



31st January, 2024

To,
Corporate Relations Department,
BSE Limited
Phiroze Jeejeebhoy Towers,
Dalal Street, Mumbai – 400001

Sub: Update on Lloyds Realty Developers Limited acquisition.

Ref: BSE Scrip Code: 512463
BSE Scrip ID: LLOYDSENT

Dear Sir/Madam,

This is in continuation to our earlier intimation dated 16th January, 2024 and pursuant to the provisions of Regulation 30 of SEBI Listing Regulations, we wish to inform you that Lloyds Enterprises Limited Completes acquisition of a 60.38% stake in Lloyds Realty Developers Limited (LRDL) *(formerly known as Aristo Realty Developers Limited)* on 31st January 2024.

In view of the above please find enclosed herewith update on LRDL acquisition for your information.

Kindly take the same on record.

Thanking you,

For Lloyds Enterprises Limited

Pranjal Mahapure
Company Secretary & Compliance Officer
ACS: 69408
Encl: a/a

LLOYDS ENTERPRISES LIMITED

(Formerly known as- Shree Global Tradefin Limited)

Registered Address: A-2, 2nd Floor, Madhu Estate, Pandurang Budhkar Marg, Lower Parel, Mumbai – 400013
Tel: 022 - 6291 8111 Email: lloydsenterprises@lloyds.in www.lloydsenterprises.in (CIN) L27100MH1986PLC041252



Lloyds Enterprises Limited Completes Acquisition of 60.38% Stake in Lloyds Realty Developers Limited

Mumbai, 31st January, 2024

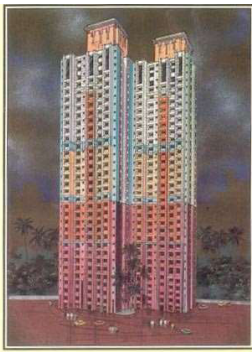
We are delighted to share an essential landmark for Lloyds Enterprises Limited (LEL) as the company successfully concluded the acquisition of a 60.38% stake in Lloyds Realty Developers Limited (LRDL) on 31st January 2024. The decision to invest INR 110 crores in LRDL was made on 6th December 2023 to solidify LEL's strategic position in the real estate sector.

Key Details about the Acquisition:

- The investment, made at book value of LRDL, was executed through a fresh infusion of funds without any payment to existing shareholders of LRDL, which will be diluted due to the new addition of funds by LEL.
- With this infusion of funds, LRDL has become completely Debt-Free.
- This all-cash deal is anticipated to uplift LRDL's operations in the near to medium term.

About Lloyds Realty Developers Limited (LRDL): LRDL is a stalwart in the Indian real estate landscape, boasting a solid presence in MMR, Pune, and Tamil Nadu since its inception in 1994. The company has successfully delivered over 2.5 million sq ft of residential and commercial projects, leaving an indelible mark on the real estate skyline. The company has a dynamic execution team led by **Mr Ravi Agarwal**, having more than 25 years of experience in the real estate sector.

LRDL's few Iconic Projects:



- a) **Lloyds Estate, Wadala, Mumbai:** A sprawling project over 4.5 lakh sq ft encompassing a harmonious mix of residential and commercial spaces.

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b) **The Qube, Andheri, Mumbai:** A landmark commercial building located adjacent to Sahar Airport, offering 2.65 lakh sq ft of commercial spaces.

c) **Pearl Residency, Prabhadevi, Mumbai:** Nestled near Siddhivinayak Temple, this lavish project spans over 1.55 lakh sq ft.

d) **Om Chambers, Pune:** A premium commercial project in Pimpri, Pune, spanning over 3.25 lakh sq ft.

Future Prospects: Apart from its 2.5mn sq ft completed projects, LRDL, through its land bank and controlled SPVs, has over 15 lakh sq ft of area under development. These projects hold immense potential, with the capability to generate revenues exceeding INR 3000 crores over the next 5-7 years. Importantly, LRDL's debt-free status positions itself favourably in the market, demonstrating resilience against market cyclicality.

Asset Light Approach and Joint Ventures: LRDL follows an asset-light approach, emphasising being debt-free and exploring joint ventures in the island city and suburbs of Mumbai. This strategy aims to enhance prospects further, and discussions are underway for various projects through the JV & SPV route, promising additional value to the current pipeline.

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