Date: May 14, 2025

Scrip Code – 543715
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street,
MUMBAI – 400 001

IEL
National Stock Exchange of India Limited
"Exchange Plaza", Bandra-Kurla Complex,
Bandra (East),
MUMBAI – 400 051

Sub: Disclosure pursuant to Regulation 10(6) of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011, as amended

Dear Sirs,

In furtherance to earlier disclosure dated April 29, 2025 pursuant to Regulation 10(5) of Securities and Exchange Board of India (Substantial Acquisition of Shares and Takeovers) Regulations, 2011 **("SEBI SAST Regulations")**, to achieve restructuring of Promoters existing shareholding in Indiabulls Enterprises Limited ("the Target Company" or "the TC"), we wish to inform that an aggregate of 2,16,00,000 shares, being 10.88% of the paid up share capital of the Target Company, were transferred on May 9, 2025 between the Promoter group entities.

Towards the same, please find enclosed a report, in the prescribed format, pursuant to Regulation 10(6) of SEBI SAST Regulations.

This is for your information and record.

Thanking you,

Yours truly,

For **Inuus Developers Private Limited**

Ravinder
Authorised Signatory

Inuus Developers Private Limited

For **Valerian Real Estate Private Limited**

Ravinder
Authorised Signatory

Valerian Real Estate Private Limited

Encl: as above

Disclosures under Regulation 10(6) –Report to Stock Exchanges in respect of any acquisition made in reliance upon exemption provided for in Regulation 10 of SEBI (Substantial Acquisition of Shares and Takeovers) Regulations, 2011 (SEBI SAST Regulations)

1.	Name of the Target Company (TC)	**Indiabulls Enterprises Limited**	
2.	Name of the acquirer(s)	1. Inuus Developers Private Limited 2. Valerian Real Estate Private Limited	
3.	Name of the stock exchange where shares of the TC are listed	BSE Limited National Stock Exchange of India Limited	
4.	Details of the transaction including rationale, if any, for the transfer/ acquisition of shares.	To achieve restructuring of Promoters existing shareholding in the Target Company- 1. 54,00,000 fully paid-up equity shares each were acquired by Inuus Developers Private Limited from Calleis Constructions Private Limited and Calleis Real Estate Private Limited; AND 2. 54,00,000 fully paid-up equity shares each were acquired by Valerian Real Estate Private Limited from Calleis Properties Private Limited and Powerscreen Media Private Limited. *Both the acquirer entities namely Inuus Developers Private Limited and Valerian Real Estate Private Limited are the 100% owned and controlled entities of Mr. Sameer Gehlaut, promoter of the Target Company.*	
5.	Relevant regulation under which the acquirer is exempted from making open offer.	Regulation 10(1)(a)(iii)	
6.	Whether disclosure of proposed acquisition was required to be made under regulation 10 (5) and if so, - whether disclosure was made and whether it was made within the timeline specified under the regulations. - date of filing with the stock exchange.	Yes Yes, the disclosure made under Regulation 10(5) of SEBI SAST Regulations was sent to stock exchanges within the timeline specified under the regulations. April 29, 2025	
7.	Details of acquisition	Disclosures required to be made under regulation 10(5)	Whether the disclosures under regulation 10(5) are actually made

Inuus Developers Private Limited

Valerian Real Estate Private Limited

<table>
<tr><td></td><td>a.</td><td>Name of the transferor / seller</td><td>1. Calleis Constructions Private Limited
2. Calleis Real Estate Private Limited
3. Calleis Properties Private Limited
4. Powerscreen Media Private Limited
(promoter group companies of the Target Company).</td><td>Yes</td></tr>
<tr><td></td><td>b.</td><td>Date of acquisition</td><td>May 9, 2025</td><td>Yes</td></tr>
<tr><td></td><td>c.</td><td>Number of shares/ voting rights in respect of the acquisitions from each person mentioned in 7(a) above</td><td>
<table>
<tr><th>S. No</th><th>Name of Transferor</th><th>Name of Transferee</th><th>No of Share to be transferred</th><th>% of share capital of TC</th></tr>
<tr><td>1</td><td>Calleis Constructions Private Limited</td><td>Inuus Developers Private Limited</td><td>54,00,000</td><td>2.72%</td></tr>
<tr><td>2</td><td>Calleis Real Estate Private Limited</td><td>Inuus Developers Private Limited</td><td>54,00,000</td><td>2.72%</td></tr>
<tr><td>3</td><td>Calleis Properties Private Limited</td><td>Valerian Real Estate Private Limited</td><td>54,00,000</td><td>2.72%</td></tr>
<tr><td>4</td><td>Powerscreen Media Private Limited</td><td>Valerian Real Estate Private Limited</td><td>54,00,000</td><td>2.72%</td></tr>
<tr><td colspan="3">Total</td><td>2,16,00,000</td><td>10.88 %</td></tr>
</table>
</td><td>Yes</td></tr>
<tr><td></td><td>d.</td><td>Total shares proposed to be acquired / actually acquired as a % of diluted share capital of TC</td><td>10.88%</td><td>Yes</td></tr>
<tr><td></td><td>e.</td><td>Price at which shares are <s>proposed to be acquired</s> / actually acquired</td><td>INR 14.26 per share (closing market price at NSE on May 9, 2025)</td><td>Yes</td></tr>
</table>

8.	Shareholding details	Pre-Transaction		Post-Transaction	
		No. of shares held	**% w.r.t total share capital of TC**	**No. of shares held**	**% w.r.t total share capital of TC**
a	**Each Acquirer / Transferee(*)**				
	Inuus Developers Private Limited	Nil	NA	1,08,00,000	5.44%
	Valerian Real Estate Private Limited	Nil	NA	1,08,00,000	5.44%
b	**Each Seller / Transferor**				
	Calleis Constructions Private Limited	54,00,000	2.72%	Nil	NA
	Calleis Real Estate Private Limited	54,00,000	2.72%	Nil	NA
	Calleis Properties Private Limited	54,00,000	2.72%	Nil	NA
	Powerscreen Media Private Limited	54,00,000	2.72%	Nil	NA

Inuus Developers Private Limited

Valerian Real Estate private Limited

Note:

- (*) Shareholding of each entity shall be shown separately and then collectively in a group.
- The above disclosure shall be signed by the acquirer mentioning date & place. In case, there is more than one acquirer, the report shall be signed either by all the persons or by a person duly authorized to do so on behalf of all the acquirers.

For **Inuus Developers Private Ltd**

Ravinder
Authorised Signatory

For **Valerian Real Estate Private Ltd**

Ravinder
Authorised Signatory

Date: 14-05-2025
Place: Gurugram