at Entire Building, Plot No. 245 & 246, Canal Road, Gokul Peth, Nagpur -440010, Maharashtra, India, Tahsil and District-Nagpur, for the yearly rental of **Rs.1,80,00,000/- (Rs, One Crore Eighty Lakhs Only)**; inclusive of all Municipal rates and taxes and all other outgoings excluding the GST on rent) with suitable increments to Rental on yearly basis. ("the **Transaction**").

In this regard, it is hereby inform that the all legal formalities, documentations, execution of leave and license agreement and the transaction related to lease out the property with both the parties were concluded on 24th January, 2024

The details with respect to aforesaid transaction are attached herewith as **Annexure I**

This disclosure is in compliance with Regulation 30 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 read with SEBI circular ref. CIR/CFD/CMD/4/2015 dated September 09, 2015 and the Company's Code of Practices and Procedure for Fair Disclosure of Unpublished Price Sensitive Information.

It is requested to place the aforesaid information on records. Meantime, kindly acknowledge the receipt.

Yours Faithfully,

For Shradha Infraprojects Limited

Shrikant Huddar
Company Secretary & Compliance Officer
ICSI Mem. No: A38910



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Annexure-I

Sr. No.	Particulars	Remarks
1	Name of the Licensor	SHRADHA INFRAPROJECTS LIMITED Registered Office: Shradha House, 345, Kingsway, Nagpur - 440001, Maharashtra, India
2	Name of the Licensee	PHYSICSWALLAH PRIVATE LIMITED Registered Office: Plot No.B-8, Tower A 101-119, Noida One, 1st Floor, Sector 62, Noida, UP-201 309, India
3	Brief details of the property	ALL THAT the office space Containing a Carpet area 21,300 Sq.ft. entire building at plot no 245 & 246, Khasra No. 30 in Ward No. 70 Municipal House No. 498 City Survey No. 951, sheet No. 19 of Mouza Gadga situated at Gokulpeth Layout Precinct, Dharampeth, Nagpur, with in Tahsil and District Nagpur, Maharashtra, India.
4	Tenure of the Agreement	Period of 05 (Five) years commencing from the 1st day of May 2024 and ending on 30th day of April 2029
5	Amount of Consideration in the form of Rent on yearly basis	Yearly rental of Rs.1,80,00,000/- (Rs, One Crore Eighty Lakhs Only) ; inclusive of all Municipal rates and taxes and all other outgoings excluding the GST on rent) with suitable increments to Rental on a yearly basis.