February 06, 2026

To,

The National Stock Exchange of India Limited Exchange Plaza, Plot No. C/1, G Block, Bandra Kurla Complex, Bandra (E), Mumbai - 400 051 Maharashtra, India	**BSE Limited** Listing Operation Department, 20th Floor, P.J. Towers, Dalal Street, Mumbai – 400 001 Maharashtra, India
NSE Code: KALPATARU	**BSE Code: 544423**

Dear Sir/ Madam,

Sub: Outcome of Board meeting

Ref: Intimation pursuant to Regulations 30 and 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015 ("SEBI Listing Regulations")

Further to our intimation dated January 31, 2026 and pursuant to Regulations 30, 33 and other applicable Regulations of SEBI Listing Regulations, we wish to inform that the Board of Directors (**"the Board"**) of Kalpataru Limited (**"the Company"**) at its meeting held today, *viz.* February 06, 2026 has *inter alia* approved the Unaudited Standalone and Consolidated Financial Results for the quarter and nine months ended December 31, 2025, as recommended by the Audit Committee (**"Financial Results"**).

Pursuant to Regulation 33 of the SEBI Listing Regulations, we enclose the following as **Annexure A**:

i) Financial Results;

ii) Limited Review Report on Financial Results issued by KKC & Associates LLP, Chartered Accountants, Statutory Auditors of the Company.

Further, in accordance with Regulation 30 of SEBI Listing Regulations, the Board at its meeting held today, *viz.* February 06, 2026, has also approved raising of funds by way of issuance of Non-Convertible Debentures ("**NCDs**") for an amount not exceeding ₹ 350,00,00,000/- (Indian Rupees Three Hundred and Fifty Crores Only) in one or more tranches, on private placement basis.

The details as required under SEBI Master Circular with no. HO/49/14/14(7)2025-CFD-POD2/I/3762/2026 dated January 30, 2026, are provided in **Annexure B** to this letter.

The meeting of the Board commenced at 03:40 p.m. (IST) and concluded at 07:30 p.m. (IST).

This intimation is also being uploaded on the Company’s website at https://www.kalpataru.com/investor-corner

We request you to kindly take the same on record.

Thanking You,

Yours faithfully,

For Kalpataru Limited

Narendra Kumar Lodha
Digitally signed by Narendra Kumar Lodha
Date: 2026.02.06 21:11:59 +05'30'

Narendra Kumar Lodha
Executive Director
DIN: 00318630

Enclosed: As above

Annexure A

Independent Auditor's Review Report on unaudited standalone financial results for the quarter ended 31 December 2025 and year to date results for the period from 01 April 2025 to 31 December 2025 of Kalpataru Limited under Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.

To
The Board of Directors of
Kalpataru Limited

Introduction

1. We have reviewed the accompanying statement of unaudited standalone financial results of Kalpataru Limited ('the Company') for the quarter ended 31 December 2025 and year to date results for the period from 01 April 2025 to 31 December 2025 ('the Statement'), being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ('Listing Regulations'). We have initialled the Statement for identification purpose only.

2. This Statement, which is the responsibility of the Company's Management and approved by the Board of Directors of the Company, has been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard ('Ind AS') 34 'Interim Financial Reporting' specified in section 133 of the Companies Act, 2013 ('the Act'), read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.

Scope of Review

3. We conducted our review of the Statement in accordance with the Standard on Review Engagements ('SRE') 2410 - 'Review of Interim Financial Information Performed by the Independent Auditor of the Entity' issued by the Institute of Chartered Accountants of India ('the ICAI'). This standard requires that we plan and perform the review to obtain moderate assurance as to whether the Statement is free of material misstatement. A review is limited primarily to inquiries of company's personnel and analytical procedures applied to financial data and thus provides less assurance than an audit. We have not performed an audit and accordingly, we do not express an audit opinion.

