

ASHIANA HOUSING LIMITED

Regd. Off. : 11G, Everest, 46/C, Chowringhee Road, Kolkata - 700071
 Head off. : 304, Southern Park, Saket District Centre, Saket, New Delhi - 110017
 Telephone number : 011-42654265, Fax : 011-42654200
 Official email : investorrelations@ashianahousing.com
 Website : www.ashianahousing.com
 CIN : L70109WB1986PLC040864

UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED ON 30th, JUNE 2020

(Rs. in Lakhs except stated otherwise)

Sl. No.	Particulars	Standalone			
		Quarter ended (Unaudited)	Quarter ended (Unaudited)	Quarter ended (Audited) Refer Note 7	Year ended (Audited)
		30.06.2020	30.06.2019	31.03.2020	31.03.2020
1	Income from Operations				
	(a) Net sales/Income from operations	2,523	5,273	8,226	25,808
	(b) Income from Partnership Firm	163	53	281	422
	(c) Other income	169	246	419	1,143
	Total income	2,855	5,572	8,926	27,373
2	Expenses:				
	(a) Project Expenses	1,535	3,358	4,505	14,148
	(b) Purchases of land/development rights	423	847	2,177	4,085
	(c) Change in inventories	(307)	(275)	(891)	728
	(d) Employee benefits expense	536	647	628	2,478
	(e) Depreciation and amortisation expenses	221	181	208	905
	(f) Finance Costs	241	338	324	1,349
	(g) Other Expenses	504	1,230	1,580	5,586
	Total Expenses	3,152	6,325	8,531	29,279
3	Profit/ (Loss) before Exceptional items and Tax (1-2)	(297)	(754)	395	(1,907)
4	Exceptional Items	-	-	1,739	1,739
5	Profit/ (Loss) before Tax (3-4)	(297)	(754)	(1,344)	(3,646)
6	Tax expenses	(57)	(278)	(478)	(827)
7	Net profit/ (Loss) for the Period (5-6)	(241)	(475)	(866)	(2,819)
8	Other comprehensive income/[Expense] (Net of Tax)	49	43	(69)	37
9	Non controlling interest	-	-	-	-
10	Total Other Comprehensive Income (7+8+9)	(191)	(432)	(935)	(2,782)
11	Paid-up equity share capital (Face Value of ₹ 2/- each)	2,047	2,047	2,047	2,047
12	Other Equity	-	-	-	73,378
13.i	Earnings per share (before extraordinary items) (of ₹ 2/- each) (not annualised):				
	(a) Basic	(0.19)	(0.42)	(0.91)	(2.72)
	(b) Diluted	(0.19)	(0.42)	(0.91)	(2.72)
13.ii	Earnings per share (after extraordinary items) (of ₹ 2/- each) (not annualised):				
	(a) Basic	(0.19)	(0.42)	(0.91)	(2.72)
	(b) Diluted	(0.19)	(0.42)	(0.91)	(2.72)

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For Ashiana Housing Ltd.

Director

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UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED ON 30th, JUNE 2020

(Rs. in Lakhs except stated otherwise)

