

Dated: 13th May 2024

The Secretary

BSE Ltd.
 Phiroz Jeejeebhoy Towers
 Dalal Street, Mumbai-400001

Sub: Intimation of Payment of Interest of Debentures

Dear Sir,

Pursuant to Regulation 57(1) of SEBI (Listing Obligations and Disclosure Requirement Regulations), 2015, the Exchange is hereby informed that the company has paid INR 18,00,00,000/- (Rupees Eighteen Crores) to International Finance Corporation today i.e. on 13th May, 2024 **against interest payment** of Non- Convertible Debentures (NCDs) listed on your Exchange, details of which are as follows:

- A.) Whether Interest payment/redemption payment made: **Interest Payment**
 B.) Details of interest payments:

Sl. No.	Particulars	Details
1.	ISIN	INE365D08026
2.	Debenture Series	Series 8%AHL 2041
3.	Issue Size	INR 97 Crores/- (Rs. 97 Crores divided into 970 NCDs of Rs. 10,00,000/- each)
4.	Interest Amount to be paid on due date	INR 18,00,00,000/- (Rupees Eighteen Crores)
5.	Frequency – monthly/quarterly	Quarterly (Payment contingent upon project returns as decided by the Distribution Committee)
6.	Change in frequency of payment, if any	Not applicable
7.	Details of such change	Not applicable
8.	Interest payment record date	25 th April 2024
9.	Due Date for interest payment	13 th May 2024
10.	Actual Date of Interest payment	13 th May 2024
11.	Amount of Interest paid	INR 18,00,00,000/- (Rupees Eighteen Crores)
12.	Date of last interest payment	18 th September 2023
13.	Reason for non-payment/delay in payment	Not Applicable

Ashiana Housing Ltd.

304, Southern Park, Saket District Centre,
 Saket, New Delhi – 110 017
 CIN: L70109WB1986PLC040864
 Regd. Office: 11G Everest, 46/C Chowringhee Road, Kolkata – 700 071
 011-42654265, Email: investorrelations@ashianahousing.com
 Website: www.ashianahousing.com

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C.) Details of redemption payments: **Not Applicable as only interest payment is made.**

Sl. No.	Particulars	Details
1.	ISIN	INE365D08026
2.	Debenture Series	Series 8%AHL 2041
3.	Type of redemption (full/partial)	N.A.
4.	If partial redemption, then	
	a. By face value redemption	N.A.
	b. By quantity redemption	N.A.
5.	If redemption is based on quantity, specify, whether on:	
	a. Lot basis	Not applicable
	b. Pro-rata basis	
6.	Reason for redemption (call, put, premature redemption, maturity, buyback, conversion, others (if any))	Please note that since the amount of principal and interest to be paid is contingent upon the “distributable surplus” which is decided by the Distribution Committee, as per the terms of the Debenture Trust Deed dated 04th May 2021. Accordingly, the Distribution Committee in its meeting held on 09th May 2024 decided that the payment will be made only towards interest. No amount will be paid towards principal due to non-availability of sufficient Distributable Surplus. Therefore, only interest amount is paid.
7.	Redemption date due to put option (if any)	Not applicable
8.	Redemption date due to call option (if any)	Not applicable
9.	Quantity redeemed (no. of NCDs)	Not applicable (As redemption is by face value)
10.	Due date of redemption/ maturity	N.A.
11.	Actual date of redemption	N.A.
12.	Principal Amount redeemed	N.A.
13.	Premium paid on Redemption (Rs.)	Nil
13.	Outstanding Amount (Rs.)	INR 97,00,00,000/- (Rupees 97 Crores) – INR 10,00,000/- per NCD
14.	Date of last interest payment	18th September 2023

You are requested to take the said submission on your record.

Thanking you,

For **Ashiana Housing Ltd.**

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Nitin Sharma

(Company Secretary & Compliance Officer)

Mem No: ACS 21191

Dated: 13th May 2024

The Secretary

The National Stock Exchange of India Limited
 Exchange Plaza, Bandra Kurla Complex
 Bandra (E) Mumbai – 400 051

Sub: Intimation of Payment of Interest and Redemption of Debentures

Dear Sir,

Pursuant to Regulation 57(1) of SEBI (Listing Obligations and Disclosure Requirement Regulations), 2015, the Exchange is hereby informed that the company has paid INR 18,00,00,000/- (Rupees Eighteen Crores) to International Finance Corporation today i.e. on 13th May, 2024 **against interest payment** of Non- Convertible Debentures (NCDs) listed on BSE Ltd, details of which are as follows:

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 B.) Details of interest payments:

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1.	ISIN	INE365D08026
2.	Debenture Series	Series 8%AHL 2041
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11.	Actual date of redemption	N.A.
12.	Principal Amount redeemed	N.A.
13.	Premium paid on Redemption (Rs.)	Nil
13.	Outstanding Amount (Rs.)	INR 97,00,00,000/- (INR 97 Crores) – INR 10,00,000/- per NCD
14.	Date of last interest payment	18th September 2023

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(Company Secretary & Compliance Officer)

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