East Buildtech Limited
(Formerly known as Chokhani Business Limited)

Regd. Office :
'CHOKHANI HOUSE'
D-3/2 Okhla Industrial Area, Phase-II,
New Delhi -110020 (INDIA)
Tel. : +91-11-26389150, 26384122
Fax. : +91-11-41615273
E-mail: contact@chokhani.in

CIN L74999DL1984PLC018610

11th November, 2022

To
The Manager,
Corporate Relat
BSE Ltd
Phiroze Jeejebh
Dalal Street
Mumbai -400 0

ionship Department,

oy Towers

01

B. K. SHROFF & CO.
Chartered Accountants

3/7-B, Asaf Ali Road,
1st Floor, Flat No. 4,
New Delhi - 110002.

Phones : 23270362
E-mail : bkshroffdelhi@yahoo.com
bkshroffdelhi@rediff.com

Auditor's Review Report on Quarterly Financial Results and Year to Date Results of the Company Pursuant to the Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015

To
The Board of Directors of
East Buildtech Limited

1. We have reviewed the accompanying statement of unaudited standalone financ East Buildtech Limited for the quarter ended 30th September 2022 and the period 2022 to 30th September, 2022 attached herewith, being submitted by the compan the requirements of Regulation 33 of the SEBI (Listing Obligations an Requirements) Regulations, 2015 as amended ('the Regulation').

2. The preparation of the statement in accordance with the recognition and

East Buildtech Limited
(Formerly known as Chokhani Business Limited)

Regd. Office :
'CHOKHANI HOUSE'
D-3/2 Okhla Industrial Area, Phase-II,
New Delhi -110020 (INDIA)
Tel. : +91-11-26389150, 26384122
Fax. : +91-11-41615273

NOTES :

1 Statement of Segment wise revenue, results and capital employed for quarter & half year ended 30th Sep, 2022

Rupees in Lakhs

Particulars	QUARTER ENDED			HALF YEAR ENDED		YEAR ENDED
	30.09.22 (Unaudited)	30.06.22 (Unaudited)	30.09.21 (Unaudited)	30.09.22 (Unaudited)	30.09.21 (Unaudited)	31.03.2022 (Audited)
1. Segment Revenue						
(a) Segment -A(Real Estate/Constn)	3.63	3.63	3.65	7.26	7.28	14.56
(b) Segment -B(Consultancy)	-	-	-	-	-	15.15
(c) Segment - C (Trading)	2.78	5.38	1.90	8.16	13.73	30.05
(d) Unallocated	-	0.20	-	0.20	-	-
Total	6.41	9.22	5.55	15.63	21.01	59.76
Less: i) Inter Segment Revenue	-	-	-	-	-	-
Net Sales/Income from Operation	6.41	9.22	5.55	15.63	21.01	59.76
2.Segment Results (Profit (+)/Loss(-) before tax and interest from each segment						
(a) Segment -A(Real Estate/Constn)	(0.77)	(0.53)	(0.76)	(1.30)	(1.01)	(2.26)
(b) Segment -B(Consultancy)	-	-	-	-	-	15.10
(c) Segment - C (Trading)	0.00	1.99	0.05	1.99	4.73	5.79
(d) Unallocated	(2.31)	(1.07)	(2.57)	(3.38)	(4.07)	(9.86)
Total	(3.07)	0.39	(3.28)	(2.68)	(0.35)	8.77
Less : i) Interest	2.07	1.85	1.41	3.92	2.70	5.77
ii) Other Un-allocated Expenditure net off	-	-	-	-	-	-
iii) Un-allocated income	-	-	-	-	-	-
Total Profit Before Tax	(5.14)	(1.46)	(4.69)	(6.60)	(3.05)	3.00
3. Capital Employed (Segment Assets- Segment Liabilities)						
(a) Segment -A(Real Estate/Constn)	662.94	662.43	663.66	662.94	663.66	663.16
(b) Segment -B(Consultancy)	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
(c) Segment - C (Trading)	(20.87)	(12.58)	(6.97)	(20.87)	(6.97)	(0.32)
(d) Unallocated	(11.44)	(12.65)	(25.36)	(11.44)	(25.36)	(42.61)
Total	631.39	635.23	632.32	631.39	632.32	636.32

2 The above financial results have been reviewed by the audit committee and approved by the Board of Directors in their meeting held on 11.11.2022.The same have been reviewed by the Statutory Auditors who have issued an unqualified opinion thereon after segment result.

