

Corporate Relations Department
Bombay Stock Exchange Limited,
1st Floor, New Trading Wing
Rotunda Building, P J Towers
Dalal Street, Fort
Mumbai 400 001

Fax Nos : 22723121 / 22722041

13th February, 2014

Dear Sir,

Unaudited Financial Results for the Quarter/Nine months ended 31st December, 2013

The Board of Directors at its meeting held on 13th February, 2014 has approved the Unaudited Financial Results of the Company for the quarter/ Nine months ended 31st December, 2013, pursuant to Clause 41 of the Listing Agreement. Copy of the said Unaudited Financial Results for the Quarter/ Nine months ended 31st December, 2013 along the Limited Review Report dated 13th February, 2014 of the Auditors of the Company, M/s. Haribhakti & Co., in respect of the said Results is enclosed

Kindly take note of the same.

For Peninsula Land Limited



Rajashekhar Reddy
Company Secretary

Encl : as above

PENINSULA LAND LIMITED

1, Peninsula Spenta,
Mathuradas Mills,
Senapati Bapat Marg,
Lower Parel, Mumbai 400 013. India.

Phone : +91 22 6622 9300
Fax : +91 22 6622 9302
Email : info@peninsula.co.in
URL : www.peninsula.co.in



**ASHOK
PIRAMAL
GROUP**

Unaudited Financial Results for the Quarter / Nine Months ended 31st December 2013

PART I		(Rs In Crores)					
Sr No	Particulars	Quarter Ended			Nine Months Ended		Year Ended
		Dec-13	Sep-13	Dec-12	Dec-13	Dec-12	Mar-13
		Unaudited	Unaudited	Unaudited	Unaudited	Unaudited	Audited
1(a)	Income from operations	65.49	106.59	138.11	187.77	558.06	664.00
1(b)	Other operating income	0.05	0.04	0.05	0.12	0.26	0.33
	Total Income from Operation (1a+ 1b)	65.54	106.63	138.16	187.89	558.32	664.33
2	Total Expenditure :						
a)	Realty cost	36.46	544.38	33.00	586.02	287.63	378.39
b)	Changes in Realty Inventories	(2.43)	(510.52)	35.08	(518.14)	(7.86)	(25.60)
c)	Employees benefits expenses	10.35	18.67	15.23	43.39	49.42	64.01
d)	Depreciation	2.75	3.76	1.51	7.87	4.34	5.90
e)	Other Expenditure	12.28	13.92	11.41	38.25	37.72	48.73
f)	Total (a+b+c+d+e)	59.41	70.21	96.23	157.39	371.25	471.43
3	Profit from operations before other income, finance costs & exceptional items	6.13	36.42	41.93	30.50	187.07	192.90
4	Other Income	21.16	15.16	54.32	83.98	140.07	185.49
5	Profit from Ordinary Activities before finance costs and exceptional items	27.29	51.58	96.25	114.48	327.14	378.39
6	Finance Cost	23.40	21.48	54.35	77.78	146.83	161.57
7	Profit from ordinary activities after finance costs but before exceptional items	3.89	30.10	41.90	36.70	180.31	216.82
8	Exceptional Items	-	-	-	-	-	-
9	Profit from Ordinary Activities before Tax	3.89	30.10	41.90	36.70	180.31	216.82
10	Provision for Taxation						
a)	Current tax	-	6.59	8.60	7.10	36.41	43.15
b)	MAT Credit (entitlement) / Utilisation	-	(6.59)	(3.00)	(7.10)	(16.30)	(23.30)
		0.00	0.00	5.60	0.00	20.11	19.85
c)	Tax effect of debenture issue expenses directly adjusted against reserves	3.95	-	-	3.95	-	-
d)	Deferred Tax	(15.68)	0.47	(0.20)	(15.54)	(0.93)	0.02
	Total Provision for Tax (a+b+c+d)	(11.73)	0.47	5.40	(11.59)	19.18	19.87
11	Net Profit After Tax (9 - 10)	15.62	29.63	36.50	48.29	161.13	196.95
12	Paid Up Equity Capital (Face Value of equity shares : Rs. 2/- each)	55.84	55.84	55.84	55.84	55.84	55.84
13	Reserve excluding revaluation reserves						1680.33
14	Basic and Diluted EPS(Rs) (Not Annualised)						
	Basic	0.56	1.06	1.31	1.73	5.77	7.05
	Diluted	0.56	1.06	1.31	1.73	5.77	7.05

