LEELA PALACES HOTELS & RESORTS LIMITED

(formerly known as Schloss Bangalore Limited)

Registered Office: The Leela Palace, Diplomatic Enclave, Africa Avenue, Netaji Nagar New Delhi South Delhi 110023
Tel No. +91 (11) 39331234 Email Id: cs@theleela.com CIN: L55209DL2019PLC347492 Website: www.theleela.com

Ref No. THELEELA/2026-27/030

Date: July 31, 2026

To Sr. General Manager Listing Department BSE Limited Phiroze Jeejeebhoy Towers Dalal Street Mumbai – 400001 **Scrip Code- 544408** **ISIN - INE0AQ201015**	To Sr. General Manager Listing Department National Stock Exchange of India Limited Exchange Plaza, C-1, Block G Bandra Kurla Complex Bandra (E), Mumbai – 400 051 **Symbol- THELEELA** **ISIN - INE0AQ201015**

Sub: Press Release on Unaudited Standalone and Consolidated Financial Results for the quarter ended June 30, 2026

Dear Sir/ Madam,

Pursuant to Regulation 30 of SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith Press Release titled "LEELA PALACES, HOTELS & RESORTS REPORTS STRONG Q1 FY27 PERFORMANCE REINFORCING ITS LEADERSHIP IN LUXURY HOSPITALITY".

The above information will also be available on the website of the Company at www.theleela.com/investors.

We request you to kindly take the above on record.

Thanking you,

For Leela Palaces Hotels & Resorts Limited
(formerly known as Schloss Bangalore Limited)

JYOTI MAHESHWARI

Digitally signed by JYOTI MAHESHWARI
Date: 2026.07.31 14:32:21 +05'30'

Jyoti Maheshwari
Company Secretary and Compliance Officer
Membership No.: A24469

Encl.: as Above

PRESS RELEASE

LEELA PALACES, HOTELS & RESORTS REPORTS STRONG Q1 FY27 PERFORMANCE REINFORCING ITS LEADERSHIP IN LUXURY HOSPITALITY

Q1FY27 Operating Revenue grows 28% to ₹3,520 million and Operating EBITDA rises 41%, to ₹1,434 million PAT up ~4.6x to ₹488 million

Ranked #2 among the world's best hotel brands by Travel + Leisure, The Leela continues to outperform the luxury hospitality sector through brand strength, pricing power and disciplined expansion

Mumbai, 31st July 2026: Leela Palaces Hotels & Resorts Limited (NSE: THELEELA), India's only listed pure-play luxury hospitality company, today announced another quarter of industry-leading growth, reinforcing the strength of its premium positioning, pricing power and disciplined expansion strategy. Backed by resilient domestic luxury demand and one of the industry's strongest luxury development pipelines, the Company continues to strengthen its position as India's premier luxury hospitality platform.

Commenting on the results, **Mr. Anuraag Bhatnagar, Whole-time Director and Chief Executive Officer,** said, "Our first quarter performance outperforming industry reflects the enduring strength of The Leela brand and the structural opportunity we see in India's underserved luxury hospitality market. We delivered a 28% operating revenue growth and a 41% rise in operating EBITDA, demonstrating the strong operating leverage of our business model. Our robust RevPAR growth at 17% despite temporary international travel headwinds was the result of our continued ADR leadership and successfully capitalising on growing domestic leisure and MICE demand. As we celebrate 40 years of The Leela legacy of True Indian Luxury, we continue to invest in our brand, our people and our growth pipeline, positioning The Leela to lead the next decade of luxury travel in India."

The quarter also reinforced The Leela's position as one of the world's leading luxury hospitality brands following its recognition of being ranked #2 globally among the best Hotel Brands in the World by the Travel + Leisure World's Best Awards 2026. This marks the fifth time since 2020 that the brand has been ranked among the top three hotel brands globally.

KEY HIGHLIGHTS: Q1 FY 27 (YOY)

RevPAR*	**ADR***	**Occupancy***	**NPS^**
₹ 13,982	**₹ 20,722**	**67.5%**	**86**
+17%	**+10%**	**+3.9pp**	
Operating Revenue	**Operating EBITDA**	**Op. EBITDA Margin**	**PAT**
₹ 3,520 M	**₹ 1,434 M**	**41%**	**₹ 488 M**
+28%	**+41%**	**+383 bps**	**+460%**

Metrics presented above pertains to Owned Domestic Hotels, including Coorg
^Source: Revinate

Q1 FY27 FINANCIAL AND OPERATIONAL PERFORMANCE

The Company delivered another quarter of industry-leading financial performance, translating premium brand strength into superior revenue growth, margin expansion and profitability.