Sl. No.	Particulars	Consolidated			
		Quarter ended (Unaudited)	Quarter ended (Unaudited)	Quarter ended (Audited) Refer Note 7	Year ended (Audited)
		30.06.2020	30.06.2019	31.03.2020	31.03.2020
1	Income from Operations				
	(a) Net sales/Income from operations	3,600	6,333	8,041	29,051
	(b) Income from Partnership Firm	18	74	384	532
	(c) Other income	201	269	534	1,373
	Total income	3,819	6,676	9,859	31,755
2	Expenses:				
	(a) Project Expenses	1,553	3,358	4,505	14,148
	(b) Purchases of land/development rights	423	847	2,177	4,085
	(c) Change in inventories	(325)	(275)	(891)	728
	(d) Employee benefits expense	828	930	944	3,633
	(e) Depreciation and amortisation expenses	223	183	211	915
	(f) Finance Costs	242	340	325	1,356
	(g) Other Expenses	1,220	2,123	2,220	9,089
	Total Expenses	4,164	7,506	9,491	33,955
3	Profit/ (Loss) before Exceptional items and Tax (1-2)	(345)	(830)	368	(2,199)
4	Exceptional Items	-	-	1,739	1,739
5	Profit/ (Loss) before Tax (3-4)	(345)	(830)	(1,371)	(3,938)
6	Tax expenses	(18)	(280)	(559)	(915)
7	Net profit/ (Loss) for the Period (5-6)	(327)	(550)	(812)	(3,024)
8	Other comprehensive income/(Expense) (Net of Tax)	98	63	(52)	129
9	Non controlling interest	-	-	(1)	-
10	Total Other Comprehensive Income (7+8+9)	(229)	(487)	(863)	(2,895)
11	Paid-up equity share capital (Face Value of ₹ 2/- each)	2,047	2,047	2,047	2,047
12	Other Equity	-	-	-	72,930
13.i	Earnings per share (before extraordinary items) (of ₹ 2/- each) (not annualised):				
	(a) Basic	(0.22)	(0.48)	(0.84)	(2.83)
	(b) Diluted	(0.22)	(0.48)	(0.84)	(2.83)
13.ii	Earnings per share (after extraordinary items) (of ₹ 2/- each) (not annualised):				
	(a) Basic	(0.22)	(0.48)	(0.84)	(2.83)
	(b) Diluted	(0.22)	(0.48)	(0.84)	(2.83)

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For Ashiana Housing Ltd.

Director

STATEMENT OF ASSETS & LIABILITIES

(RS. In Lakhs)

PARTICULARS	Standalone	Consolidated
	As on	As on
	30.06.2020	30.06.2020
	Unaudited	Unaudited
A ASSETS		
1 Non-current assets		
a Property, plant and equipment	5,235	5,296
b Investment property	6,124	6,184
c Goodwill	-	0
d Other Intangible assets	50	51
e Intangible Assets under Development	34	34
f Leased Assets	1,295	1,295
g Financial assets		
(i) Investment in subsidiaries	327	-
(ii) Investments others	3	4
(iii) Deposits with Banks	2,751	2,751
(iv) Other financial assets	426	426
h Deferred tax Assets (Net)	1,005	1,004
	17,252	17,045
2 Current assets		
a Inventories	62,131	62,171
b Financial assets		
(i) Investment in subsidiaries / joint ventures	3,251	3,246
(ii) Investments others	1,193	3,005
(iii) Trade receivables	1,917	3,360
(iv) Cash and cash equivalents	1,906	5,010
(v) Other Bank Balance	1,737	1,737
(vi) Other financial assets	5,518	5,612
c Current tax assets (Net)	339	401
d Other current assets		
(i) Trade advance and deposits	7,841	7,476
(ii) EWS/LIG units	1,948	1,948
(iii) Others	3,395	3,395
	91,177	97,361
TOTAL - ASSETS	1,08,428	1,14,406
B EQUITY AND LIABILITIES		
1 Equity		
a Equity Share capital	2,047	2,047
b Other Equity	73,187	72,701
c Non Controlling Interest	-	2
	75,234	74,750
2 Liabilities		
A Non-current liabilities		
a Financial liabilities		
(i) - Borrowings	5,949	5,949
(ii) - Other financial liabilities	1,264	3,787
b Provision	337	467
	7,551	10,204
B Current liabilities		
a Financial liabilities		
(i) Borrowings	477	477
(ii) Trade Payable		
- Dues of micro enterprises and small enterprises	103	119
- Dues of creditors other than micro enterprises and small	1,252	1,723
(iii) - Other financial liabilities	4,827	5,310
b Other Current liabilities		
(i) - Advance From Customers	18,681	19,711
(ii) - Other	171	1,975
c Provisions	133	137
	25,644	29,452
TOTAL - EQUITY AND LIABILITIES	1,08,428	1,14,406