PART II							
A	PARTICULARS OF SHAREHOLDING :						
1	Public Shareholding :						
	Number of Shares	123619448	123619448	123619448	123619448	123619448	123619448
	Percentage of Shareholding	44.28%	44.28%	44.28%	44.28%	44.28%	44.28%
2	Promoters and Promoter Group Shareholding						
a)	Pledged / Encumbered						
	Number of shares	42666914	42666914	42666914	42666914	42666914	42666914
	Percentage of shares (as a % of total shareholding of promoter & promoter)	27.42%	27.42%	27.42%	27.42%	27.42%	27.42%
	Percentage of shares (as a % of total share capital of the Company)	15.28%	15.28%	15.28%	15.28%	15.28%	15.28%
b)	Non-encumbered						
	Number of shares	112914858	112914858	112914858	112914858	112914858	112914858
	Percentage of shares (as a % of total shareholding of promoter & promoter)	72.58%	72.58%	72.58%	72.58%	72.58%	72.58%
	Percentage of shares (as a % of total share capital of the Company)	40.44%	40.44%	40.44%	40.44%	40.44%	40.44%
B	INVESTOR COMPLAINTS	Dec-13					
	Pending at the beginning of the quarter	-					
	Received during the quarter	1					
	Disposed of during the quarter	1					
	Remaining unresolved at the end of the quarter	-					

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Unaudited Financial Results for the Quarter / Nine months ended 31st December 2013

Notes:

- 1 The above results for the quarter ended 31st December 2013, which have been subjected to a limited review by the auditors of the Company, were reviewed and recommended by the Audit Committee and subsequently approved by the Board of Directors at its meeting held on 13th February 2014 in terms of Clause 41 of the Listing Agreement.
- 2 The Company is engaged in Real Estate Development business only. Hence, there is no reportable segment as required by Accounting Standard AS-17
- 3 Previous Quarter / Period figures have been regrouped wherever necessary



Mumbai : 13th February 2014

For Peninsula Land Limited



Rajeev A. Piramal
Vice Chairman & Managing Director

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Limited Review Report

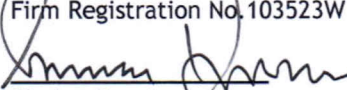
Review Report to
The Board of Directors
Peninsula Land Limited

1. We have reviewed the accompanying statement of unaudited financial results of **Peninsula Land Limited** ('the Company') for the quarter ended 31st December, 2013 except for the disclosures in Part II with respect to 'Particulars of Shareholding' and 'Investor Complaints' which have been traced from the details furnished by the Registrar & Transfer Agent / Management. This statement is the responsibility of the Company's Management and has been approved by the Board of Directors. Our responsibility is to issue a report on these financial results based on our review.
2. 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 results 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.
3. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying statement of unaudited financial results prepared in accordance with applicable accounting standards [Standards referred to in sub-section (3C) of Section 211 of the Companies Act, 1956, which as per General Circular 15/2013 dated September 13, 2013 issued by Ministry of Corporate Affairs continues to apply under Section 133 of the Companies Act, 2013] and other recognised accounting practices and policies has not disclosed the information required to be disclosed in terms of Clause 41 of the Listing Agreement for equity including the manner in which it is to be disclosed, or that it contains any material misstatement.
4. Attention is invited with regard to:

Recognition of expenses and income for ongoing projects, which is based upon estimated costs and overall profitability of a project as per the judgment of management, which has been relied upon by us, these being a technical matter.

Our report is not qualified in respect of this matter.

For Haribhakti & Co.
Chartered Accountants
Firm Registration No. 103523W


Chetan Desai
Partner
Membership No.: 17000
Place: Mumbai
Date: 13th February, 2014