Conclusion

4. Based on our review conducted as above, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in Ind AS specified under Section 133 of the Act as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India has not disclosed the information required to be disclosed in terms of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

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Other Matter

5. We did not review the interim financial results pertaining to the Company's share in profit/ (loss) in 1 (one) partnership firm aggregating to Rs. (36) lakhs and Rs. (30) lakhs for the quarter ended 31 December 2025 and year to date period from 01 April 2025 to 31 December 2025. The interim financial results pertaining to this entity has been reviewed by other auditor, and their report, vide which they have issued an unmodified conclusion have been furnished to us by the Management and the Company's share in the profit/ (loss) of said entity has been included in the accompanying standalone financial results solely based on the report of such other auditor.
6. The Statement includes the financial results of 2 (two) partnership firms and 6 (six) LLPs whose financial results reflect the Company's share of net profit/(loss) after tax of Rs. 27 lakhs and Rs. (65) lakhs for the quarter ended 31 December 2025 and year to date period from 01 April 2025 to 31 December 2025 respectively. These financial results are certified by the management. According to the information and explanations given to us by the Management, these financial results are not material to the Company.
7. Attention is drawn to the fact that the Statement includes the results for the quarter ended 31 December 2024, being the balancing figures between the audited special purpose standalone financial statement in respect of the year-to-date figures for the period from 01 April 2024 to 31 December 2024 and year-to-date figures for the period from 01 April 2024 to 30 September 2024.

   Our conclusion is not modified in respect of above matters.

For **KKC & Associates LLP**
Chartered Accountants
(formerly Khimji Kunverji & Co LLP)
Firm Registration Number: 105146W/W100621

Bharat

kkc & associates llp
Chartered Accountants

Bharat Jain
Partner
ICAI Membership No: 100583
UDIN: 26100583OSXGXY8377

Place: Mumbai
Date: 06 February 2026

Kalpataru Limited
(CIN No. L45200MH1988PLC050144)
Registered Office: 91, Kalpataru Synergy, Opp. Grand Hyatt, Santacruz (E), Mumbai, India 400 055.
Email: investor.cs@kalpataru.com
Website: www.kalpataru.com

KALPA-TARU

Statement of Unaudited Standalone Financial Results for the Quarter and Nine Months ended 31 December 2025

(Rs. In Lakhs)

Sr.No.	Particulars	Quarter ended			Nine Months ended		Year Ended
		31-12-25	30-09-25	31-12-24	31-12-25	31-12-24	31-03-25
		Unaudited	Unaudited	Unaudited (Refer Note 3)	Unaudited	Audited	Audited
1	**Income**						
	Revenue from Operations	5,588	4,842	5,482	15,173	21,508	28,280
	Other Income	4,173	4,395	5,045	12,497	20,037	25,379
	Total Income	**9,761**	**9,237**	**10,527**	**27,670**	**41,545**	**53,659**
2	**Expenses**						
	Cost of sales and other operational expenses	295	334	2,384	1,151	8,015	10,424
	Employee Benefits Expense	2,545	2,188	645	5,806	2,637	3,676
	Finance Costs	4,296	4,764	8,595	14,854	21,387	25,025
	Depreciation and Amortisation expenses	573	533	461	1,612	1,327	1,912
	Other expenses	2,346	2,241	1,609	6,920	5,775	8,478
	Total Expenses	**10,055**	**10,060**	**13,694**	**30,343**	**39,141**	**49,515**
3	**Profit / (loss) before exceptional item and tax (1-2)**	**(294)**	**(823)**	**(3,167)**	**(2,673)**	**2,404**	**4,144**
4	Less: Exceptional items (Refer Note 6)	174	-	-	174	-	-
5	**Profit / (loss) before tax (3-4)**	**(468)**	**(823)**	**(3,167)**	**(2,847)**	**2,404**	**4,144**
6	Tax expenses (net)						
	Current Tax	-	-	(607)	-	1,131	1,073
	Deferred Tax	(749)	(218)	358	(1,345)	574	746
7	**Profit / (loss) for the Period/Year (5-6)**	**281**	**(605)**	**(2,918)**	**(1,502)**	**699**	**2,325**
8	**Other Comprehensive Income**						
	Remeasurements of Defined Benefits Plan	(270)	(1)	(1)	(263)	20	31
	Tax on above	94	1	0	92	(7)	(11)
	Other Comprehensive Income / (expenses) net of tax	**(176)**	**-**	**(1)**	**(171)**	**13**	**20**
9	**Total Comprehensive Income (Loss) for the Period/Year after tax**	**105**	**(605)**	**(2,919)**	**(1,673)**	**712**	**2,345**
10	Paid up equity share capital (Face value of Rs.10 each)	20,591	20,591	13,965	20,591	13,965	16,749
11	Other Equity (excluding Revaluation Reserve)	-	-	-	-	-	2,40,800
12	**Earnings Per Share (EPS)***						
	(a) Basic EPS (in Rs.)	0.14	(0.29)	(2.09)	(0.78)	0.50	1.66
	(b) Diluted EPS (in Rs.)	0.14	(0.29)	(2.09)	(0.78)	0.50	1.66

