

November 20, 2025

BSE Limited

Phiroze Jeejeebhoy Towers,
Dalal Street,
Mumbai – 400 001

The National Stock Exchange of India Limited

Exchange Plaza,
Plot No. C/1, G Block,
Bandra Kurla Complex,
Bandra (East), Mumbai – 400 051

Ref: Godrej Properties Limited

BSE - Script Code: 533150, Scrip ID - GODREJPROP

BSE - Security Code – 974950, 974951, 975090, 975091, 975856, 975857, 976000 - Debt Segment

NSE - Symbol - GODREJPROP

Sub: - Press Release

Dear Sir/ Madam,

Please find enclosed a copy of the press release the contents of which are self-explanatory.

Request you to take the same on record.

Thank you.

Yours truly,

For Godrej Properties Limited

Ashish Karyekar
Company Secretary

Encl: a/a

The Godrej logo, featuring the word "Godrej" in a stylized, cursive script font.



PRESS RELEASE

Mumbai, November 20, 2025

Godrej Properties adds INR 2,400 crore additional revenue potential to its recent acquisition on Sarjapur Road, Bengaluru

*This takes the total project revenue potential to INR 3,500 crore**

Godrej Properties Limited (GPL) (BSE: GODREJPRP), one of India's leading real estate developers, today announced the acquisition of an additional ~ 3.8-acre land parcel in South Bengaluru, thereby unlocking INR 2,400 crore of additional revenue and ~ 2 million sq. ft. of additional development potential. With this acquisition, GPL envisions a large-scale, premium residential community with an estimated total revenue potential of ~ INR 3,500 crore with ~ 3 million sq. ft. on the overall ~ 30 acres development. The enhanced potential is largely due to higher FSI permissibility across the entire land parcel, allowing the combined ~ 30 acres holding to be master planned as an integrated group housing development township.

This land parcel offers GPL the scale to conceptualize a thoughtfully planned township community with ample open spaces, lifestyle amenities, and a diverse residential offering that blends sustainability, wellness, and modern conveniences.

This acquisition also strengthens GPL's presence in the Sarjapur Road micro-market, one of Bengaluru's most vibrant residential hubs. The area's appeal lies in its seamless connectivity to major employment centers such as Outer Ring Road, Whitefield, Bellandur, and Electronic City, complemented by a mature social ecosystem of reputed schools, hospitals, retail avenues, and workspaces. These factors make Sarjapur Road a preferred destination for homebuyers seeking well-connected, high-quality urban living.

Commenting on the acquisition, Gaurav Pandey, MD & CEO, Godrej Properties, said, *"This expansion gives us the opportunity to create a landmark community that reflects our vision for sustainable, integrated living. The strong performance of our projects in this corridor highlights the depth of demand and the confidence customers place in our brand. We will aim to deliver a development that not only meets the aspirations of today's homebuyers but also sets new standards for design, wellness, and urban planning in Bengaluru."*

* On the basis of current business assumptions.

About Godrej Properties Limited:

Godrej Properties brings the Godrej Industries Group philosophy of innovation, sustainability, and excellence to the real estate industry. Each Godrej Properties development combines a 128-year legacy of excellence and trust with a commitment to cutting-edge design, technology, and sustainability. In FY 2025, Godrej Properties retained its position as India's largest developer by the value of residential sales achieved, repeating its performance from FY 2024. The company continues to remain deeply focused on sustainable development. In 2010, GPL committed that all of its developments would be third-party certified green buildings. In 2020, 2021, 2022, and 2025, the Global

Real Estate Sustainability Benchmark ranked GPL #1 globally amongst listed residential developers for its sustainability and governance practices. In 2017, GPL was one of the founding partners of the Sustainable Housing Leadership Consortium (SHLC), whose mission is to spread sustainable development practices across the Indian real estate sector. In recent years, Godrej Properties has received over 500 awards and recognitions, including Developer of the Year at the GRI India Awards, 2024, the Porter Prize 2019, The Most Trusted Real Estate Brand in the 2019 Brand Trust Report, Builder of the Year at the CNBC-Awaaz Real Estate Awards 2019, and The Economic Times Best Real Estate Brand 2018.

For further information, please contact:

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