3 The Limited Review as required under regulation 33 of the SEBI has been completed by Statutory Auditors.

4 Figures for Previous year / period have been re-grouped and re-arranged wherever necessary.

5 These financial results have been prepared in accordance with Companies (Indian Accounting Standard) Rules, 2015 (as amended) prescribed under Section 133 of the Companies Act, 2013. The statutory auditors of the company have carried out the limited review of the results in terms of Regulation 33 of SEBI (Listing Obligations and Disclosures Requirements), Regulations, 2015.

For East Buildtech Limited

Madhusudan Chokhani
Managing Director
DIN :00307234

B.K. SHROFF & CO. CHARTERED ACCOUNTANTS NEW DELHI

Place : New Delhi
Date : 11-11-2022

Regd. Office :
'CHOKHANI HOUSE'
D-3/2 Okhla Industrial Area, Phase-II

East Buildtech Limited

(Formerly known as Chokhani Business Limited)

Regd. Office :
'CHOKHANI HOUSE'
D-3/2 Okhla Industrial Area, Phase-II,
New Delhi -110020 (INDIA)
Tel. : +91-11-26389150, 26384122
Fax. : +91-11-41615273
E-mail : contact@chokhani.in
CIN : L74999DL1984PLC018610

Amount in lacs

UNAUDITED CASH FLOW STATEMENT AS AT 30TH SEPTEMBER 2022

Particulars	For the period 01.04.22 to 30.09.22	For the period 01.04.21 to 30.09.21	For the year ended 31.03.22
Cash Flow From Operating Activities			
Net Profit before exceptional items and tax	(6.60)	(3.05)	3.00
AdJustments for:-			
Depreciation and amortisation	-	0.01	-
Dividend / Interest Income	-		0.01
Profit/(Loss) on sale of Fixed Assets	-		-
Interest paid	3.90	2.69	5.75
Acturial Gain/Loss classified as Other Comprehensive Income	-	(0.01)	0.02
Operating profit /(loss) before working capital changes	(2.70)	(0.36)	8.79
Adjustment for (increase)/decrease in operating assets			
Trade and Other receivables	30.22	(10.74)	(39.04)
Inventories	-	0.00	-
Trade Payables & other Liabilities			
Cash Generated From operations			
Direct Tax paid	1.33	(0.73)	(1.72)
Net income tax(paid)/refunds			
Net Cash Flow From /(used in) operating activities(A)	**12.88**	**(3.65)**	**(25.40)**
Cash Flow From Investing Activities			
Purchase/Sale of fixed assets	-	-	-
Bank Balance other than cash and cash equivalents	-	-	-
Dividend / Interst received	-	-	-
Net Cash Flow From/(used in) Investing Activities(B)	-	-	-
Cash flow From Financing Activities			
(Repayment)/Proceeds from current borrowings	-		-
(Repayment)/Proceeds from non current borrowings	-	10.00	26.38
st paid	(3.90)	(2.69)	(5.75)
ash Flow from /(used in) Financing Activities (C)	**(3.90)**	**7.31**	**20.63**
crease /(decrease) in Cash and Cash Equivalents +C)	8.98	3.66	(4.77)
and cash equivalents at the beginning of the year	3.04	7.81	7.81
and cash equivalents at the end of the year	**12.02**	**11.47**	**3.04**
: Figures in bracket represent cash outflow.			

For East Buildtech Ltd.

B.K. SHROFF & CO. NEW DELHI CHARTERED ACCOUNTANTS

Madhusudan Chokhani
Managing Director
DIN :00307234

e : New Delhi
: 11/11/2022

e on Industrial Surplus

Sell Industrial Surplus & Products

*(T&C apply)

tpois.com

Think Positive