* not annualised except for year ended 31 March 2025

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OT
Chartered Accountants

Kalpataru Limited

Parag

Kalpataru Limited

Notes to the unaudited Standalone Financial Results for the Quarter and Nine months ended 31 Decemeber 2025

1 The above unaudited standalone financial results have been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standards (Ind AS) as prescribed under Section 133 of the Companies Act, 2013 ('the Act'). read with the Companies (Indian Accounting Standards) Rules, 2015, as amended from time to time, and other accounting principles generally accepted in India, as per Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, and are in accordance with the recognition and measurement principles laid down in Indian Accounting Standards.

2 These unaudited standalone financial results of the Company for the quarter and Nine months ended 31 December 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at its meeting held on 06 February 2026 and have been subjected to limited review by the Statutory Auditors of the Company who have issued an unmodified conclusion on these unaudited financial results.

3 The financial information for the quarter ended 31 December 2024 are the balancing figures between the audited special purpose financial information in respect of nine months ended 31 December 2024 and half year ended 30 September 2024.

4 The Nomination and Remuneration Committee, at its meeting held on 06 June 2025, approved the grant of 15,94,100 employee stock options under the 'Kalpataru Limited Employee Stock Options Scheme 2024' ("ESOS 2024" / "the Scheme"), each option convertible into one fully paid-up equity share of the Company, aggregating to not more than 15,94,100 equity shares, at an exercise price of Rs 306/- per option. The Scheme provides for the grant of stock options to eligible employees and directors of the Company. In accordance with Ind AS 102 – Share-based Payment, an expense of Rs.411 Lakhs has been recognised in the Standalone Statement of Profit and Loss for the nine months ended 31 December 2025 based on the fair value of the options granted.

5 The Utilisation of net IPO proceeds is summarized below :-

(Rs. in Lakhs)

Particulars	Proceeds	Utilization As on 31 December 2025	Balance /Unutilized
Repayment/prepayment, in full or in part, of certain borrowings of:			
a) Kalpataru Limited (The Company)	33,326	33,326	-
b) Subsidiary	85,924	85,924	-
General corporate purpose	31,136	31,132*	4
Issue expenses	8,614	5,481	3,133
Total	**1,59,000**	**1,55,863**	**3,137**

*After netting off interest income earned on temporary investments in Fixed Deposits, which has been credited to the Monitoring Account.

6 On 21 November 2025, the Government of India notified the provisions of the Labour Codes, which consolidate twenty nine existing labour laws into a unified framework governing employee benefit during and after employment. Among other changes, the Codes introduce a uniform definition of wages and revise certain employee entitlements. The Company has evaluated and disclosed the incremental impact of these changes based on the position presently ascertainable, in line with the guidance issued by the Institute of Chartered Accountants of India. The resulting incremental impact of Rs 174 Lakhs, relating to gratuity and leave encashment, has been presented as an exceptional item and primarily arises due to the revised wage definition. The Company continues to monitor the finalisation of Central and State rules, as well as any further clarifications issued by the Government, and will incorporate any additional accounting implications as required in future periods.