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Director

Notes on Accounts:

- 1 The above unaudited financial results are published in accordance with Regulations 33 of the SEBI (Listing Obligations & Disclosure Requirements) Regulations, 2015, have been reviewed by the Audit Committee and approved by the Board of Directors at their meeting held on 11th August, 2020. These financial results are in accordance with the Indian Accounting Standards (IND AS) as prescribed under Section 133 of the Companies Act 2013, read with rule 3 of the Companies (Indian Accounting Standards) Rules, 2015 and Companies (Indian Accounting Standards) (Amendment Rules), 2016.
- 2 Method of accounting for recognition of revenue in respect of Real Estate Projects is:
In accordance with the principles of Ind AS 115, revenue in respect of real estate project is recognised on satisfaction of Performance obligation at a point in time by transferring a promised good or services (i.e. an asset) to a customer and the customer obtains control of that asset.
The satisfaction of performance obligation and the control thereof is transferred from the company to the buyer upon possession or upon issuance of letter for offer of possession ("deemed date of possession"), whichever is earlier, subject to certainty of realisation.
- 3 The consolidated financial results includes financial results of following subsidiaries, associates and joint ventures:
Subsidiaries:
 - 1 Ashiana Maintenance Services LLP
 - 2 Latest Developers Advisory Ltd
 - 3 Topwell Projects Consultants Ltd.
 - 4 Ashiana Amar Developers
 - 5 Kairav Developers Ltd.**Associates and Joint Ventures:**
 - 1 Ashiana Greenwood Developers
 - 2 Megha Colonizers
 - 3 Ashiana Manglam Builders
 - 4 Vista Housing
 - 5 Ashiana Manglam Developers Retired (w.e.f 31.03.2020)

4 SEGMENT INFORMATION

A. Basis of Segmentation

Factors used to identify the entity's reportable segments, including the basis of organisation for management purposes the Company has only one reportable segments namely "development of real estate property". The Board of Directors of the Company acts as the Chief Operating Decision Maker ("CODM"). The CODM evaluates the Company's performance and allocates resources based on an analysis of various performance indicators.

B. Geographical Information

The geographic information analyses the Company's revenue and Non-Current Assets by the Company's country of domicile and other countries. As the Company is engaged in development of real estate property in India, it has only one reportable geographical segment.

Therefore, the segment revenue, segment results, segment assets, segment liabilities, total cost incurred to acquire segment assets, depreciation charge are all as is reflected in the financial statements.

- 5 Exceptional Item represents abnormal selling costs which, in the view of the management, are in excess of the standard cost in the present market scenario and does not have enduring benefit to the company in terms of future sales and hence, has been charged off to the Statement of Profit and Loss in the quarter ended 31 March 2020.
- 6 The company has considered the probable effects of COVID-19 in preparation of the Interim financials results on matter like assessment of liquidity, going concern assumptions, recoverable values of its financials and non-financials assets, impact on revenues etc. The company has relied on internal and certain external sources of information while finalizing various estimates in relation to its financial results. The company is closely monitoring any material changes in future economic conditions. However, certain expenses are lower in the current quarter as compared to corresponding quarter of previous year due to COVID related situation.
- 7 The Figures for the quarter ended 31st March 2020 are the balancing figures between the audited figures in respect of the full financial year ended 31st March 2020, and the published unaudited year to date figures upto the third quarter of the previous financial year, which were subject to Limited Review.
- 8 Figures for the previous periods have been regrouped and rearranged wherever necessary.
- 9 The number of investor's complaint received during the quarter ending on 30th June, 2020 was Nil.

Place : New Delhi
Date : 11th August, 2020

For ASHIANA HOUSING LIMITED



VARUN GUPTA
(WHOLE TIME DIRECTOR)

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