- RevPAR increased 17% year-on-year to ₹13,982, led by a 10% rise in ADR to ₹20,722 and a 4% improvement in occupancy to 67.5% on an expanded portfolio including Coorg.
- Operating revenue grew 28% year-on-year to ₹3,520 million, while operating EBITDA increased 41% to ₹1,434 million and profit for the period rose 460% to ₹488 million.
- Operating EBITDA margin stood at 41%, the highest-ever Q1 EBITDA margin for the Company.

INDUSTRY-LEADING BRAND RECOGNITION AND NPS LEADERSHIP

- The Leela continued its Net Promoter Score (NPS) leadership with a score of 86 in Q1FY27, significantly ahead of the luxury segment benchmark of 74 in the APAC region, reaffirming its focus on service excellence and guest-centricity.
- The Leela is ranked #2 globally among the best Hotel Brands in the World by the Travel + Leisure World's Best Awards 2026.
- In addition to this recognition, our flagship properties The Leela Palace Udaipur, New Delhi and Jaipur were also individually recognized among India's top-ranked hotels at the Travel + Leisure World's Best Awards 2026.

DISCIPLINED CAPITAL- EFFICIENT EXPANSION

The Company continues to execute its capital-efficient growth strategy by expanding into India's highest-value luxury destinations while maintaining a balanced portfolio of owned and managed assets.

- The Company expanded ARQ by The Leela with its second club in New Delhi
- Launched and rebranded The Leela Coorg Forest Sanctuary on 8 July 2026, further strengthening its presence in experiential luxury
- During Q1FY27, the Company signed a concession agreement for a new 30-key wildlife resort in the Tadoba Tiger Reserve, Maharashtra. The Leela Tadoba will be a 30-key resort spread across 62 acres, with an estimated capex of ~₹1,200 million and completion targeted for CY30, extending the Company's footprint into India's premier wildlife tourism circuit alongside Bandhavgarh and Ranthambore.
- Today, The Leela is one of India's largest luxury hospitality platforms with 25 properties comprising 15 operational hotels (4,162 keys) and a pipeline of 10 hotels (1,095 keys), supported by a balanced mix of owned and managed assets.

GROWTH - READY BALANCE SHEET AND FINANCIAL FLEXIBILITY

- Net debt stood at ₹13,319 million as of June 30, 2026, with Net debt to EBITDA at 1.6 times, providing substantial headroom to fund future growth.
- The Company remains focused on optimizing its capital structure and financing costs while preserving ample liquidity to support its expansion pipeline and strategic initiatives.

ESG AND CSR

- The Company remains committed to its net zero ambition by 2050, backed by continued progress in renewable energy and environmental stewardship.
- All Palace hotels and The Leela Coorg Forest Sanctuary are Green Building Platinum certified, and The Leela's portfolio is the largest in South-East Asia to receive an EDGE (Excellence in Design for Greater Efficiencies) Advanced Rating, alongside a continued goal to eliminate single-use plastics across the portfolio by 2030

About The Leela Palaces, Hotels and Resorts

The Leela Palaces, Hotels and Resorts is India's largest institutionally owned and managed pure-play luxury hospitality brand. Backed by Brookfield, The Leela's portfolio comprises 15 operating award-winning properties spanning owned, operated, and managed hotels and another 10 in the pipeline across leading leisure and business destinations in India and Dubai. Recognized globally for architectural excellence and bespoke services, The Leela was ranked #2 globally among the best Hotel Brand in the World by the Travel + Leisure World's Best Awards 2026 and has been previously ranked as the World's Best Hotel Brand by Travel + Leisure World's Best Awards in 2020 and 2021, and among the global top three in 2023, 2024 and 2026. The brand remains committed to delivering timeless Indian hospitality through world-class luxury experiences.

Please visit our website **www.theleela.com** and connect with us on Facebook, Twitter and Instagram.

For further information, please contact:

IR Desk
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Additional information:
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Registered Office Address: The Leela Palace, Diplomatic Enclave, Africa Avenue, Netaji Nagar New Delhi South Delhi 110023

Disclaimer: Statements in this document relating to future status, events, or circumstances, including but not limited to statements about plans and objectives, the progress and results of research and development, potential project characteristics, project potential and target dates for project related issues are forward looking statements based on estimates and the anticipated effects of future events on current and developing circumstances. Such statements are subject to numerous risks and uncertainties and are not necessarily predictive of future results. Actual results may differ materially from those anticipated in the forward-looking statements. The Company assumes no obligation to update forward-looking statements to reflect actual results, changed assumptions or other factors.