7 The Company is primarily engaged in the business of real estate development, which is considered as the only reportable business segment. Further, the revenue of the Company is derived primarily from sale of residential units. Also, the Company operate within India and does not have operation in economic environments with different risks and returns. Hence, it is considered operating In a single geographical segment. Accordingly, there are no other separate reportable segments in terms of Ind AS 108 on 'Operating Segment".

8 "0" (zero) indicates amounts less than a lakh.

For and on behalf of the Board of Directors Kalpataru Limited

kkc & associates llp Chartered Accountants

Kalpataru Limited

Parag M. Munot
Managing Director
(DIN - 00136337)

Place : Mumbai
Date : 06 February 2026

Independent Auditor's Review Report on unaudited consolidated financial results for the quarter ended 31 December 2025 and year to date results for the period from 01 April 2025 to 31 December 2025 of Kalpataru Limited under Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended.

To
The Board of Directors of
Kalpataru Limited

Introduction

1. We have reviewed the accompanying statement of unaudited consolidated financial results of Kalpataru Limited ('the Parent' or 'the Company') and its subsidiaries (the Parent and its subsidiaries together referred to as 'the Group') and its share of the loss and total comprehensive loss of its associate and joint ventures for the quarter ended 31 December 2025 and year to date results for the period from 01 April 2025 to 31 December 2025 ('the Statement'), being submitted by the Company pursuant to the requirements of Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended ('Listing Regulations'). We have initialled the Statement for identification purpose only.

2. This Statement, which is the responsibility of the Company's Management and approved by the Company's Board of Directors, has been prepared in accordance with the recognition and measurement principles laid down in the Indian Accounting Standard ('Ind AS') 34 'Interim Financial Reporting' prescribed under section 133 of the Companies Act, 2013('the Act'), read with relevant rules issued thereunder and other accounting principles generally accepted in India and in compliance with Regulation 33 of the Listing Regulations. Our responsibility is to express a conclusion on the Statement based on our review.

Scope of Review

3. We conducted our review of the Statement in accordance with the Standard on Review Engagements ('SRE') 2410 - 'Review of Interim Financial Information Performed by the Independent Auditor of the Entity', issued by the Institute of Chartered Accountants of India ('the ICAI'). A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

   We also performed procedures in accordance with the circular Issued by the SEBI under Regulation 33(8) of the Listing Regulations, as amended, to the extent applicable.

4. The Statement includes the result of the following entities:

Sr. No.	Name of the entity	Relationship
1	Kalpataru Limited	Holding
2	Alder Residency Private Limited	Subsidiary
3	Abacus Real Estate Private Limited	Subsidiary
4	Abhiruchi Orchards Private Limited	Subsidiary
5	Amber Enviro Farms Private Limited	Subsidiary
6	Amber Orchards Private Limited	Subsidiary
7	Ambrosia Enviro Farms Private Limited	Subsidiary

