January 06, 2024

To,

BSE Limited The Corporate Relationship Department 1st Floor, P.J. Towers, Dalal Street Fort, Mumbai – 400 001 **Scrip Code: 532799**	**National Stock Exchange of India Limited** The Listing Department Exchange Plaza, Bandra Kurla Complex Bandra (East), Mumbai – 400 051 **Symbol: HUBTOWN**

Sub: Disclosures of defaults on payment of interest / repayment of principal amount on loans from banks / financial institutions.

Ref: SEBI Circular: SEBI/HO/CFD/CMD1/CIR/P/2019/140 dated November 21, 2019

Dear Sir / Madam,

With reference to the above stated subject and in compliance with SEBl Circular No: SEBI/HO/CFD/CMD1/CIR/P/2019/140 dated November 21, 2019, please find enclosed herewith disclosure as on December 31, 2023 as per the prescribed format.

This is for your information and record.

Thanking you,

Yours faithfully,
For **Hubtown Limited**

SADANAND SITARAM LAD

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Date: 2024.01.06 10:22:51 +05'30'

Sadanand Lad
Company Secretary & Compliance Officer

Encl: as above

Disclosure under C1:

a. For loans including revolving facilities like cash credit from banks / financial institutions

<table>
<tr><th>Sr. No</th><th>Type of disclosure</th><th>Details</th></tr>
<tr><td>1.</td><td>Name of the Listed entity</td><td>Hubtown Limited</td></tr>
<tr><td>2.</td><td>Date of making the disclosure</td><td>31-12-2023</td></tr>
<tr><td>3.</td><td>Nature of obligation</td><td>Term Loan/Overdraft facilities</td></tr>
<tr><td>4.</td><td>Name of the Lender(s)</td><td>i) Canara Bank
ii) Invent Assets Securitisation & Reconstruction Pvt. Ltd
iii) Union Bank of India
iv) Punjab National Bank (Erstwhile United Bank of India)
v) Edelweiss Investment Advisor Limited
vi) Anand Rathi Global Finance Limited</td></tr>
<tr><td>5.</td><td>Date of default</td><td>i) Canara Bank – 13.04.2018</td></tr>
<tr><td>6.</td><td>Current default amount (break-up of principal and interest in INR Crore)</td><td>
<table>
<tr><th rowspan="2">Lender name</th><th colspan="2">Default Amount as on 31.12.2023 (In Crores)</th></tr>
<tr><th>Principal</th><th>Interest</th></tr>
<tr><td>Canara Bank</td><td>12.69</td><td>18.52</td></tr>
<tr><td>Total</td><td>12.69</td><td>18.52</td></tr>
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</td></tr>
<tr><td>7.</td><td>Details of the obligation (total principal amount in INR Crore, tenure, interest rate, secured / unsecured etc.)</td><td>
<table>
<tr><th>Lender name</th><th>Principal Amount (In Crores)</th><th>Tenure</th><th>Interest Rate</th><th>Secured /Unsecured</th></tr>
<tr><td>Canara Bank</td><td>12.69</td><td>Nil</td><td>17.50% p.a. Including 2% Penal Interest</td><td>Secured</td></tr>
<tr><td>Invent Assets Securitisation & Reconstruction Pvt. Ltd.</td><td>55.47</td><td>4 years</td><td>15% p.a. on default in installments on monthly rest</td><td>Secured</td></tr>
<tr><td>Union Bank of India</td><td>77.17</td><td>18 months</td><td>8.65% p.a</td><td>Secured</td></tr>
<tr><td>Punjab National Bank (Erstwhile United Bank of India)</td><td>25.18</td><td>12 months</td><td>9.35% p.a.</td><td>Secured</td></tr>
<tr><td>Edelweiss Investment Advisor Limited</td><td>110.93</td><td>12 months</td><td>With an option to purchase the property</td><td>Secured</td></tr>
<tr><td>Anand Rathi Global Finance Limited</td><td>21.28</td><td>6 months</td><td>15.00% p.a.+ 3% Penal Interest</td><td>Secured</td></tr>
<tr><td>Total</td><td>302.72</td><td></td><td></td><td></td></tr>
</table>
</td></tr>
<tr><td>8.</td><td>Total amount of outstanding borrowings from Banks / financial institutions (in INR Crore)</td><td>413.90 Crores</td></tr>
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SADANAND SITARAM LAD

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9.	Total financial indebtedness of the listed entity including short-term and long-term debt (in INR Crore)	413.90 Crores

Disclosure under C2:

a. For Any loan including revolving facilities like cash credit from banks / financial institutions where the default continues beyond 30 days or
b. There is any outstanding debt security under default.

S. no.	Particulars	in INR crore
1.	**Loans / revolving facilities like cash credit from banks / financial institutions**	
A.	Total amount outstanding as on date	413.90 Crores
B.	Of the Total amount outstanding, amount of default as on date	31.21 Crores
2.	**Unlisted debt securities i.e. NCDs and NCRPS**	
A.	Total amount outstanding as on date	Nil
B.	Of the total amount outstanding, amount of default as on date	Nil
3.	**Total financial indebtedness of the listed entity including short-term and long-term debt**	413.90 Crores

SADANAND SITARAM LAD Digitally signed by SADANAND SITARAM LAD Date: 2024.01.06 10:23:39 +05'30'