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8	Ambrosia Real Estate Private Limited	Subsidiary
9	Anant Orchards Private Limited	Subsidiary
10	Arena Orchards Private Limited	Subsidiary
11	Arimas Real Estate Private Limited	Subsidiary
12	Astrum Orchards Private Limited	Subsidiary
13	Axiom Orchards Private Limited	Subsidiary
14	Azure Tree Enviro Farms Private Limited	Subsidiary
15	Azure Tree Lands Private Limited	Subsidiary
16	Azure Tree Orchards Private Limited	Subsidiary
17	Kalpataru Land (Surat) Private Limited	Subsidiary
18	Kalpataru Land Private Limited	Subsidiary
19	Kalpataru Properties (Thane) Private Limited	Subsidiary
20	Kalpataru Retail Ventures Private Limited	Subsidiary
21	Kalpataru Gardens Private Limited	Subsidiary
22	Ananta Landmarks Private Limited	Subsidiary
23	Kalpataru Homes Private Limited	Subsidiary
24	Kalpataru Constructions (Poona) Private Limited	Subsidiary
25	Ardour Properties Private Limited	Subsidiary
26	Kalpataru Properties Private Limited	Subsidiary
27	Kalpataru Residency Private Limited	Subsidiary
28	Agile Real Estate Private Limited	Subsidiary
29	Agile Real Estate Dev Private Limited	Subsidiary
30	Ardour Developers Private Limited	Subsidiary
31	Kalpataru Hills Residency Private Limited	Subsidiary
32	Kalpataru Townships Private Limited	Subsidiary
33	Aspen Housing Private Limited	Subsidiary
34	Kalpataru Plus Sharyans	Subsidiary
35	Kalpataru Constructions (Pune)	Subsidiary
36	Klassik Vinyl Products LLP	Associate
37	Azure Tree Townships LLP	Joint Venture
38	Mehal Enterprises LLP	Joint Venture

Conclusion

5. Based on our review conducted and procedures performed as stated in paragraph 3 above and based on the consideration of the review reports of the other auditors referred to in paragraph 7 below and management certified results referred to in paragraph 8 below, nothing has come to our attention that causes us to believe that the accompanying Statement, prepared in accordance with the recognition and measurement principles laid down in Ind AS specified under Section 133 of the Act as amended, read with relevant rules issued thereunder and other accounting principles generally accepted in India, has not disclosed the information required to be disclosed in terms of Regulation 33 of the Listing Regulations, including the manner in which it is to be disclosed, or that it contains any material misstatement.

Emphasis of Matter

6. We have drawn attention, by way of an Emphasis of Matter paragraph in our review reports, to the financial results of 3 (Three) subsidiaries that have been prepared and presented under the 'going concern' assumption,

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despite incurring losses and having negative net worth. Furthermore, the Statutory Auditors of 10 (Ten) subsidiaries included in the Group have also drawn attention, in their review reports, to the financial results of those subsidiaries being prepared and presented under the 'going concern' assumption under similar circumstances. Our conclusion on the Statement is not modified in respect of the above matter.

Other Matters

7. We did not review the interim financial results of 15 subsidiaries included in the Statement, whose financial results, reflect total revenues of Rs. 18,788 lakhs and Rs. 58,590 lakhs, total net loss of Rs. 3,743 lakhs and Rs.7,648 lakhs and total comprehensive loss of Rs. 3,710 lakhs and Rs. 7,699 lakhs for the quarter ended 31 December 2025 and for the period from 01 April 2025 to 31 December 2025 respectively. These interim financial results have been reviewed by other auditors and their reports, vide which they have issued an unmodified conclusion have been furnished to us by the Management and our conclusion on the Statement, in so far as it relates to the amounts and disclosures included in respect of these subsidiaries is based solely on the reports of the other auditors and the procedures performed by us as stated in paragraph 3 above.

8. We did not review the interim financial results of 11 subsidiaries included in the Statement, whose financial results, reflect total revenues of Rs. 353 lakhs and Rs. 429 lakhs, total net loss of Rs. 50 lakhs and Rs.42 lakhs and total comprehensive loss of Rs. 50 lakhs and Rs 42 lakhs for the quarter ended 31 December 2025 and for the period from 01 April 2025 to 31 December 2025 respectively. The Statement also includes the Group's share of net loss after tax of Rs. 32 lakhs and Rs. 194 lakhs and total comprehensive loss of Rs. 32 lakhs and 194 lakhs for the quarter ended 31 December 2025 and for the period from 01 April 2025 to 31 December 2025 respectively, in respect of 1 associate and 2 joint ventures, based on their financial results which have not been reviewed by their respective auditors. The interim financial results of these subsidiaries, associate and joint venture are considered in the statement as approved and certified by the management. According to the information and explanations given to us by the Management, these interim financial information/ results are not material to the Group.

9. Attention is drawn to the fact that the Statement includes the results for the quarter ended 31 December 2024, being the balancing figures between the audited special purpose consolidated financial statements in respect of the year-to-date figures for the period from 01 April 2024 to 31 December 2024 and year-to-date figures for the period from 01 April 2024 to 30 September 2024.

   Our conclusion on the Statement is not modified in respect of the above matters.

For **KKC & Associates LLP**
Chartered Accountants
(formerly Khimji Kunverji & Co LLP)
Firm Registration Number: 105146W/W100621

Bharat

kkc & associates llp
Chartered Accountants

Bharat Jain
Partner
ICAI Membership No: 100583
UDIN: 26100583ZLTJWS5693

Place: Mumbai
Date: 06 February 2026

KALPA-TARU

Kalpataru Limited
CIN No. L45200MH1988PLC050144
Registered Office: 91, Kalpataru Synergy, Opp. Grand Hyatt, Santacruz (E), Mumbai, India 400 055
Email: investor.cs@kalpataru.com
Website: www.kalpataru.com

Unaudited Consolidated Financial Results for the Quarter and Nine Months ended 31 December 2025

(Rs. in Lakhs)

Sr. no.	Particulars	Quarter ended			Nine Months Ended		Year ended
		31 December 2025	30 September 2025	31 December 2024	31 December 2025	31 December 2024	31 March 2025
		(Unaudited)	(Unaudited)	(Unaudited) (Refer note 3)	(Unaudited)	(Audited)	(Audited)
1	**Income**						
	Revenue from Operations	50,492	79,377	58,800	174,189	162,474	222,521
	Other Income	3,066	2,189	3,220	6,613	7,475	10,638
	Total Income	**53,558**	**81,566**	**62,020**	**180,802**	**169,949**	**233,159**
2	**Expenses**						
	Cost of sales and other operational expenses	44,835	63,142	47,207	145,422	126,414	175,839
	Employee benefits expense	6,822	6,609	2,895	17,661	9,803	13,662
	Finance Costs	1,485	1,237	6,563	5,907	7,712	5,298
	Depreciation and Amortisation Expenses	1,222	1,073	883	3,279	2,687	3,759
	Other Expenses	6,300	8,957	4,859	20,636	18,485	26,884
	Total Expenses	**60,664**	**81,018**	**62,407**	**192,905**	**165,101**	**225,442**
3	**Profit / (loss) before share of profits / (loss) in Associate and Joint Venture and exceptional items (1-2)**	**(7,106)**	**548**	**(387)**	**(12,103)**	**4,848**	**7,717**
4	Share of Net Profit/ (loss) in Associates and Joint Venture	(32)	(70)	(34)	(194)	(115)	(125)
5	**Profit / (loss) before exceptional item and tax (3+4)**	**(7,138)**	**478**	**(421)**	**(12,297)**	**4,733**	**7,592**
6	Less: Exceptional item (Refer note 6)	770	-	-	770	-	-
7	**Profit / (loss) before tax (5-6)**	**(7,908)**	**478**	**(421)**	**(13,067)**	**4,733**	**7,592**
8	Tax Expense	**(1,204)**	**(18)**	**1,886**	**(1,676)**	**4,291**	**5,118**
	- Current tax	1,078	1,447	1,667	2,775	5,282	5,011
	- Deferred tax (credit) / charge	(2,282)	(1,465)	219	(4,451)	(991)	107
9	**Profit / (loss) for the Period/ Year (7-8)**	**(6,704)**	**496**	**(2,307)**	**(11,391)**	**442**	**2,474**
10	**Other comprehensive (Expense) / Income**						
	Items that will not be reclassified to Profit and Loss						
	Re-measurement gain/(losses) on defined benefit plan	(218)	(174)	13	(395)	(90)	(53)
	Income tax effect on above	80	45	(3)	125	16	10
	Other comprehensive Income / (Expenses) net of tax	**(138)**	**(129)**	**10**	**(270)**	**(74)**	**(43)**
11	**Total comprehensive Income/ (Loss) for the period / year**	**(6,842)**	**367**	**(2,297)**	**(11,661)**	**368**	**2,431**
12	**Net Profit / (Loss) attributable to**						
	-Owner's of the parent	(6,278)	544	(2,186)	(10,676)	757	2,162
	-Non-controlling interest	(426)	(48)	(121)	(715)	(315)	312
13	**Other comprehensive income / (loss) for the period / year attributable to**						
	-Owner's of the parent	(143)	(117)	11	(263)	(80)	(47)
	-Non-controlling interest	5	(12)	(1)	(7)	6	4
14	**Total comprehensive income / (loss) for the period / year attributable to**						
	-Owner's of the parent	(6,421)	427	(2,175)	(10,939)	677	2,115
	-Non-controlling interest	(421)	(60)	(122)	(722)	(309)	316
15	**Paid-up equity share capital - Face value of Rs. 10 per share**	20,591	20,591	13,965	20,591	13,965	16,749
16	**Other Equity (excluding revaluation reserve)**	-	-	-	-	-	231,371
17	**Earnings per share (EPS)* - Face value of Rs. 10 each**						
	(a) Basic EPS (in Rs.)	(3.05)	0.26	(1.57)	(5.51)	0.54	1.54
	(b) Diluted EPS (in Rs.)	(3.04)	0.26	(1.57)	(5.50)	0.54	1.54
	*not annualised except for the year ended 31 March 2025.						

kkc & associates llp Chartered Accountants

Kalpataru Limited

Parag Munot

Kalpataru Limited
CIN No. L45200MH1988PLC050144
Registered Office: 91, Kalpataru Synergy, Opp. Grand Hyatt, Santacruz (E), Mumbai, India 400 055
Email: investor.cs@kalpataru.com
Website: www.kalpataru.com

Notes to the unaudited Consolidated Financial Results for the Quarter and Nine months ended 31 December, 2025

1 The above unaudited consolidated financial results have been prepared in accordance with the recognition and measurement principles laid down in Indian Accounting Standards (Ind AS) as prescribed under Section 133 of the Companies Act, 2013 ('the Act'). read with the Companies (Indian Accounting Standards) Rules, 2015, as amended from time to time, and other accounting principles generally accepted in India as per Regulation 33 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, as amended, and are in accordance with the recognition and measurement principles laid down in Indian Accounting Standards.

2 These unaudited consolidated financial results of the Company for the quarter and nine months ended 31 December 2025 have been reviewed by the Audit Committee and approved by the Board of Directors at their respective meetings held on 06 February 2026 and have been subjected to limited review by the Statutory Auditors of the Company who have issued an unmodified conclusion on these unaudited consolidated financial results.

3 The financial information for the quarter ended 31 December 2024 are the balancing figures between the audited special purpose financial information in respect of nine months ended 31 December 2024 and half year ended 30 September 2024.

4 The Nomination and Remuneration Committee, at its meeting held on 06 June 2025, approved the grant of 15,94,100 employee stock options under the 'Kalpataru Limited Employee Stock Options Scheme 2024' ("ESOS 2024" / "the Scheme"), such option convertible into one fully paid-up equity share of the Company, aggregating to not more than 15,94,100 equity shares, at an exercise price of Rs. 306/- per option. The Scheme provides for the grant of stock options to eligible employees and directors of the Group. In accordance with Ind AS 102 — Share-based Payment, an expense of Rs. 1,263 Lakhs has been recognised in the Consolidated Statement of Profit and Loss for the nine months ended, based on the fair value of the options granted.

5 **The Utilisation of net IPO proceeds is summarized below :-** **(Rs. in Lakhs)**

Particulars	Proceeds	Utilization As on 31 December 2025	Balance / Unutilized
Repayment/prepayment, in full or in part, of certain borrowings			
a) Kalpataru Limited (The Company)	33,326	33,326	-
b) Subsidiary	85,924	85,924	-
General corporate purpose	31,136	31,132*	4
Issue expenses	8,614	5,481	3,133
Total	**159,000**	**155,863**	**3,137**

*After netting off interest income earned on temporary investments in Fixed Deposits, which has been credited to the Monitoring Account.

6 On 21 November 2025, the Government of India notified the provisions of the Labour Codes, which consolidate twenty nine existing labour laws into a unified framework governing employee benefits during and after employment. Among other changes, the Codes introduce a uniform definition of wages and revise certain employee entitlements. The Group has evaluated and disclosed the incremental impact of these changes based on the position presently ascertainable, in line with the guidance issued by the Institute of Chartered Accountants of India. The resulting incremental impact of Rs. 770 lakhs, relating to gratuity and leave encashment, has been presented as an exceptional item and primarily arises due to the revised wage definition. The Group continues to monitor the finalisation of Central and State rules, as well as any further clarifications issued by the Government, and will incorporate any additional accounting implications as required in future periods.

7 The Group is primarily engaged in the business of real estate development, which is considered as the only reportable business segment. Further, the revenue of the Company is derived primarily from sale of residential units. Also, the Group operates within India and does not have operation in economic environments with different risks and returns. Hence, it is considered operating In a single geographical segment. Accordingly, there are no other separate reportable segments in terms of Ind AS 108 on 'Operating Segment".

For and on behalf of the Board of Directors of Kalpataru Limited

kkc & associates llp
OT
Chartered Accountants

Kalpataru Limited

Parag Munot

Parag M. Munot
Managing Director
(DIN : 00136337)

Place: Mumbai
Date: 06 February 2026

ANNEXURE B

Sr. No.	Particulars	Details
1.	Type of securities proposed to be issued (viz. equity shares, convertibles, etc.)	Senior, Secured, Unlisted, Redeemable, Non-Convertible Debentures
2.	Type of issuance (further public offering, rights issue, depository receipts (ADR/GDR), qualified institutions placement, preferential allotment etc.)	Private placement
3.	Total number of securities proposed to be issued or the total amount for which the securities will be issued (approximately)	Issuance of NCDs up to an aggregate amount of ₹ 350,00,00,000/- (Indian Rupees Three Hundred and Fifty Crores Only)
4.	Size of the issue	Aggregate amount up to ₹ 350,00,00,000/- (Indian Rupees Three Hundred and Fifty Crores Only) in one or more tranches
5.	Whether proposed to be listed? If yes, name of the stock exchange(s)	No, the NCDs will be unlisted
6.	Tenure of the instrument - date of allotment and date of maturity	6 years, the NCDs may be redeemed wholly or partially after the lock in period.
7.	Coupon/interest offered, schedule of payment of coupon/interest and principal	6% per annum; Coupon shall be payable quarterly, after coupon servicing moratorium ends; Principal repayment shall be made in equal quarterly instalments post the completion of principal moratorium period.
8.	Charge/security, if any, created over the assets	The NCDs will be secured by way of following securities: • First charge over development rights and receivables from the residential project held by the Company • First charge over land owned by Prime Properties Private Limited ("**PPPL**"), (Promoter group entity) and receivables from the project developed over the said land. • Corporate Guarantee by PPPL • And such other securities as may be mutually agreed between the parties. •
9.	Special right/interest/privileges attached to the instrument and changes thereof	Nil

10.	Delay in payment of interest / principal amount for a period of more than three months from the due date or default in payment of interest / principal	Default interest of 2% per annum
11.	Details of any letter or comments regarding payment/non-payment of interest, principal on due dates, or any other matter concerning the security and /or the assets along with its comments thereon, if any;	Nil
12.	Details of redemption of debentures indicating the manner of redemption (whether out of profits or out of fresh issue);	Manner of redemption shall be determined by the Board of Directors of the Company.